

Town of Montgomery ~ Board of Civil Authority
Appeal of Result of Lister Grievance Hearing
Monday, October 21st 2019, 5:00 PM
Public Safety Building Conference Room – 86 Mountain Rd
Unapproved Minutes

1. Organization of the BCA- Charlie called the meeting to order at 5:15PM
 - a. Elect Chair: Tosca nominated Charlie Hancock to serve as Chair, seconded by Darren. Charlie was elected to serve as chair of the Board of Civil Authority by unanimous vote.
2. Elect Clerk: Mark nominated Elizabeth Reighley to serve as Clerk, seconded by Tosca. Elizabeth was elected to serve as Clerk of the Board of Civil Authority by unanimous vote.
3. Hear appeal of property assessment, following Lister Grievance, by the following owner(s):
 - a. Luke Godfrey/Amy Rifenburg Parcel ID: 00030.031X- Lynda Cluba introduced the property owned by Luke Godfrey citing the current total assessed value as \$354,200 including land and buildings. Amy Rifenburg, on behalf of Luke Godfrey, stated what they currently have done on the roads leading to the property, which is located on a class four road, including purchasing machinery, gravel, culverts at their own expense. She stated that based on the many years that they have taken care of the road it seems the assessed value is not equitable as some property owners do not contribute to the Class Four maintenance yet still receive the same reduction for living on a class four town road. The Listers presented their evidence of the current valuation based on comparable sales in the area, including the reduction in value based on living on a class four which Lynda confirmed that each resident gets that reduction. Discussion ensued regarding how sales affect property values and what rules the Listers must follow to reach fair market value. It was also noted by Lynda that Amy and Luke would see a reduction in taxes if they were to enroll in the Current Use Program as it would reduce the amount of their taxable assessed value which would greatly affect what they pay in taxes each year. Charlie stated they will appoint an inspection committee of BCA members to conduct a site visit, members appointed to the committee are Charlie, Tosca, Mark, & Darren. Charlie will coordinate to setup a time for the visit. The board will recess this hearing to conduct the visit before reconvening within 30 days to hear the result of the site inspection and make a decision.

Tosca motioned to recess the hearing, seconded by Liz, and the board adjourned at 5:48pm

Respectfully submitted, Elizabeth Reighley