

**MINUTES**  
**BOARD OF ASSESSMENT APPEALS**  
**ASSESSMENT APPEALS**  
**TOWN OF OLD LYME**  
**MEETING HALL – 52 LYME STREET**  
**OLD LYME, CT 06371**

**The Old Lyme Board of Assessment Appeals Meeting on 3/18/2025 in the Meeting Hall between 4:00 P.M. and 8:20 P.M., at 52 Lyme Street.**

THE MEETING WAS CALLED TO ORDER AT: 4:05 P.M. By George Finley

IN ATTENDANCE: Peter Hunt, Timothy Griswold, Devin Berke and David Evers

**TIME SCHEDULED: 5:00:00 PM START TIME:5:00 PM END TIME: 5:10 PM**

**APPEAL OF:** 13 Biscayne Blvd

**PROPERTY OWNER:** Coppola Mary

**APPELLANT:** Robert Izzo & Miguel Coppola

**REASON FOR APPEAL:** Valuation Appeal

**PROPERTY TYPE:** Residential

**BOARD DECISION:**PENDING

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**TIME SCHEDULED: 5:00:00 PM START TIME:5:01 PM END TIME: 5:08 PM**

**APPEAL OF:** 4 Bittersweet La

**PROPERTY OWNER:** Olson Matthew Forder & Cynthia

**APPELLANT:** Olson Matthew Forder & Cynthia

**REASON FOR APPEAL:** Valuation Appeal

**PROPERTY TYPE:** Residential

**BOARD DECISION:**PENDING

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**TIME SCHEDULED: 5:15:00 PM START TIME:5:11 PM END TIME: 5:21 PM**

**APPEAL OF:** 7 Duchess Dr

**PROPERTY OWNER:** Maclean Christopher & Jessi

**APPELLANT:** Maclean Christopher & Jessi

**REASON FOR APPEAL:** Valuation Appeal

**PROPERTY TYPE:** Residential

**BOARD DECISION:**PENDING

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**TIME SCHEDULED: 5:15:00 PM START TIME:5:09 PM END TIME: 5:23 PM**

**APPEAL OF:** 20 Stanhope Ave

**PROPERTY OWNER:** Reyes Jennifer & Edward

**APPELLANT:** Reyes Jennifer & Edward

**REASON FOR APPEAL:** Valuation Appeal

**PROPERTY TYPE:** Residential

**BOARD DECISION:**PENDING

**TIME SCHEDULED: 5:30:00 PM START TIME:NO SHOW END TIME: NO SHOW**

**APPEAL OF:** 8 Coult LA

**PROPERTY OWNER:** McDonald Mary Jane

**APPELLANT:** McDonald Mary Jane

**REASON FOR APPEAL:** Valuation Appeal

**PROPERTY TYPE:** Residential

**BOARD DECISION:**NO SHOW

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**TIME SCHEDULED: 5:30:00 PM START TIME:6:18 PM END TIME: 6:30 PM**

**APPEAL OF:** 10-1 Dennis Rd

**PROPERTY OWNER:** Sullivan Brian

**APPELLANT:** Sullivan Brian

**REASON FOR APPEAL:** Valuation Appeal

**PROPERTY TYPE:** Residential

**BOARD DECISION:**PENDING

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**TIME SCHEDULED: 5:45:00 PM START TIME:6:03 PM END TIME: 6:14 PM**

**APPEAL OF:** 2 Lonicera Ct

**PROPERTY OWNER:** Costantine Kevin C & Linden Beth

**APPELLANT:** Costantine Kevin C & Linden Beth

**REASON FOR APPEAL:** Valuation Appeal

**PROPERTY TYPE:** Residential

**BOARD DECISION:**PENDING

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**TIME SCHEDULED: 5:45:00 PM START TIME:5:35 PM END TIME: 5:45 PM**

