

**VILLAGE OF TUXEDO PARK
BOARD OF ASSESSMENT REVIEW MEETING
GRIEVANCE DAY
FEBRUARY 21, 2023
5:00 P.M. to 9:00 P.M.
MINUTES**

Grievance Day was held by the Board of Assessment Review at Village Hall and via Zoom on Tuesday, February 21, 2023 from 5:00 p.m. - 9:00 p.m.

Present: Mayor David McFadden
Deputy Mayor Anna (Tinka) Shaw
Trustee Paul Brooke
Trustee Chris Kasker

Absent: Trustee Joshua Scherer

Village Clerk: Elizabeth Doherty

Mayor McFadden called the meeting to order at 5:00 p.m. Roll call was taken.

The following persons appeared before the Board of Assessment Review and presented their grievance applications (RP-524):

1. Karen and Said Haidar (Represented by Lou Lewis, Esq.)
119 Turtle Road Tax Map No. 103-1-5
Village Assessment: \$858,585 (Market Value \$5,950,000)
Request: Market Value \$3,000,000
2. Brett Klein and David Belsky
130 Continental Road; Tax Map No. 104-1-64
Village Assessment: \$261,180 (Market Value \$1,800,000)
Request: Market Value \$975,000

Daniel Rifkin (97 West Lake Road) asked the Board some questions about how the grievance process works. Building and Land use Officer John Ledwith explained that the Board of Assessors look at the condition of each property on December 31st of each year. If a building catches fire on December 1st and there is no structure left the Board has the ability to reduce its assessment. In the reverse, if a house is being built the Board has the right to add value to the property each year as the building is being improved upon. Mr. Rifkin's house was in the process of being built. The Board estimated that it was 5% complete.

The following persons presented their grievance applications (RP-524) to the Board of Assessment Review prior to the meeting date but did not appear in person to discuss their applications:

1. Rita and Kevin Settembrino
Eagle Mountain Road; Tax Map No. 102-1-18
Village Assessment: \$55,000 (Market Value \$379,049)
Request: Market Value \$325,000
2. Nasser Farhadian (Represented by James Burns of Aventine Properties)
7 Brook Farm Road; Tax Map No. 103-1-13.24
Village Assessment: \$156,341 (Market Value \$1,077,471)
Request: Market Value \$1,000
3. Andrew Keating (Represented by James Burns of Aventine Properties)
96 Cliff Road; Tax Map No. 106-1-75.2
Village Assessment: \$226,020 (Market Value \$1,557,684)
Request: Market Value \$1,000
4. Ann Hu (Represented by James Burns of Aventine Properties)
42 Circuit Road; Tax Map No. 107-1-82
Village Assessment: \$426,614 (Market Value \$2,940,138)
Request: Market Value \$1,000
5. Stephen Evans-Freke (Represented by James Burns of Aventine Properties)
91 Lookout Road; Tax Map No. 107-1-99.2
Village Assessment: \$492,800 (Market Value \$3,396,278)
Request: Market Value \$1,000
6. Francesca Zanghi (Represented by O'Donnell & Cullen Property Tax Consultants)
2 Serpentine Road; Tax Map No. 107-1-92.2
Village Assessment: \$124,823 (Market Value \$860,225)
Request: Market Value \$750,000

No other applications were received.

Close the Public Portion of Meeting

A motion was made by Mayor McFadden, seconded by Trustee Brooke that the public portion of the meeting be closed at 9:00 p.m.

Vote of the Board:

Deputy Mayor Tinka Shaw – Aye

Trustee Brooke – Aye
Trustee Christopher Kasker – Aye
Trustee Scherer – Absent
Mayor David C. McFadden – Did not vote

The motion was passed by a 3-0 vote.

Adjournment

A motion was made by Mayor McFadden, seconded by Deputy Mayor Shaw, that the Board of Assessment reconvene in Executive Session at a date to be decided.

Vote of the Board:

Deputy Mayor Tinka Shaw – Aye
Trustee Brooke – Aye
Trustee Christopher Kasker – Aye
Trustee Scherer – Absent
Mayor David C. McFadden – Did not vote

The motion was passed by a 3-0 vote.

Respectfully submitted,

A handwritten signature in cursive script that reads "Elizabeth A. Doherty".

Elizabeth A. Doherty
Village Clerk-Treasurer