



January 19, 2022 Tax Abatement Committee Hearing - ZOOM hearing - 5:00 p.m. Sharon Bushor Conference Rm 1st Floor- City Hall 1/19/2022

Tax Abatement Committee

Minutes

Monday January 19, 2022, 5 p.m. Sharon Bushor Conference Rm

Committee Members: Councilors Sarah Carpenter (SC) Chair; Mark Barlow (MB); Perri Freeman (PF)

Committee Member not Present:

Others Present: Jared Pellerin (JP), City Attorney's Office; John Vickery (JV), City Assessor; Kenneth Nosek (KN), Committee Administrator-City Assessor's Office; Traci Isham – Account Receivable/Receipts Specialist C/T Office; Katherine Schad, Chief Administrative Officer; Karen Paul, City Councilor

Petitioners Present: Marlene Booska representing her brother George Mason and his wife Lori Mason. Richard Wolbach representing his father in law Thomas E. Halpin

Deborah Larach Baad (sp?) representing Falls Properties LLC

No Show: Elizabeth and Kathryn Keough

Actually delinquent is \$9457.36

Amount of request is \$16,969.94

At 5:05 p.m. Chair Sarah Carpenter commenced the meeting.

Agenda:

Motion to adopt by **MB**

Second by **SC** passed





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Minutes Adopted:

Motion to adopt by **MB**

Second by **SC**

Agenda item 1.01 Review "financial hardship" criteria

The Burlington Tax Relief program is approved for 1M dollars. There is language CAO Schad has submitted to the Tax Abatement Committee. The tax dept will send out letters to approx. 1,085 households with the information for those eligible households.

Is committee process different, meeting a unique circumstance that other programs will not meet.

Agenda item 1.02-Petitioner Hearings

CASGVT, LLC, 045-4-040-000, 93-95 Brookes Ave

Error in closing documents PTTR address was incorrectly added to PTTR and that was address the City of Burlington had as a mailing address.

Penalties = \$645.61

Interest = \$674.99

That is what is being asked for.

Recommend to deny abatement because it is not illegal, uncollectible or manifestly unjust.

FALLS PROPERTIES CORPORATION, 049-1-087-307, 40 College St. Unit 307

Deborah Larach Baad representing her father. (Can she represent for him??).

Bank shut his account and sent checks to daughter. Father/owner could not travel because he could not get a vaccine in Honduras where he is citizen. Daughter and father have reset auto pay with city to an account that works and they have updated the address for mailing. Asking for abatement of penalties and interest.

Recommend to deny abatement because it is not illegal, uncollectable or manifestly unjust.



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THOMAS E. HALPIN, 028-4-080-000, 96 Wildwood Drive

Richard Wolbach representing Halpin father in law. Asking for reimbursement of penalties during and because of death of father in law. Thomas Halpin wife had dementia and could not sign for POA and there was a timeframe that no one had responsibility for property in clear and conscious way because owner of record was in hospital. New owners (relatives) bought house and paid the sums owed.

Recommend to abate 89.60 penalties base on manifest unjust.

RICHARD M. SINGLE & PEG BOYLE SINGLE, 046-2-075-000, 58 Case PW

Could not live in house since Dec 2017 b/c Medical Center Central Plant. Owners do not have ability to remediate the source. Councilor Paul speaking on owners behalf on dangers of low frequency noise contamination. When boilers at UVM are in operation the low frequency noise occurs – this is most of the year. Per City Assessor - request for abatement is for time period they were not living in the house.

Councilor Carpenter (CC) asks about reimbursement from UVM' - uvm paid for hotel room 9-10 months and agreed to pay during sabbatical b/c owners could not rent it. UVM refused to extend housing allowance and did not remediate the problem during the sabbatical time when they stated they would do so previous to Single taking the sabbatical.

CC asked what city has done to intervene. Richard Single read March 15, 2019 letter by Joan Shannon. The City Code enforcement division has not stepped into the issue.

