

BOARD OF ASSESSMENT
APPEALS
(203) 563-0121



TOWN HALL
238 Danbury Road
Wilton, Connecticut 06897

BOARD OF ASSESSMENT APPEALS
TUESDAY, APRIL 16TH 2024

MEETING MINUTES & DELIBERATIONS

BOARD MEMBERS PRESENT: Bob Zsunkan, Dan Falta, Christopher Gardner, Richard McCarty, and Kevin O'Brien.

Call to Order

The meeting was called to order at 5:00pm by Chairperson Zsunkan.

The Board heard appeals for the following Real Estate assessments on the October 1, 2023 Grand List. Below are the appeals that were heard and the decisions that were made.

TYPE: Real Estate			UID: 2196	
TAXPAYER: Raguindin, Lawrence Larry & Morales, Claire Francesca L				
LOCATION/DESCRIPTION: 19 Orchard Dr				
ASSESSOR’S ORIGINAL ASSESSMENT: \$732,130				
BAA’S NEW ASSESSMENT: \$732,130 (<i>No Change</i>)				
MEMBERS IN FAVOR				
ZSUNKAN	FALTA	GARDNER	MCCARTY	O’BRIEN
Y	Y	Y	Y	Y
REASON: BAA agrees with Vision’s/Assessor’s assessment.				

TYPE: Real Estate		UID: 5548		
TAXPAYER: Estate of Marian E Trendowski, C/O Coral Mitchell, Executrix				
LOCATION/DESCRIPTION: 215 Old Boston Rd				
ASSESSOR’S ORIGINAL ASSESSMENT: \$658,560				
BAA’S NEW ASSESSMENT: \$658,560 (<i>No Change</i>)				
MEMBERS IN FAVOR				
ZSUNKAN	FALTA	GARDNER	MCCARTY	OBRIEN
Y	Y	Y	Y	Y
REASON: BAA agrees with Vision’s/Assessor’s assessment.				

TYPE: Real Estate	UID: 1677
TAXPAYER: Yadav, Sunil	
LOCATION/DESCRIPTION: 284 Sturges Ridge Rd	

ASSESSOR'S ORIGINAL ASSESSMENT: \$1,590,960				
BAA'S NEW ASSESSMENT: \$1,590,960 (<i>No Change</i>)				
MEMBERS IN FAVOR				
ZSUNKAN	FALTA	GARDNER	MCCARTY	OBRIEN
Y	Y	Y	Y	Y
REASON: BAA agrees with Vision's/Assessor's assessment.				

TYPE: Real Estate		UID: 4499		
TAXPAYER: Restivo, John D & Restivo, Marie				
LOCATION/DESCRIPTION: 39 Old Driftway				
ASSESSOR'S ORIGINAL ASSESSMENT: \$559,510				
BAA'S NEW ASSESSMENT: \$559,510 (<i>No Change</i>)				
MEMBERS IN FAVOR				
ZSUNKAN	FALTA	GARDNER	MCCARTY	OBRIEN
Y	Y	Y	Y	Y
REASON: BAA agrees with Vision's/Assessor's assessment.				

TYPE: Real Estate			UID: 5884	
TAXPAYER: Avallone, Martin & Avallone, Claudia F				
LOCATION/DESCRIPTION: 19 Windy Ridge Pl				
ASSESSOR’S ORIGINAL ASSESSMENT: \$1,082,690				
BAA’S NEW ASSESSMENT: \$1,082,690 (<i>No Change</i>)				
MEMBERS IN FAVOR				
ZSUNKAN	FALTA	GARDNER	MCCARTY	OBRIEN
Y	Y	Y	Y	Y
REASON: BAA agrees with Vision’s/Assessor’s assessment.				

TYPE: Real Estate		UID: 71803		
TAXPAYER: Cannata, Michael T III & Cannata, Christine				
LOCATION/DESCRIPTION: 49 Indian Hill Rd				
ASSESSOR'S ORIGINAL ASSESSMENT: \$680,050				
BAA'S NEW ASSESSMENT: \$649,419				
MEMBERS IN FAVOR				
ZSUNKAN	FALTA	GARDNER	MCCARTY	OBRIEN
Y	Y	Y	Y	Y
REASON: Conditional factor on main parcel should be 85% due to wetlands.				

TYPE: Real Estate			UID: 4080	
TAXPAYER: Ullman, Brian & Ullman, Sam Alene				
LOCATION/DESCRIPTION: 449 Belden Hill Rd				
ASSESSOR’S ORIGINAL ASSESSMENT: \$1,019,900				
BAA’S NEW ASSESSMENT: \$1,019,900 (<i>No Change</i>)				
MEMBERS IN FAVOR				
ZSUNKAN	FALTA	GARDNER	MCCARTY	OBRIEN
Y	Y	Y	Y	Y

REASON: BAA agrees with Vision's/Assessor's assessment.

TYPE: Real Estate		UID: 2734		
TAXPAYER: Degirolamo, Joseph A & Degirolamo, Nadine				
LOCATION/DESCRIPTION: 36 Woods End Dr				
ASSESSOR'S ORIGINAL ASSESSMENT: \$883,680				
BAA'S NEW ASSESSMENT: \$883,680 (<i>No Change</i>)				
MEMBERS IN FAVOR				
ZSUNKAN	FALTA	GARDNER	MCCARTY	OBRIEN
Y	Y	Y	Y	Y
REASON: BAA agrees with Vision's/Assessor's assessment.				

TYPE: Real Estate		UID: 574		
TAXPAYER: Georgeou, Steven G & Schiefelbein-Georgeou Lee A				
LOCATION/DESCRIPTION: 63 Cannon Rd				
ASSESSOR’S ORIGINAL ASSESSMENT: \$542,920				
BAA’S NEW ASSESSMENT: \$542,920 (<i>No Change</i>)				
MEMBERS IN FAVOR				
ZSUNKAN	FALTA	GARDNER	MCCARTY	OBRIEN
Y	Y	Y	Y	Y
REASON: BAA agrees with Vision’s/Assessor’s assessment.				

TYPE: Real Estate		UID: 125		
TAXPAYER: Heins, Gregory Ganey & Heins, Hailey Stebbins				
LOCATION/DESCRIPTION: 9 Laurel La				
ASSESSOR’S ORIGINAL ASSESSMENT: \$936,880				
BAA’S NEW ASSESSMENT: \$913,160				
MEMBERS IN FAVOR				
ZSUNKAN	FALTA	GARDNER	MCCARTY	OBRIEN
Y	Y	Y	Y	Y
REASON: Comparison to neighboring homes of same attributes.				

Chairperson Zsunkan motioned to adjourn the meeting at 10:05pm, seconded by all members.

Robert Zsunkan
Chairman
Board of Assessment Appeals