

Board of Assessment Appeals
15 Rope Ferry Road
Waterford, CT 06385



Phone: (860) 444-5820
Fax: (860) 444-5819

Board of Assessment Appeals
Regular Meeting Minutes

Date: Tuesday, April 25, 2023 **Place:** Waterford Town Hall, Large Auditorium Room, 15 Rope Ferry Rd
Time: 5:00pm – 8:30pm

Board Members Present: Marilyn Lusher, Chair, Lee Couture, Cathy Gonyo, John Morgan, Jerry Porter
Staff Present: Paige Walton, Assessor, Jacquelyn Jackson, Secretary

The Board of Assessment Appeals met on Tuesday, April 25, 2023. The meeting was called to order at 5:00 pm

All decisions were voted on by Board members Marilyn Lusher, Lee Couture, Cathy Gonyo, Jerry Porter and John Morgan.

The following decisions were made:

1. Wyatt, Alan & Pamela – 92A Butlertown Road
Decision: The Board voted unanimously to reduce the assessment to \$228,070
2. Dunn, Walter – 9 Jodry Street
Decision: The Board voted unanimously, no change in assessment
3. Dunn, Walter – 11 Jodry Street
Decision: The Board voted unanimously, no change in assessment.
4. Friends & Associates LLC./ Margaret Leung – 95 Rope Ferry Rd
Decision: The Board voted unanimously, no change in assessment due to failure to appear.
5. Kwasniewski, Matthew – 223 Bloomingdale Rd.
Decision: The Board voted unanimously to reduce the assessment to \$156,210
6. Kwasniewski, Helen – 227 Bloomingdale Rd.
Decision: The Board voted unanimously to reduce the assessment to \$181,170
7. Sokol, David & Rochelle – 14A Shore Road
Decision: The Board voted unanimously to reduce the assessment to \$1,080,910
8. RSS UBSBB 2012-C2-CT CML LLC/ Wayne Rose –850 Hartford Tpke PID# 3244
Decision: The Board voted unanimously, no change in assessment
9. RSS UBSBB 2012-C2-CT CML LLC/ Wayne Rose –850 Hartford Tpke PID# 3245
Decision: The Board voted unanimously, no change in assessment
10. RSS UBSBB 2012-C2-CT CML LLC/ Wayne Rose –850 Hartford Tpke PID# 3246
Decision: The Board voted unanimously, no change in assessment



11. RSS UBSBB 2012-C2-CT CML LLC/ Wayne Rose –850 Hartford Tpke PID# 3247
Decision: The Board voted unanimously, no change in assessment
12. Woodland Mobile Homes Park LLC– 85 Boston Post Rd
Decision: The Board voted unanimously to reduce the assessment to \$761,590
13. Woodland Mobile Homes Park LLC – 3 Ferri Dr
Decision: The Board voted unanimously to reduce the assessment to \$30,240
14. Woodland Mobile Homes Park LLC– 21 Ferri Dr
Decision: The Board voted unanimously to reduce the assessment to \$20,580
15. Woodland Mobile Homes Park LLC– 34 Terrace Dr
Decision: The Board voted unanimously to reduce the assessment to \$30,240
16. Woodland Mobile Homes Park LLC – 13 Woodland Dr
Decision: The Board voted unanimously to reduce the assessment to \$21,560
17. Woodland Mobile Homes Park LLC – 21 Woodland Dr
Decision: The Board voted unanimously to reduce the assessment to \$32,340
18. Woodland Mobile Homes Park LLC – 25 Woodland Dr
Decision: The Board voted unanimously to reduce the assessment to \$19,600
19. Brody, Isaac – 57 Lamphere Road
Decision: The Board voted unanimously, no change in assessment due to failure to appear.
20. Boyle, Ryan – PP - AEB Enterprises LLC
Decision: The Board voted unanimously to table the decision pending receipt of AEB Enterprises LLC completed personal property declaration by noon on 4/26/2023.
21. Newton, John & Morgan – 7 Susan Terrace
Decision: The Board voted unanimously to reduce the assessment to \$552,300
22. Karr, Bruce – 91 Oil Mill Road
Decision: The Board voted unanimously to reduce the assessment to \$81,470
23. Riley, Page Tyler – 12 Shore Road
Decision: The Board voted unanimously to reduce the assessment to \$198,300

There being no further business, the meeting was adjourned at 8:45pm.

Respectfully Submitted,

Jacquelyn Jackson

Secretary