

Board of Civil Authority Hearing
Thursday, October 10, 2024 at 4:30 pm
Akeley Memorial Hall
Approved November 7, 2024

BCA Members present were: Leighton Detora, Susan Connerty, Jo Sable Courtney, Mary Black, Tom Kastner, Penny Davis

Also Present: Claudine Safar and Jeff Teplitz via zoom

Leighton called the meeting to order.

Tax Appeal Hearing – Eastvail LLC (Parcel #47007.B00)

Leighton reviewed the process for the meeting that we were re-convened to take comments from the taxpayers, Listers, and the Board on the Inspection Report.

The inspection report was presented to all board members as well as the appellants before the meeting.

The appellants were able to make comments regarding the inspection report. Claudine Safar noted that the inspection report states the kitchen flooring appears to be a somewhat recent renovation, and she wants to point out that the floor was there when the condo was purchased in 2013. She doesn't consider that a recent renovation. She would consider recent to be within six months to a year of the inspection. She states there is another incorrect fact regarding a three-quarter bath attached to the bedroom to the right of the foyer. It states it has been fully renovated. The only thing they have done is replace the prefabricated corner shower with the tiled shower unit that exists there now. It is marginally larger than it was but still small. Nothing else has been renovated there and therefore the characterization that it was fully renovated is also incorrect. As for the bathroom in the good-sized bedroom with a larger closet, it also states that it's a recently renovated full bathroom. She takes issue with the words recently renovated. The bathroom is 100% the same state as when it was purchased. She also states that the jetted tub needs to be replaced at some point very soon because the jets are entirely full of mold. She also states that the bathroom that is mentioned upstairs has also not been fully renovated. It is a 100% as it was when they purchased it. We don't deny that at some point the former owner did renovate the bathroom and did a great job. However, the bathroom is as it was during the last appraisal. Jeff Teplitz reiterated some of the things Claudine mentioned that the kitchen flooring was not new. He wasn't sure about the carpets; they might also be original. He is constantly having to repair the cabinets. He also mentioned the large built-in bar. It's not a wet bar; it's just some built-in cabinets.

The BCA members were able to ask questions of the Inspection Committee regarding the Inspection Report. However, none of them had any.

The Listers were not in attendance.

The Board then engaged in its deliberative session.

A motion was made by Tom Kastner, Mary Black seconded with all in favor to uphold the Listers evaluation in the amount of \$1,011,200. The Official Notice of the Decision of the Board of Civil Authority is attached.

The meeting was adjourned.

Respectfully submitted,

Penny Davis