



CITY OF STAMFORD
BOARD OF ASSESSMENT APPEALS
888 Washington Boulevard
P.O. Box 10152
Stamford, CT 06904-2152
Telephone: (203) 977-4874

Thursday, March 12, 2015

Meeting began at 4:35 for the purpose of hearing the following appeals:

File#	Parcel ID	Type	No.	Prop Description	Lot
038	001-0263	mix	969	High Ridge Road	A&5
045	000-0205	C	122	Palmers Hill Road	A
050	001-1432	R	99	Thunder Hill Drive	12
053	000-0366	C	10	Riverbend Drive South	E
054	003-6391	C	118	Summer Street	UT5
060	000-8752	R	43	Elm Tree Place	PT039
061	003-0796	R	300	Seaside Avenue	UT1E
063	000-2852	R	46	Puritan Lane	120
064	004-0239	R	171	Emery Drive East	30
067	004-5398	C	30	Oak Street	B
068	002-6605	C	111	West North Street	2
069	002-4018	R	70	Rippowam Road	77to78
070	002-4017	R	68	Rippowam Road	75to76
071	000-9950	R	76	Quarry Road	2B
072	002-9175	R	37	Westminster Road	17
073	714-0940	PP	175	Atlantic Street	
076	004-1999	C	700	East Main Street	1
077	004-1998	CVL	700	East Main Street	1

At the conclusion of the hearings, deliberations began. The following are those appeals which were deliberated on and the results:

File # 022	Appeal Of: 32 Strawberry Hill Court lot	Parcel ID: 713-1490
Orig Asmt 10/1/2014:	\$ 125,000	Final Asmt for 10/1/2014 GL: \$125,000
Appeal Heard By: R. Loglisci		ASMT ADJUSTMENT (+/-) 0
ACTION:	Detailed Action:	
No Change	No Change	
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	



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File # 023	Appeal Of: 141 Downs Avenue lot 61to62	Parcel ID: 000-0419
Orig Asmt 10/1/2014:	\$ 2,170,910	Final Asmt for 10/1/2014 GL: \$2,068,990
Appeal Heard By: R. Loglisci		ASMT ADJUSTMENT (+/-) -101,920
ACTION:	Detailed Action:	
	Change Change "S" factor to 3.50	
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	

File # 011	Appeal Of: 114 Forest Street lot UT114	Parcel ID: 003-4235
Orig Asmt 10/1/2014:	\$ 334,160	Final Asmt for 10/1/2014 GL: \$301,110
Appeal Heard By:		ASMT ADJUSTMENT (+/-) -33,050
ACTION:	Detailed Action:	
	Change Reduce FMV by 47,500	
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	

File # 061	Appeal Of: 300 Seaside Avenue lot UT1E	Parcel ID: 003-0796
Orig Asmt 10/1/2014:	\$ 120,290	Final Asmt for 10/1/2014 GL: \$120,290
Appeal Heard By: G.Sessa		ASMT ADJUSTMENT (+/-) 0
ACTION:	Detailed Action:	
	No Change No change, no evidence presented	
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	

File # 018	Appeal Of: 235 West Main Street lot 9	Parcel ID: 000-4527
Orig Asmt 10/1/2014:	\$ 7,029,810	Final Asmt for 10/1/2014 GL: \$7,029,810
Appeal Heard By: G.Sessa		ASMT ADJUSTMENT (+/-) 0
ACTION:	Detailed Action:	
	No Change No Change	
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	



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File # 072	Appeal Of: 37 Westminster Road lot 17	Parcel ID: 002-9175
Orig Asmt 10/1/2014:	\$ 514,680	Final Asmt for 10/1/2014 GL: \$499,090
Appeal Heard By: R.W.Leydon		ASMT ADJUSTMENT (+/-) -15,590
ACTION:	Detailed Action:	
	Change Change land factor from 1.0 to 0.95	
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	

File # 045	Appeal Of: 122 Palmers Hill Road lot A	Parcel ID: 000-0205
Orig Asmt 10/1/2014:	\$ 38,804,500	Final Asmt for 10/1/2014 GL: \$38,804,500
Appeal Heard By: G.Sessa		ASMT ADJUSTMENT (+/-) 0
ACTION:	Detailed Action:	
	No Change No Change	
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	

