

MINUTES OF MEETING

A meeting of the **Bethel Board of Assessment Appeals** was held in Meeting Room B in the CJH Municipal Center, 1 School St. Bethel, CT on March 9, 2010

Present: Linda C. Curtis, Jon D. Menti, Thomas O'Leary Jr., chairperson

Absent: None

The meeting was called to order at 6:20 p.m.

Minutes of March 8, 2010 meeting were accepted on a motion by J. Menti and second by T. O'Leary.

New Business:

Appeal of 81 & 83 Hoyts Hill: Adjustment \$0; Reason: Value is consistent with similar neighboring lots on Hoyts Hill, by unanimous decision.

Appeal of 24 Huntington Court: Adjustment \$0; Reason: Appellant cancelled hearing.

Appeal of 6 Oak Ridge Rd: Adjustment \$0; Reason: Appellant cancelled hearing.

Appeal of 69-71 Turkey Plain Rd.: Adjustment \$0; Reason: Actual land being farmed for purposes of 2009 Grand List is less than one acre, by unanimous decision. Owner may request reassessment for 2010 Grand List if this changes.

Appeal of 14 Church Camp Ground: Adjustment \$0; Reason: Evidence provided did not convince the Board that the brick area was not a patio nor was evidence presented that the size differed from the field card, by unanimous decision.

Appeal of 35 Codfish Hill Rd: Adjustment \$TBD; Reason: The Board is requesting the Assessor visit the property to determine the extent of improvements made to the property.

Appeal of 100 Walnut Hill Rd: Adjustment \$-36,360; Reason: An appraisal prepared for the purposes of assessment appeals was presented and the three usable comparables were averaged (the other two properties cited in the appraisal were after the October 1, 2007 revaluation date and thus were eliminated), by unanimous decision.

Appeal of 33 Old Dodgingtown Rd: Adjustment \$0; Reason: Appellant cancelled hearing.

Old Business:

Appeal of 1 Manor Ln: Adjustment \$-39,300; Reason: Landscaping and amenities of the complex have not been completed, by unanimous decision.

RECEIVED

2010 MAR 11 A 8:31

TOWN OF BETHEL
TOWN CLERK

Appeal of Shelley Rd 87 70 10: Adjustment \$0; Reason: By a vote of 2-1, the assessment was deemed to be fair and consistent with other Bethel building lots, T. O'Leary cast the dissenting vote.

A motion was made by L. Curtis to adjourn the meeting and was seconded by J. Menti. The meeting was adjourned at 8:30 p.m.

Respectfully submitted,



Linda Curtis
Secretary, Board of Assessment Appeals