

Minutes of Board of Assessment Appeals Meeting
Meeting Room A of the Clifford J. Hurgin Municipal Center
1 School St. Bethel, CT 06801
March 15, 2023

Present: Bruce Cornwell, Kathleen (Katy) Jordan, Barbara (Bobbi) Lyon, Kasey Galbis and Elizabeth (Izzy) Hirt, Assessor

Absent: None

The meeting was called to order at 5:45 PM by Chairman Bruce Cornwell

Old Business:

Bruce Cornwell moved to accept the minutes from the March 9, 2023 meeting. Bobbi Lyon seconded. All were in favor. The minutes were approved as presented.

New Business:

The following requests for appeal were heard after appellants were duly sworn in:

1. **John Neikirk - 59 Walnut Hill Rd.** Mr. Neikirk believes the market value of his property is higher than it should be based on the condition of the house. He would like the market value to be changed from \$644,500 to an estimated \$605,000. The committee will deliberate on the matter on March 29, 2023.
2. **Kathleen Beaver - 4 Gabriella Court** Ms. Aili DiBonaventura spoke on behalf of the appellant. She believes the market value of the property is higher than it should be based on the condition of the house. She would like the market value to be changed from \$1,038,400 to \$800,000. The committee will deliberate on the matter on March 29, 2023.
3. **Yosef and Melissa Lax - 36 Aunt Patty's Lane West** Ms. Aili DiBonaventura spoke on behalf of the appellant. She believes that the market value of the property is higher than it should be based on the condition of the home and the land on the property. He would like the market value to be changed from \$1,008,500 to \$775,000. The committee will deliberate on the matter on March 29, 2023.
4. **Kenneth McGinis - 18 High St.** Mr. McGinis believes the market value of his property is higher than it should be based on the condition of the property. No improvements have been made to the house. He would like the appraised value to be changed from \$216,650 to \$166,250. The committee will deliberate on the matter on March 29, 2023.
5. **Gary and Mary Raymond - 35 Hawleyville Rd.** Mr. Raymond believes the market value of her property is higher than it should be because of the condition of the house. It states on the field card that there is a third floor finished attic when there is not. He would like the assessed value to be changed from \$514,150 to \$445,000. The committee will deliberate on the matter on March 29, 2023.

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6. **John and Josephine Simko - 4 Windaway Rd.** Mrs. Simko believes the market value of her property is higher than it should be because of the condition of the house. She would like the appraised value to be changed from \$514,100 to \$335,000. The committee will deliberate on the matter on March 29, 2023.
7. **Amy Davenport - 5 High Lake Dr.** Ms. Davenport believes the market value of his property is higher than it should be based on the condition of the property. Ms. Davenport also provided pictures of the home and comparisons from similar houses to hers. She would like the assessed value to be changed from \$498,820 to a value between \$398,677 and \$429,800. The committee will deliberate on the matter on March 29, 2023.
8. **Kenneth and Erica Hughes - 7 Ravencrest Dr.** Mr. Hughes believes the market value of his property is higher than it should be based on the condition of the property. He also provided information on similar properties as a comparison. He wanted clarification on the process by which the assessed value of his home was reached. He would like the assessed value to be changed from \$494,550 to \$476,203 and the market value to be changed from \$706,500 to \$680,290. The committee will deliberate on the matter on March 29, 2023.
9. **Pradeep and Silipi Das - 19 Redwood Dr.** Mr. Das believes the market value of his property is higher than it should be because of the size of the house. He pointed out that there are two sheds on the field card that should be removed. He would like the assessed value to be changed from \$509,950 to \$447,304. The committee will deliberate on the matter on March 29, 2023.
10. **Charlene Agurs - 3 Evergreen Dr.** Mrs. Agurs believes the market value of her property is higher than it should be based on the condition of the property. Bruce Cornwell suggested taking pictures of anything she felt that makes her house of lesser value. She would like the assessed value to be changed from \$287,210 to \$244,129. The committee will deliberate on the matter on March 29, 2023.
11. **Christopher Heron - 13 Barnum Court** Mr. Heron believes the market value of his property is higher than it should be because of the condition of the property. He submitted "comps" of other properties near his as a comparison. He would like the assessed value to be changed from \$237,930 to \$209,055. The committee will deliberate on the matter on March 29, 2023.
12. **Suleiman Chater - Hawleyville Rd.** Mr. Chater believes that the market value of his property is higher than it should be based on the condition of the property. Bruce Cornwell suggested that he go to the Planning & Zoning department to figure out what exactly he can do on that land and then submit that information to the Assessor's office. He would like the assessed value to be changed from \$257,740 to \$20,000. The committee will deliberate on the matter on March 29, 2023.

Appeal for **Brenn Esparcia at 33 Putnam Park Rd.** was withdrawn by the appellant.

Appeal for **Christopher Hoeffel at 24 Walnut Hill Rd.** was withdrawn by the appellant.

Appeal for **Robert Hoch at 27 Codfish Hill Rd. Ext.** was withdrawn by the appellant.

Appeal for **Daniel Garrison at 30 Maple Ave. Ext.** was withdrawn by the appellant.

Appeal for **Marco Panjoja at 117 Old Hawleyville Rd.** was withdrawn by the appellant.

Appeal for **Prime Storage Bethel LLC at 41 Durant Ave.** was withdrawn by the appellant.

There being no further new business, Bruce Cornwell moved to adjourn the meeting. Bobbi Lyon seconded. All were in favor. Meeting was adjourned at 9:00PM

Respectfully submitted,
Kasey Galbis
Secretary, Board of Assessment Appeals