

From: Brett Marchand March 31, 2010 8:28:52 AM
Subject: Board of Assessment Appeals Minutes 03/25/2010
To: SimsburyCT_BOAAMin
Cc:

Minutes of the Board of Assessment Appeals for March 25, 2010 regular meeting.

The 3:00 pm meeting was held in the main meeting room.

All Board members were in attendance and met individually with taxpayers or their representatives until approximately 5:00 pm, when the Board convened and began deliberations. The assessor met with them.

1) Donald and Dorothea Minnich, property at 59 Simsbury Landing – Will Fiske made and Mark Wigmore seconded a motion to make no change in the assessment. The motion passed 3-0.

2) Thomas F. Klem, property at 11 White Water Turn – Will Fiske made and Mark Wigmore seconded a motion to adopt the assessor's recommendation to reduce the assessment to 170,700. The motion passed unanimously.

3) 358 West Mountain LLC – 358 West Mountain Road – Will Fiske made and Mark Wigmore seconded a motion to make no change. The motion passed unanimously.

4) Sonsurae Mallozzi, property at 114 North Saddle Ridge Drive – Will Fiske made and Mark Wigmore seconded a motion to make no change and the motion passed unanimously.

5) Kim Ecker, property at 40 Blue Ridge Drive – The board unanimously adopted a motion by Will Fiske, seconded by Mark Wigmore to make no change in the assessment.

6) Gloria Rossetti, property at 72 Riverside Road – On a vote of three in favor and none opposed, the board adopted the motion of Will Fiske, seconded by Mark Wigmore, to reduce the total building value by 15%.

7) Stephen Smith, personal property – The board approved, 3-0 a motion by Mark Wigmore, seconded by Dennis Fallon, to reduce the personal property assessment to 3,100 plus the 25% penalty for not filing.

8) James Ray, motor vehicle – Mr. Wigmore made and Dennis Fallon

seconded a motion to apply a mileage reduction of \$1,850 to the value of the 1995 Sienna, and to assess it at 8,145, and it passed 3-0.

9) James Ray, motor vehicle – Mr. Wigmore made, and Dennis Fallon seconded a motion to value the 2009 Toyota Corolla at \$14,647, and it passed 3-0.

10) Nancy Warner, property at 82 Riverside Road – The board voted 3 in favor and none opposed to approve a motion by Mark Wigmore, seconded by Dennis Fallon, to increase the “topo” adjustment on the lot from -15% to -25%.

11) Donald G. Warner, Jr., property at 76 Riverside Road – Mark Wigmore made and Dennis Fallon seconded a motion to reduce the land value by 20%. The motion passed 3-0.

12) Donald G. Warner, Jr. property at 92 Riverside Road – The board voted 3-0 in favor of approving Mark Wigmore’s motion, seconded by Dennis Fallon, to set the appraisal at \$160,000.

13) Donald G. Warner, Jr., property known as 94 Riverside Road – The board voted 3-0 in favor of Mr. Wigmore’s motion, seconded by Mr. Fallon, to revalue the land at \$3,000.

14) Peter and Marjorie Friedman, appearing by their attorney, Gary Kevorkian, property at 10 Brownstone Turn. Mr. Wigmore made and Dennis Fallon seconded a motion to reprice the finished basement area at the rate for “average” finish. The motion passed 3-0.

15) J & JMAR, LLC, owner and James and Janet Martocchio, 1 Massaco Street – Mr. Wigmore made and Mr. Fallon seconded a motion to accept the owner’s estimate of value, \$414,000, which considered the purchase price and the work they have done on the building. Motion passed 3-0.

16) Regina Landesberg, property at 278 Old Farms Road – On a motion by Mark Wigmore, seconded by Dennis Fallon, the board voted unanimously to reverse the assessor’s denial of farmland classification.

17) Virginia and Laird Mortimer, accompanied by their attorney, Gary Kevorkian, concerning their property at 44 Pinnacle Mountain Road – Mark Wigmore made and Dennis Fallon seconded a motion to reduce the value of the surplus acreage by 50%, and the motion passed unanimously.

18) Virginia and Laird Mortimer (Atty. Kevorkian), property at 43 Pinnacle Mountain Road – A motion by Mr. Wigmore to reduce the value of the lot by 8% for the driveway utility easement was seconded by Mr. Fallon

and passed unanimously.

19) Yet Once Again, LLC, personal property – Dennis Fallon made and Mark Wigmore seconded a motion to make no change in the assessment, and the motion passed unanimously.

20) Iron Horse Inn, LLC, Malind Shah, member, personal property – Dennis Fallon made and Mark Wigmore seconded a motion to decrease the per cent good on the 2009 acquisitions from 95% to 50%, and the motion passed unanimously.

21) P & M Perge, Inc, Maria Perge owner, personal property – This appeal involved a penalty for late filing. Dennis Fallon made and Mark Wigmore seconded a motion to make no change, and it passed unanimously.

22) David Thomas, property at 8 Stodmor Road – Dennis Fallon made and Mark Wigmore seconded a motion to accept the assessor's proposed revision, setting the value at \$319,670, and the motion passed unanimously.

23) Mark and Cherith Sullivan, property at 52 East Weatogue Street – Dennis Fallon made and Mark Wigmore seconded a motion to reduce the condition of the main house (built 1955) from good to average. The motion passed unanimously.

24) Judith Platkin, property at 2 Greenwich Circle – Dennis Fallon made and Mark Wigmore seconded a motion to make no change in the assessment, and it passed unanimously.

Mr. Gardner requested approval of the March 23, 2010 minutes. A motion by Mr. Fallon, seconded by Mr. Fiske passed unanimously.

The meeting adjourned at 6:40 pm.

Respectfully Submitted,

David M. Gardner
Assessor