File # 071	Appeal Of: 76 Quarry Road lot 2B	Parcel ID: 000-9950
Orig Asmt 10/1/2014:	\$ 1,485,520	Final Asmt for 10/1/2014 GL: \$1,485,520
Appeal Heard By: G.Sessa		ASMT ADJUSTMENT (+/-) 0
ACTION:	Detailed Action:	
	No Change No change, no compelling argument	
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	

File # 067	Appeal Of: 30 Oak Street lot B	Parcel ID: 004-5398
Orig Asmt 10/1/2014:	\$ 6,153,820	Final Asmt for 10/1/2014 GL: \$6,153,820
Appeal Heard By: R.W.Leydon		ASMT ADJUSTMENT (+/-) 0
ACTION:	Detailed Action:	
	No Change No Change	
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	



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File # 012	Appeal Of: 215 Hope Street lot 20	Parcel ID: 002-3107
Orig Asmt 10/1/2014:	\$ 832,080	Final Asmt for 10/1/2014 GL: \$787,810
Appeal Heard By: R.W.Leydon		ASMT ADJUSTMENT (+/-) -44,270
ACTION:	Detailed Action:	
	Change Change depreciation code from VG to Avg	
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	

File # 038	Appeal Of: 969 High Ridge Road lot A&5	Parcel ID: 001-0263
Orig Asmt 10/1/2014:	\$ 6,311,730	Final Asmt for 10/1/2014 GL: \$6,311,730
Appeal Heard By: R.W.Leydon		ASMT ADJUSTMENT (+/-) 0
ACTION:	Detailed Action:	
	No Change No Change	
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	

File # 068	Appeal Of: 111 West North Street lot 2	Parcel ID: 002-6605
Orig Asmt 10/1/2014:	\$ 1,860,600	Final Asmt for 10/1/2014 GL: \$1,400,000
Appeal Heard By: G.Sessa		ASMT ADJUSTMENT (+/-) -460,600
ACTION:	Detailed Action:	
	Change Reduce FMV to 2,000,000	
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	

File # 054	Appeal Of: 118 Summer Street lot UT5	Parcel ID: 003-6391
Orig Asmt 10/1/2014:	\$ 3,512,290	Final Asmt for 10/1/2014 GL: \$3,512,290
Appeal Heard By: R.Loglisci		ASMT ADJUSTMENT (+/-) 0
ACTION:	Detailed Action:	
	No Change No Change	
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	



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File # 053	Appeal Of: 10 Riverbend Drive South lot E	Parcel ID: 000-0366
Orig Asmt 10/1/2014:	\$ 3,700,000	Final Asmt for 10/1/2014 GL: \$3,700,000
Appeal Heard By: R.Loglisci		ASMT ADJUSTMENT (+/-) 0
ACTION:	Detailed Action:	
	No Action	No Action due to existing Court Stipulation
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	

File # 069	Appeal Of: 70 Rippowam Road lot 77to78	Parcel ID: 002-4018
Orig Asmt 10/1/2014:	\$ 252,240	Final Asmt for 10/1/2014 GL: \$252,240
Appeal Heard By: G.Sessa		ASMT ADJUSTMENT (+/-) 0
ACTION:	Detailed Action:	
	No Change	No change, already adjudicated
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	

File # 070	Appeal Of: 68 Rippowam Road lot 75to76	Parcel ID: 002-4017
Orig Asmt 10/1/2014:	\$ 283,300	Final Asmt for 10/1/2014 GL: \$283,300
Appeal Heard By: G.Sessa		ASMT ADJUSTMENT (+/-) 0
ACTION:	Detailed Action:	
	No Change	No change, already adjudicated
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	

File # 006	Appeal Of: 947 Hope Street lot 7	Parcel ID: 000-5177
Orig Asmt 10/1/2014:	\$ 2,140,810	Final Asmt for 10/1/2014 GL: \$2,140,810
Appeal Heard By: R.W.Leydon		ASMT ADJUSTMENT (+/-) 0
ACTION:	Detailed Action:	
	No Change	No Change
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	



