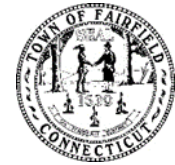


**Board of Assessment Appeals  
Fairfield, CT  
March 6, 2021 – AM Session - Minutes**



**Recording:** <https://www.youtube.com/watch?v=QRhHPv8zJc>

A Decision Meeting of the Board of Assessment Appeals was held on Saturday, March 06, 2021 at 9:00am. The meeting was held virtually via teleconference.

**MEMBERS PRESENT:**

Harold Zawadski, Chair	Paulette Cuozzo	Alexis Harrison
Peter Ruppert, Vice Chair	Ronek Patel	Judy Szablak (left at 12:00pm)
Kathleen Griffin, Secretary	John Spolyar	Catherine Giff (absent from 9:56am-11:17am)

**MEMBERS ABSENT:**

None

**OTHERS PRESENT:**

None

Harold Zawadski called the meeting to order at 9:14am.

Appeal#: **36** Type: **Real Estate**  
Listed Owner: **Joseph Sambrook**  
Location: **848 Oldfield Road**

Following a review of materials submitted and discussion, a motion was made by Catherine Giffi to **grant in part** the appeal and reduce the appraised value to **\$450,000**.

Motion seconded by Paulette Cuozzo.

Motion carried 4-2-0 (Ronek Patel, Kathleen Griffin)

Appeal#: **54** Type: **Real Estate**  
Listed Owner: **Deborah Judelson**  
Location: **163 Harbor Road**

Following a review of materials submitted and discussion, a motion was made by John Spolyar to **grant** the appeal.

Motion seconded by Kathleen Griffin.

Motion carried 5-1-0 (Ronek Patel)

Appeal#: **64** Type: **Real Estate**  
Listed Owner: **Christopher and Eliza Harris**  
Location: **55 Lee Drive**

Following a review of materials submitted and discussion, a motion was made by Catherine Giff to **grant in part** the appeal and reduce the appraised value to **\$730,000**.

Motion seconded by Harold Zawadski.

Motion failed 3-3-0

Appeal#: **76**

Type: **Real Estate**

Listed Owner: **Damien Roy and Emily Lombourg**

Location: **222 South Street**

Following a review of materials submitted and discussion, a motion was made by Catherine Giff to **grant in part** the appeal and reduce the appraised value to **\$1,380,000**.

Motion seconded by Kathleen Griffin.

Motion carried 4-2 (Kathleen Griffin, Paulette Cuozzo)

Appeal#: **136**

Type: **Real Estate**

Listed Owner: **Joseph and Meghan Addressi Miele**

Location: **9 Ludlowe Court**

Following a review of materials submitted and discussion, a motion was made by Catherine Giff to **deny** the appeal.

Motion seconded by Kathleen Griffin.

Motion carried unanimously.

Appeal#: **210**

Type: **Real Estate**

Listed Owner: **Declan Mahar**

Location: **693 Fairfield Beach Road**

Following a review of materials submitted and discussion, a motion was made by Judith Szablak to **grant** the appeal.

Motion seconded by Paulette Cuozzo.

Motion carried 5-3-0 (Kathleen Griffin, Paul Ruppert, John Spolyar)

Appeal#: **227**

Type: **Real Estate**

Listed Owner: **Ken and Elizabeth Davey**

Location: **1810 Fairfield Beach Road**

Following a review of materials submitted and discussion, no action was taken.

Appeal#: **249**

Type: **Real Estate**

Listed Owner: **Patrick McInerney**

Location: **528 Lalley Boulevard**

Following a review of materials submitted and discussion, no action was taken.

Appeal#: **253**

Type: **Real Estate**

Listed Owner: **Rosario and Antoinette DeVico**

Location: **2143 Fairfield Beach Road**

Following a review of materials submitted and discussion, a motion was made by Ronek Patel to **deny** the appeal.

Motion seconded by Kathleen Griffin.

Motion carried unanimously.

Appeal#: **254** Type: **Real Estate**

Listed Owner: **Rosario and Antoinette DeVico**

Location: **2164 Fairfield Beach Road**

Following a review of materials submitted and discussion, a motion was made by Ronek Patel to **deny** the appeal.

Motion seconded by John Spolyar.

Motion carried 5-3-0 (Paulette Cuozzo, Judith Szablak)

Appeal#: **324** Type: **Real Estate**

Listed Owner: **Grella Family Investment Prtnrshp**

Location: **2189 Fairfield Beach Road**

Following a review of materials submitted and discussion, a motion was made by Ronek Patel to **grant in part** the appeal and reduce the appraised value to **\$95,200**.

Motion seconded by Harold Zawadski.

Motion carried 7-0-2 (Judith Szablak, Alexis Harrison)

Appeal#: **404** Type: **Real Estate**

Listed Owner: **Pellegrino and Alda Fiano**

Location: **37 South Street**

Following a review of materials submitted and discussion, a motion was made by Catherine Giff to **deny** the appeal.

Motion seconded by John Spolyar.

Motion carried unanimously.

Appeal#: **434** Type: **Real Estate**

Listed Owner: **Gunston Holdings LLC**

Location: **1011 Pequot Avenue**

Following a review of materials submitted and discussion, a motion was made by John Spolyar to **grant** the appeal.

Motion seconded by Catherine Giff.

Motion carried 5-1 (Kathleen Griffin)

Appeal#: **493** Type: **Real Estate**

Listed Owner: **James M. Wright**

Location: **749 Fairfield Beach Road**

Following a review of materials submitted and discussion, no action was taken.

Appeal#: **502** Type: **Real Estate**

Listed Owner: **Paul Landino, Jr.**

Location: **1662 Fairfield Beach Road**

Following a review of materials submitted and discussion, no action was taken.

Appeal#: **503**

Type: **Real Estate**

Listed Owner: **Joanne Landino**

Location: **1657 Fairfield Beach Road**

Following a review of materials submitted and discussion, no action was taken.

Appeal#: **531**

Type: **Real Estate**

Listed Owner: **Kathryn Agosto**

Location: **256 Pratt Street**

Following a review of materials submitted and discussion, a motion was made by Judith Szablak to **deny** the appeal.

Motion seconded by Ronek Patel.

Motion carried unanimously.

Appeal#: **543**

Type: **Real Estate**

Listed Owner: **Eric and Valerie Ratner**

Location: **672 Rowland Road**

Following a review of materials submitted and discussion, a motion was made by John Spolyar to **deny** the appeal.

Motion seconded by Ronek Patel.

Motion carried 5-0-1 (Paulette Cuozzo)

Appeal#: **583**

Type: **Real Estate**

Listed Owner: **Terrance Keegan**

Location: **46 Sunfield Lane**

Following a review of materials submitted and discussion, a motion was made by Catherine Giff to **grant in part** the appeal and reduce the appraised value to **\$294,400**.

Motion seconded by Ronek Patel.

Motion carried 5-1-0 (Paulette Cuozzo)

Appeal#: **630**

Type: **Real Estate**

Listed Owner: **John Jr. and Lisa Fay**

Location: **939 Fairfield Beach Road**

Following a review of materials submitted and discussion, a motion was made by Peter Ruppert to **deny** the appeal.

Motion seconded by Kathleen Griffin.

Motion carried 5-3-0 (Judith Szablack, Paulette Cuozzo, Alexis Harrison)

In response to the chair, Kathleen Griffin made a motion to adjourn the meeting. Harold Zawadski seconded. The motion passed unanimously.

Harold Zawadski adjourned the meeting at 2:45pm.

Respectfully Submitted,

Pru O'Brien  
Recording Secretary  
Board of Assessment Appeals