**APPEAL OF:** 72 Neck Rd

**PROPERTY OWNER:** Koproski Chris

**APPELLANT:** Koproski Chris

**REASON FOR APPEAL:** Valuation Appeal

**PROPERTY TYPE:** Residential

**BOARD DECISION:**PENDING

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**TIME SCHEDULED: 6:00:00 PM START TIME:5:45 PM END TIME: 6:01 PM**

**APPEAL OF:** 19 Old Post RD

**PROPERTY OWNER:** Milardo Sheryl

**APPELLANT:** Milardo Sheryl

**REASON FOR APPEAL:** Valuation Appeal

**PROPERTY TYPE:** Residential

**BOARD DECISION:**PENDING

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**TIME SCHEDULED: 6:00:00 PM START TIME:5:56 PM END TIME: 6:05 PM**

**APPEAL OF:** 3 Vaccinium Way

**PROPERTY OWNER:** Pennie William & Kirsten

**APPELLANT:** Pennie William & Kirsten

**REASON FOR APPEAL:** Valuation Appeal

**PROPERTY TYPE:** Residential

**BOARD DECISION:**PENDING

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**TIME SCHEDULED: 6:15:00 PM START TIME:6:15 PM END TIME: 6:21 PM**

**APPEAL OF:** 3 Prospect St

**PROPERTY OWNER:** Melluzzo Dennis & Valerie

**APPELLANT:** Melluzzo Dennis & Valerie

**REASON FOR APPEAL:** Valuation Appeal

**PROPERTY TYPE:** Residential

**BOARD DECISION:**PENDING

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**TIME SCHEDULED: 6:30:00 PM START TIME:NO SHOW END TIME: NO SHOW**

**APPEAL OF:** 20 Seaside La

**PROPERTY OWNER:** J & F Marti KKC

**APPELLANT:** Frazier Daniel

**REASON FOR APPEAL:** Valuation Appeal

**PROPERTY TYPE:** Residential

**BOARD DECISION:**NO SHOW

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**TIME SCHEDULED: 6:30:00 PM START TIME:6:22 PM END TIME: 6:30 PM**

**APPEAL OF:** 7 Portland Ave

**PROPERTY OWNER:** Melluzzo Dennis & Valerie

**APPELLANT:** Melluzzo Dennis & Valerie

**REASON FOR APPEAL:** Valuation Appeal

**PROPERTY TYPE:** Residential

**BOARD DECISION:**PENDING

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**TIME SCHEDULED: 6:45:00 PM START TIME:6:31 PM END TIME: 6:43 PM**

**APPEAL OF:** 30 Peppermint Ridge

**PROPERTY OWNER:** Colangelo Christopher & Jennifer

**APPELLANT:** Colangelo Christopher & Jennifer

**REASON FOR APPEAL:** Valuation Appeal

**PROPERTY TYPE:** Residential

**BOARD DECISION:**PENDING

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**TIME SCHEDULED: 6:45:00 PM START TIME:6:41 PM END TIME: 6:55 PM**

**APPEAL OF:** 9 Blackwell La

**PROPERTY OWNER:** Jones Noah

**APPELLANT:** Jones Noach

**REASON FOR APPEAL:** Valuation Appeal

**PROPERTY TYPE:** Residential

**BOARD DECISION:**PENDING

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**TIME SCHEDULED: 7:15:00 PM START TIME:7:20 PM END TIME: 7:29 PM**

**APPEAL OF:** 22-1 West End Dr

**PROPERTY OWNER:** Gineo Jonathan

**APPELLANT:** Gineo Jonathan

**REASON FOR APPEAL:** Valuation Appeal

**PROPERTY TYPE:** Residential

**BOARD DECISION:**PENDING

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**TIME SCHEDULED: 7:15:00 PM START TIME:7:09 PM END TIME: 7:25 PM**

