

City of Salem, Massachusetts



**"Know Your Rights Under the Open Meeting Law, M.G.L. c. 30A ss. 18-25 and  
City Ordinance Sections 2-2028 through 2-2033."**

The City Council Committee on Ordinances, Licenses and Legal Affairs co-posted with the Committee of the Whole  
met in the Council Chamber on Thursday November 4, 2021 at 6:03 P.M.  
for the purpose of discussing the matters(s) listed below. Notice of this meeting was posted on  
October 26, 2021 at 9:00 A.M.

(This meeting is being recorded)

**ATTENDANCE**

**ABSENT WERE:** Councilor Sargent, Councilor Dominguez

**Also in Attendance from the Committee of the Whole:** Councilor Riccardi

**Also in Attendance:** Amanda Chiancola, Deputy Director of Planning; Stephen Cortes, Director of Assessing; Victoria Caldwell, Assistant City Solicitor

**SUBJECT(S)**

#69 Home Rule Petition Tax Exemptions for ADU rental properties

Ms Chiancola reviews the language of the Home Rule Petition with the Committee.

Councilor Prosniewski asks if the 70% affordability (Section 4) refers to the Area Median Income, as a Boston suburb. Ms. Chiancola explains that it is based on the Fair Market Rent, which is also regional, and is updated annually. A Studio would rent for no more than \$1219.40, a 1-bedroom for \$1346.80, and a 2-bedroom for \$1635.20. These are the figures for 70% of the Fair Market Rent.

Councilor Prosniewski asks how the tax is calculated if you add an addition to your house. Is it based on the additional square footage with the additional footprint.

Ms Chiancola explains that the addition would be taxed as living space, not as an accessory dwelling unit. The value of the kitchen and bathroom would not be included in the assessment.

Councilor Prosniewski moves to return this Home Rule Petition for Tax Exemptions for ADU Rental Properties to the Council with a positive recommendation for approval, seconded by Councilor Hapworth. Passes 3-0 (2 absent).

On the motion of C. Prosniewski the meeting adjourned at 6:13 P.M.

A handwritten signature in cursive script, appearing to read "Patricia Mises", written over a horizontal line.

(Chairperson)