

BOARD OF ASSESSMENT APPEALS
April 6, 2016

The Board of Assessment Appeals met on Wednesday, April 6, 2016. Members present were Stephen Palmer, Betty Richards and David Harma. The meeting was called to order at 6:35 p.m.

The following appeals were heard:

Estes Annice & Bentsen Clifford – 34-36 Wilcox Rd.

Annice Estes appeared before the Board. She recently purchased the property for \$302,500. The house needs work; the second floor ceilings are only six feet high. The plumbing in the garage does not work; the garage has no heat and the wood stove will be removed soon. The Board explained that the property was appealed by the previous owner last year and a substantial reduction was granted.

Decision: The Board voted unanimously to deny the petition.

Karotkin Fred – 1987 Porsche Targa

Mr. Karotkin stated that this is a project car and is currently not running. He saw the same car online for sale with a price of \$11,500, but that car was in prime condition. He feels that through his research with Hemmings and the internet and the condition of his vehicle, his is worth about \$5,000.

Decision: The Board voted unanimously to deny the petition.

Chiaraluce Michele – 103 Noyes Avenue

Marshall and Michele Chiaraluce appeared before the Board. They reviewed the history of the attempts to sell their house. They have had the property listed on and off since 2014. They have received no offers. They compared their property to a recent sale of 11 Quarry Path. They could not find any pertinent sales for 2012 in the area.

Decision: The Board voted unanimously to deny the petition.

Analysa LLC – Personal Property

Andrew Halsey appeared before the Board. The LLC was created to pay the commercial mortgage for 35 Campground Road. There is no personal property.

Decision: The Board voted unanimously to delete the account.

Cataldi Lori – Personal Property

Ms. Cataldi explained that her office is located in Meriden. The insurance company put her home address on the website to give the impression of a local presence in the area. She does not have a home office. The Board explained that as long as her address is on the website the Assessor's Office would have to keep sending a personal property declaration to confirm that there is no home office. They recommended she may want to remove her home address from the website. She

agreed that perhaps it would be prudent not to have her home address on the internet.

Decision: The Board voted unanimously to delete the account.

Crossfit Mystic – Personal Property

Christopher Banks stated he is a first time business owner and did not receive his personal property declaration. He submitted an itemized list of assets. Most of his personal property was purchased used at auction. Some of the equipment he previously owned personally. The rubber flooring was purchased for \$2,000 second hand. There are some items in the gym that are owned by clients and when they leave they will take that equipment with them.

Downtown Creamery – Personal Property

Amy Dolohan appeared before the Board. She stated that she is not the owner of the equipment located at Mel's Downtown Creamery. She stated that when she left the business, she left the equipment for payment of back rent. She does not receive any payments for the rental of the equipment. She stated she doesn't know who owns the equipment now.

Driscoll Leslie – Personal Property

Ms. Driscoll stated she moved to Stonington in 2013. Previous to that date, she was located in North Stonington and that town did not assess her for such a high figure. She works full time and only does her design business two or three hours a week. She only has one client at a time; she is currently designing the kitchen for the Coogan farm. She does not declare a home office on her income tax anymore. She has a computer she purchased in 2013 for \$450; a printer purchased in 2011 for \$99; a cell phone which was given to her in 2011 with an estimated value of \$200; a chair with an estimated value of \$20 and a handmade desk worth about \$35. She has about \$100 a year in consumable supplies.

The minutes for the April 5, 2016 meeting were accepted as read.

Little Hat Workshop LLC and Southern New England Homes did not appear for their appointments.

There being no further business, the meeting was adjourned at 8:30 p.m.

Respectfully submitted,



Betty Richards
Secretary