

BOARD OF ASSESSMENT APPEALS

Town of Colchester
127 Norwich Avenue
Colchester, CT 06415
(860) 537-7205

MEETING MINUTES

- Meeting Date:** Saturday March 12, 2016
- Meeting Location:** Town Hall, 127 Norwich Avenue, Meeting Room 1
- Members Present:** Denise Turner, Andrew Cournoyer, Rick Konon
- Members Absent:** None

The meeting was called to order At 9:11am by Denise Turner.

Item #2 on the agenda: to approve the minutes from the March 7, 2016 meeting.

Andrew Cournoyer made a motion to accept the minutes. Rick Konon seconded the motion. The minutes from the March 7, 2016 meeting were accepted.

Item # 3 on the agenda: to hear citizens comments.

There were no citizens present to give comments.

Item #4 on the agenda: to conduct scheduled hearings in regards to the **2015 Grand List** specific to Real Estate and (Business) Personal Property, and the 2014 Supplemental Motor Vehicle registered motor vehicles only.

1). **Tearice Peters**, appealed the assessed value applied to personal property MV Account. Brief discussion regarding condition of motor vehicle and past board decision.

The following decision(s) were made with regards to the March 5, 2016 appeal hearing(s):

1). Anna Fahy, on behalf of **Warm Hands Shiatsu Therapy**, to received reduced assessment to: 1750. Rick Konon made motion. Andrew Cournoyer seconded. All in favor. The motion carried.

Scheduled hearings in regards to the **2015 Grand List** specific to Real Estate and (Business) Personal Property, and the 2014 Supplemental Motor Vehicle registered motor vehicles only **continued as follows:**

2). David J.D. Evans, Esq., Damion Williams, Finance Manager, Joanne Flynn, Program Director, Pam DonAroma, Executive Director, on behalf of **Futures Inc.** appealed to have real property located at 119-121 Lebanon Ave., Assessor's Map 22 Lot 24, receive tax exemption. Brief discussion regarding non-profit, support of adults with disabilities within the community, day program and filing for exemption.

3). **Ralph and Laurie Govoni**, appealed assessed value of personal property located at 83 Cirillo Drive. Brief discussion regarding taxable property, use and value of equipment.

4). Mike Baldi, on behalf of **Baldi Real Estate Valuation**, appealed the assessed value of personal property located at 79C Norwich Ave. Brief discussion regarding filing of personal property declarations, type of business, itemized list and values.

5). Elizabeth and Mark Gillman, of **Cato Corner Farms**, located at 178 Cato Corner Rd. appealed to have farm exemption applied to personal property account. Brief discussion regarding farm operations, length of time in Colchester, filing deadlines pertaining to personal property declarations and exemption applications.

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The following decision(s) were made with regards to the March 5, 2016 appeal hearing(s):

- 2). **Janice Adams**, Williams Rd. Assessor's Map 5-12 Lot 1, to have 4.5 acres classified as farm land (Total Assessed value of real property 64,690). Andrew Cournoyer made motion. Rick Konon seconded. All in favor. The motion carried.
- 3). **Gloria Priam and Vineyards LLC**, 11 Shailor Hill Rd. Assessor's Map 5-14 Lot 36-4, to have additional 2 acres classified as farm land (Total Assessed value of real property 398,280). Rick Konon made motion. Andrew Cournoyer seconded the motion. All in favor. The motion carried.
- 4). James Melillo, 314 Westchester Rd. Assessor's Map 4W-11 Lot 36 to receive reduced appraised value to \$207,800 (Total Assessed Value of real property 145,500). Rick Konon made motion. Andrew Cournoyer seconded. All in favor. The motion carried.

Scheduled hearings in regards to the **2015 Grand List** specific to Real Estate and (Business) Personal Property, and the 2014 Supplemental Motor Vehicle registered motor vehicles only **continued as follows:**

- 6). Terrence Hickey, on behalf of **The Arc New London County Inc.**, appealed to have real property located at 71 Harbor Rd. Assessor's Map 5-2 Lot 14, receive tax exemption. Brief discussion regarding group home, 24 supervisory care, funding, DSS room and board rates and locations.
- 7). **Robert Ferrara**, appealed assessed value of personal property. Brief discussion regarding former employment, current retirement and type of license held.
- 8). **Norman and Madelyn Legault**, appealed assessed value of real property 133 Chestnut Hill Rd. Assessor's Map 4E-5 Lot 6-2A. Brief discussion regarding square footage adjustment after inspection.
- 9). Wayne Crossway, on behalf of **Alarm Etc.** appealed assessed value applied to personal property account. Brief discussion regarding employment and bank account.
- 10). David and Denise Mathieu, on behalf of **Wolf Brook Farms**, appealed the assessed value applied to personal property. Brief discussion regarding type of farm operations, farm equipment, filing of personal property declarations, farm exemptions, and state statutes. The Board of Assessment Appeals requests an inspection of the property by the Assessor's Office.

The following decision(s) were made with regards to the March 12, 2016 appeal hearing(s):

- 1). **Tearice Peters**, personal property MV Account to receive reduced assessment to 500. Andrew Cournoyer made motion. Rick Konon seconded the motion. All in favor. The motion carried.

Item #5 on the agenda: Additions.

Denise Turner made motion to hold another March BAA meeting on Saturday March 19, 2016 to complete their duties. Rick Konon seconded the motion. All in favor. Motion Carried.

Item #6 on the agenda: Adjourn.

Andrew Cournoyer made motion to adjourn. Rick Konon seconded the motion. All in favor. The meeting adjourned at 1:41 PM.

Respectfully,

Rochelle Lambert
Rochelle Lambert CCMA II, AAT
Clerk, BAA