Richard Single read letter written by Selene Colburn to Jan Wright, Interim Chief of Police Dept.

Determined the Noise ordinance was the possible issue rather than a health issue asked CC.

Singles pursued the Burlington Board of Health – David Kasey (is this correct name?) did not take issue seriously.

Vermont Dept of Health was contacted by the Singles. Dolan, Deputy of VT Health Dept told them there was no legal need for hospital to remediate.

Single's stated that Mayor Miro Weinberger diverted their issue from City Attorney's office when the Single's presented issue to him.

Recommend to abate the total dollar amount of taxes in amount of \$26,612.54 on the ground that it is manifestly unjust.

GEORGE MASON JR., 348 North Winooski Avenue, 040-2-133-000

Marlene Booska representing her brother. Property taxes fallen behind. Requesting arrears are waived. The property belonged to mother deceased in 2007 – had Alzheimer's. Trustee of Estate (Marlene and George's brother James) was not responsible for fiduciary duties. Lien against property now exists because James as Trustee (not the owner) took a personal loan given by North Country Federal Credit Union against property. Brother James was receiving all paperwork and mail for



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the property. George left with responsibility of \$75,000 against the property after lawyers for George negotiated a small reduction in the lien.

\$10,987.50 unpaid in arear taxes as of today 1.19.2022.

Interest =2,262.32

Penalties = 645.94

Tax \$8078.24

Appraised at \$480,000 recently.

No legal action taken against the Trustee of the Estate.

Trustee James Mason filed bankrupt, divorced from family and lost his job.

George's income does no support more than \$100,000 mortgage for house. He is taking this mortgage so credit union will not take house. George lives in house. \$1400/month from rental for 2 bdr apt. \$1460 month will be monthly cost of George to pay insurance, taxes and mortgage against the house.

George is currently employed for 13 years by National Chimney supply. He earns \$300/wk.

Requesting the arears in taxes per Marlene Booska.

North Country paid a \$15,000 payment in 2020 toward the taxes as part of the negotiation to remediate the issue of the property dispute with lien against the property

Committee requested to postpone, ask for more information and continue this hearing on Tuesday Feb 1st 4:30pm for more information.

ADRIAN IVAKHIV & AURIEL GRAY, 021-2-211-051, 51 Northshore Dr.

When they were living in Greensborough VT at Auriel's mom's house during summer they did not go get their mail in Burlington. Neither owner was working at the time. Penalties were from 2020 at some point into 2021.

John Vickery asked for income info that proves hardship.



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CC asked if owners applied for the homestead credit.

Wife is taking time off work so she can travel with husband on sabbatical and they rented their condo out.

City stands by the taxes charged.

Recommend to partially abate in amount 518.03 on grounds of manifest unjust due to acute period of hardship COVID hardship pandemic for November installment of 2020.

ELIZABETH and KATHRYN KEOUGH, 057-4-136-000; 175 Lyman Avenue

Petitioners did not show up to speak for themselves.

Councilor Carpenter would like to request petitioner to detail:

Who owned the house in 2020-what was their incomes

Who owned house in 2021 what was their incomes

Councilor Freeman want to make a request or motion to ask councilors to ask for what they want me to request or more and specific details from the petitioners.

Councilor Carpenter 2nd it.

Council votes to postpone this abatement request until more info acquired.

Kenneth requests from councilors to provide any additional questions or documents they wish from petitioner(s) Keogh/Liska by noon this Friday Jan 21 so that Kenneth can write one concise e-mail requesting all this additional info.

Committee requested to postpone, ask for more information and continue this hearing on Tuesday Feb 1st 4:30pm for more information.

Agenda Item 3.01 Public Forum open

no one present

ADJOURNMENT

Public meeting adjourned at 7:24 p.m. to go into deliberative session



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Motion to Adjourn by PF

Second by MB

Unanimous

Full meeting adjourned at 8:08 pm

Motion MB

Seconded by PF