**APPEAL OF:** 311 Brightwater Rd

**PROPERTY OWNER:** Munnelly Terence

**APPELLANT:** Munnelly Terence

**REASON FOR APPEAL:** Valuation Appeal

**PROPERTY TYPE:** Residential

**BOARD DECISION:**PENDING

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**TIME SCHEDULED: 7:30:00 PM START TIME:7:30 PM END TIME: 7:36 PM**

**APPEAL OF:** 22 West End Dr

**PROPERTY OWNER:** Hydrant Holdings LLC

**APPELLANT:** Gineo Jonathan

**REASON FOR APPEAL:** Valuation Appeal

**PROPERTY TYPE:** Residential

**BOARD DECISION:**PENDING

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**TIME SCHEDULED: 7:30:00 PM START TIME:7:25 PM END TIME: 7:27 PM**

**APPEAL OF:** 317 Brightwater Rd

**PROPERTY OWNER:** Munnelly Terence

**APPELLANT:** Munnelly Terence

**REASON FOR APPEAL:** Valuation Appeal

**PROPERTY TYPE:** Vacant Land

**BOARD DECISION:**PENDING

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**TIME SCHEDULED: 7:45:00 PM START TIME:7:33 PM END TIME: 7:52 PM**

**APPEAL OF:** 4 Pond Rd

**PROPERTY OWNER:** Coons Mary E

**APPELLANT:** Coons Mary E & William

**REASON FOR APPEAL:** Valuation Appeal

**PROPERTY TYPE:** Residential

**BOARD DECISION:**PENDING

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**TIME SCHEDULED: 7:45:00 PM START TIME:7:42 PM END TIME: 7:55 PM**

**APPEAL OF:** 3 Wolcott Ln

**PROPERTY OWNER:** Coumans Jacobus & Kathleen

**APPELLANT:** Coumans Jacobus & Kathleen

**REASON FOR APPEAL:** Valuation Appeal

**PROPERTY TYPE:** Residential

**BOARD DECISION:**PENDING

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Decisions made on the following pending appeals:

3/11/2025 Qiu Way H 35 Coult La \$600000

3/11/2025 Peppermint Ridge LLC 2 Vaccinium Way \$no change

3/11/2025 Even Sharon & Harold 40 Saltaire dr \$700000

3/11/2025 Ranelli Kendra M & Gian-Matthew 32 Carrington Rd \$505000

3/11/2025 Kitchings Christine 31 Sill La \$590000

3/11/2025 Migatz Jean L 7 Carrington Rd \$400000

3/11/2025 Bulas Craig & Laura 126 Sill La \$598000

3/11/2025 Migatz Jean L 24 Wildwood Dr \$450000

3/11/2025 Eckert Blaise & Daria 9-1 Meetinghouse La \$975000

3/11/2025 Four Mile River Holdings LLC 8 Bank Rd \$depreciation of slips 10%

3/11/2025 Four Mile River Holdings LLC 8 Bank Rd \$No Appeal

3/11/2025 Schiavone Daniel M 13 Sea La \$1289100

3/11/2025 Vitali James 78 Grassy Hill Rd \$700000

3/11/2025 Sablone Colleen 16 Coult La \$No change

3/11/2025 Johnston James 224 Whippoorwill Rd \$360000

3/11/2025 Lapila Lawrence J & Heidi B TR 20 Swan Ave \$620000

3/11/2025 Besier Rumney Mary Ann TR 3 Tantummaheag Rd \$590000

3/11/2025 Rappoccio Suzanne 26-1A Pond Rd \$756000

3/11/2025 Vacon Matthew 22 Old Colony Rd \$448000

3/11/2025 Rappoccio Connie 26-2A Pond Rd \$No change

3/11/2025 Peppermint Ridge LLC 36 Peppermint Ridge \$260000

3/11/2025 Peppermint Ridge LLC 2 Berberis Dr \$No change

MOTION TO ADJOURN AT: 8:20 P.M.

Respectfully submitted,

Anita A. Lettieri Clerk for the BAA