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File # 060	Appeal Of: 43 Elm Tree Place lot PT039	Parcel ID: 000-8752
Orig Asmt 10/1/2014:	\$ 206,600	Final Asmt for 10/1/2014 GL: \$206,600
Appeal Heard By: R.Loglisci		ASMT ADJUSTMENT (+/-) 0
ACTION:	Detailed Action:	
No Change	No change, no evidence provided	
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	

File # 073	Appeal Of: 175 Atlantic Street -Personal Property	Parcel ID: 714-0940
Orig Asmt 10/1/2014:	\$ 5,000	Final Asmt for 10/1/2014 GL: \$5,000
Appeal Heard By: G.Sessa		ASMT ADJUSTMENT (+/-) 0
ACTION:	Detailed Action:	
No Change	No change, referred to PP Inspectors in Assessor's Office for follow-up	
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	

File # 076	Appeal Of: 700 East Main Street lot 1	Parcel ID: 004-1999
Orig Asmt 10/1/2014:	\$ 12,716,240	Final Asmt for 10/1/2014 GL: \$12,716,240
Appeal Heard By: R.Loglisci		ASMT ADJUSTMENT (+/-) 0
ACTION:	Detailed Action:	
No Change	No Change	
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	

File # 077	Appeal Of: 700 East Main Street lot 1	Parcel ID: 004-1998
Orig Asmt 10/1/2014:	\$ 10,311,410	Final Asmt for 10/1/2014 GL: \$10,311,410
Appeal Heard By: R.Loglisci		ASMT ADJUSTMENT (+/-) 0
ACTION:	Detailed Action:	
No Change	No Change	
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	



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File # 003	Appeal Of: 10 Ocean Drive West lot C	Parcel ID: 002-8067
Orig Asmt 10/1/2014:	\$ 542,010	Final Asmt for 10/1/2014 GL: \$508,510
Appeal Heard By: R.Loglisci		ASMT ADJUSTMENT (+/-) -33,500
ACTION:	Detailed Action:	
	Change Change grade on land to 0.83	
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	

File # 004	Appeal Of: 39 Park Street lot 114	Parcel ID: 001-0735
Orig Asmt 10/1/2014:	\$ 223,050	Final Asmt for 10/1/2014 GL: \$223,050
Appeal Heard By: R.Loglisci		ASMT ADJUSTMENT (+/-) 0
ACTION:	Detailed Action:	
	No Change No change, no compelling evidence	
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	

File # 063	Appeal Of: 46 Puritan Lane lot 120	Parcel ID: 000-2852
Orig Asmt 10/1/2014:	\$ 218,800	Final Asmt for 10/1/2014 GL: \$210,720
Appeal Heard By: M. Buccino		ASMT ADJUSTMENT (+/-) -8080
ACTION:	Detailed Action:	
	Change Change rear (detached) garage to shed, inaccessible	
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	

File # 064	Appeal Of: 171 Emery Drive East lot 30	Parcel ID: 004-0239
Orig Asmt 10/1/2014:	\$ 798,530	Final Asmt for 10/1/2014 GL: \$798,530
Appeal Heard By: R.W.Leydon		ASMT ADJUSTMENT (+/-) 0
ACTION:	Detailed Action:	
	No Change No change, in line with neighborhood	
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	



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File # 019	Appeal Of: 1607 Bedford Street lot 1to04	Parcel ID: 000-6071
Orig Asmt 10/1/2014:	\$ 767,890	Final Asmt for 10/1/2014 GL: \$486,880
Appeal Heard By: R.W.Leydon		ASMT ADJUSTMENT (+/-) -281,010
ACTION:	Detailed Action:	
	Change Change "SA" from C to 5 residential, then make first 7,500 SF @ 1.0 and residual at 0.10	
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	

File # 050	Appeal Of: 99 Thunder Hill Drive lot 12	Parcel ID: 001-1432
Orig Asmt 10/1/2014:	\$ 604,670	Final Asmt for 10/1/2014 GL: \$604,670
Appeal Heard By: R.Loglisci		ASMT ADJUSTMENT (+/-) 0
ACTION:	Detailed Action:	
	No Change No change, already addressed in 2013 GL	
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	

