

Westford GRIEVANCE HEARING MINUTES 5/29/2025 - 5/30/2025

Grievance Hearings held at the Richford Town Office Building

The following persons made appointments and appeared in person or via telephone to discuss their property valuation:

Thursday, May, 29 starting at 9:00am. In attendance: Kevin Grassi & Jean Wilson

Property Owner	Parcel ID	Owner comments
Diane Dufresene	01RL005	Property has community septic within 2acre housesite. Backland is restricted, we are not allowed to build on it. It is currently an active sugarbush but not allowed to build on. The square footage on the 2nd floor is off due to back dormer measurements.
Tom Dunkley	05OC020	Floor boards have shrunk and caused half inch wide gaps between floorboards. Can not pass a water test, has a spring but needs filter.
Ken Tardie	10MC018	Pond is a farm pond, should have no value, Land is valued too high.
	07CW006	Value on excluded 2 acres should be valued the same as the residual acreage. It can not be built on, it is enrolled in Vermont Land Trust. The entire parcal is enrolled in Vermont Land Trust. Land that abutts home is valued too high.
Bob White	02HU010	Apartment is overvalued. There is no flooring in 70% of apartment. Grades are too high. Hemlock boards do not have preservative, starting to rot. House is alll original.
Marjorie Mcintosh	10FU010.Z	Need to consider abutting land in Underhill. 76.1 acres abutting in Underhill
Margaret Armstrong	07FT036	Adjustments were made at informational hearings, housesite value updated. Considered CU excluded land under powerlines.
Henry Burkhart		

Hearings ended 3:00pm on May 29, 2025

Friday, May 30 starting at 9:00am. In attendance: Kevin Grassi, Jean Wilson

Property Owner	Parcel ID	Owner comments
Katherine & James Anderson	10MC015	Land value on backland
John Cooley	10GR002	Land value too high, seasonal access to property
Colin Kennan	09CH009	Value should be closer to fee appraisal.
Will Paden	02PL029	Fee appraisal much lower than new value
Andrew & Dana Freeman	08AW003	Quality grade too high. Price per square foot should be lower.
Ronald Frey Sr	01OC004	Property cannot built on. It is restricted by the State.
Ben Bornstein	10FU004	Land value too high. Access is very tough and seasonal.
Nelson Family Revocable Living Trust	07FT043	House has water damage. Ceiling and walls need to be replaced.
Susan Kearns	06CN020	Property has not been used in 10 years, bad shape. Water is contaminated. Septic a holding tank

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Respectfully Submitted,
Kevin Grassi