



## TOWN OF NEWTOWN

Board of Assessment Appeals  
Minutes of Meeting of March 23, 2015

### THESE MINUTES ARE SUBJECT TO APPROVAL BY THE BOARD OF ASSESSMENT APPEALS

A Board of Assessment Appeals was held on Monday, March 23, 2015 at 6:00 p.m. in Meeting Room #3, Newtown Municipal Center, 3 Primrose Street, Newtown, Connecticut

Members Present: Maureen Crick Owen, James McFarland and Marianne Brown (Chairman)  
Staff Present: Lynn Kovack (Clerk), Penny Mudgett (Tax Assessor), Rick Vitale (Deputy Tax Assessor)

Marianne Brown called the meeting to order at 6:00 p.m.

#### **Acceptance of Minutes:**

**December 15, 2014 Minutes:** Approved with revision of Title Date to be changed from December 15, 2015 to December 15, 2014 (M) James (2<sup>nd</sup>) Maureen- All approved

**March 9, 2015 Minutes:** Approved with revision to change Robert Buscher address from 118 Suzie Drive to 68 Suzie Drive (M) Maureen (2<sup>nd</sup>) James- All Approved

**March 16, 2015 Minutes:** Approved (M) Maureen (2<sup>nd</sup>) James- All Approved

#### **New Business**

##### **The Board administered oaths and took statements from the following:**

- Dario & Laura Solano – 5 Brandywine Lane for excessive tax increase
- Rudy Magnan – 60 Watkins Drive for excessive tax increase
- Vincent & Mary O'Donnell – 54 Watkins Drive for excessive tax increase
- Sharon & Bernie Cohen – 52 Watkins Drive for excessive tax increase
- Christopher & Susan O'Brien – 8 Merlins Lane for excessive tax increase
- Lawrence & Daphne Weston – 2 Bridle Path Trail for excessive tax increase
- Edward Lundbladt – 130 & 151 Lakeview Terrace for excessive tax increase
- John Neuhoff – 48 Algonquin Trail, 46 Cedarhurst Trail, 65 Lakeview Terrace, 47 Lakeview Terrace and 59 Lakeview Terrace all for excessive tax increase
- Michael Mathison – 29 Mohawk Trail – Applicant did not show for their scheduled appointment

No action was taken on any of the applications.

Motion was made to allow Kevin Braun at 58 Boggs Hill Road to present his case on March 30, 2015. This is due to a clerical error in sending his appt letter. (M) Marianne (2<sup>nd</sup>) Maureen- all approved

##### **The Board deliberated the following appeals:**

#### **March 9, 2015 Appointments**

**All members voted on the following applications.**

- Hamilakis Property Management LLC - 57 Dodgingtown Road- **Approved.** Assessor went out and corrected measurements and the appraised value has gone from \$675,630 to \$607,260 (M) Maureen (2<sup>nd</sup>) James
- Joseph & Tara Lockwood - 32 Housatonic Drive- **Approved.** change grade from B+ to B- (M) James and (2<sup>nd</sup>) Maureen
- Michelle & Jarrett Forzano – 14 Pond Brook Road – Disapproved due to insufficient information (M) James (2<sup>nd</sup>) Maureen
- Robert Buscher – 68 Suzie Drive – **Disapproved** due to insufficient information (M) Maureen (2<sup>nd</sup>) James
- Wayne & Barbara Bombaci – 45 Scudder Road – Disapproved. Value in line with only valid Comp 10 Old Tavern Road (M) Maureen (2<sup>nd</sup>) James
- Vincent Caggieniello – 22 Hilldale Drive – **Approved.** Change grade from B- to C (M) Maureen (2<sup>nd</sup>) James
- Craig & Virginia Bloomquist – 13 Farm Meadow Road – **Approved.** Change grade from A- to B as compared to 17 Farm Meadow Road (M) James (2<sup>nd</sup>) Maureen
- Jordan & Meghan Havry – 5 Bridge End Farm Lane – **Disapproved.** Appraisal dated 12/4/14 submitted does not reflect 2012 value (M) Maureen (2<sup>nd</sup>) James
- Laura Main for Parent Group Fund Personal Property- **Approved.** Not taxable assets. Assessor will delete account (M) Maureen (2<sup>nd</sup>) James
- Giovanni Greto – 67 Lakeview Terrace – tabled for the March 30, 2015 meeting
- Peter Clifford – 51 Joal Court – The applicant failed to show for his scheduled hearing on March 9, 2015 and therefore the Commission was unable to take any action on his appeal application.
- Robert Finn – 1 Merlins Lane - The applicant failed to show for his scheduled hearing on March 9, 2015 and therefore the Commission was unable to take any action on his appeal application.

**March 16, 2015 Appointments**

**Only Mr. McFarland and Ms. Owen voted on the following applications as Ms. Brown was not present at the March 16, 2015 meeting.**

- Jon Peterson – Personal Property for 2013 Ford Focus SE (unregistered) **Approved.** Adjust value of vehicle to purchase price including sale price, buyer fee, internet bid fee and gate fee. Assessment was \$15,660 and the new assessed value is \$2,410 (M) James (2<sup>nd</sup>) Maureen
- Dennis Bradshaw – 328 Berkshire Road – **Disapproved.** Neighborhood rating of 200 correctly reflects waterview (M) James (2<sup>nd</sup>) Maureen
- Gayle Yakush – 8 Housatonic Drive – **Disapproved** due to insufficient information (M) Maureen (2<sup>nd</sup>) James
- John Peeling – 119 Poverty Hollow Road – **Approved.** Change grade from A to A- to reflect comp at 121 Poverty Hollow Road (M) Maureen (2<sup>nd</sup>) James
- Anthony D’Angelo – 18 Cedarhurst Trail – **Disapproved** due to insufficient information (M) Maureen (2<sup>nd</sup>) James
- Theresa Pister – 12 Echo Valley Road – **Disapproved** due to insufficient information (M) James (2<sup>nd</sup>) Maureen
- James Travers – 16 Dusty Lane – 2014 appeal – **Approved.** Change classification as it is non-buildable which changes land value to \$10,000 (M) James (2<sup>nd</sup>) Maureen
- James Travers – 16 Dusty Lane – 2013 appeal – tabled for the March 30, 2015 meeting
- James Travers – 18 Dusty Lane – **Approved.** Change grade to C- per pictures submitted (M) Maureen (2<sup>nd</sup>) James

- Jackie Purvis for Toyota Class II Stacker – PP – **Disapproved**. Original declaration did not disclose the asset but was disclosed in an amended declaration received after deadline. (M) James (2<sup>nd</sup>)  
Maureen

There being no other business to transact the meeting was adjourned at 10:55 p.m. The next regularly scheduled meeting is March 30, 2015 at 6:00 p.m. in Meeting Room #1 at Newtown Municipal Center, 3 Primrose Street, Newtown CT.

Respectfully submitted by Lynn Kovack, Clerk  
Board of Assessment Appeals