File # 017	Appeal Of: 240 Saddle Hill Road lot 30	Parcel ID: 002-4082
Orig Asmt 10/1/2014:	\$ 466,930	Final Asmt for 10/1/2014 GL: \$437,800
Appeal Heard By: S. Costello		ASMT ADJUSTMENT (+/-) -29,130
ACTION:	Detailed Action:	
	Change Change depreciation code to "F"	
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	

File # 005	Appeal Of: 84 Knickerbocker Avenue lot A	Parcel ID: 004-1394
Orig Asmt 10/1/2014:	\$ 450,450	Final Asmt for 10/1/2014 GL: \$450,450
Appeal Heard By: G.Sessa		ASMT ADJUSTMENT (+/-) 0
ACTION:	Detailed Action:	
	No Change No change, asmt data now accurate.	
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	



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File # 020	Appeal Of: 273 Jonathan Drive lot 29	Parcel ID: 003-9987
Orig Asmt 10/1/2014:	\$ 1,275,200	Final Asmt for 10/1/2014 GL: \$1,189,780
Appeal Heard By: S. Costello		ASMT ADJUSTMENT (+/-) -85,420
ACTION:	Detailed Action:	
Change	Correct clerical errors per inspection. Change Prime site to 0.85 for environmental factors due to 1/3 Conservation easement	
Members Present for Deliberations:	GS,RL,RWL,MB,SC	
Members in Favor:	GS,RL,RWL,MB,SC	
Members Opposed:	None	

File # 007	Appeal Of: 35 Court Street lot 1	Parcel ID: 002-2709
Orig Asmt 10/1/2014:	\$ 262,550	Final Asmt for 10/1/2014 GL: \$262,550
Appeal Heard By: No Show		ASMT ADJUSTMENT (+/-) 0
ACTION:	Detailed Action:	
No Change-No Show	No Change-No Show	
Members Present for Deliberations:		
Members in Favor:		
Members Opposed:		

File # 021	Appeal Of: 547 Hope Street lot 9	Parcel ID: 000-9928
Orig Asmt 10/1/2014:	\$ 604,370	Final Asmt for 10/1/2014 GL: \$604,370
Appeal Heard By: No Show		ASMT ADJUSTMENT (+/-) 0
ACTION:	Detailed Action:	
No Change-No Show	No Change-No Show	
Members Present for Deliberations:		
Members in Favor:		
Members Opposed:		

File # 036	Appeal Of: 168 Catoona Lane lot A	Parcel ID: 000-0370
Orig Asmt 10/1/2014:	\$ 3,252,940	Final Asmt for 10/1/2014 GL: \$3,252,940
Appeal Heard By: No Show		ASMT ADJUSTMENT (+/-) 0
ACTION:	Detailed Action:	
No Change-No Show	No Change-No Show	
Members Present for Deliberations:		
Members in Favor:		
Members Opposed:		



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File # 065	Appeal Of: 75 Victory Street lot 171&172	Parcel ID: 001-8283
Orig Asmt 10/1/2014:	\$ 216,880	Final Asmt for 10/1/2014 GL: \$216,880
Appeal Heard By: No Show		ASMT ADJUSTMENT (+/-) 0
ACTION:	Detailed Action:	
No Change-No Show	No Change-No Show	
Members Present for Deliberations:		
Members in Favor:		
Members Opposed:		

File # 066	Appeal Of: 66 Victory Street lot 230to231	Parcel ID: 000-7444
Orig Asmt 10/1/2014:	\$ 222,290	Final Asmt for 10/1/2014 GL: \$222,290
Appeal Heard By: No Show		ASMT ADJUSTMENT (+/-) 0
ACTION:	Detailed Action:	
No Change-No Show	No Change-No Show	
Members Present for Deliberations:		
Members in Favor:		
Members Opposed:		

Deliberations concluded at 10:30 PM. The date of September 10, 2015 from 5:00 PM to 8:00 PM was set for the appeal hearings for Motor Vehicles.

Respectfully submitted:


Sue Greene, Clerk