

RESOLUTION NO. 548

AUTHORIZING THE REFUND OF REAL PROPERTY TAXES IN THE CITY
OF ALBANY *Town of Guilderland*

Introduced: 12/5/19

By Audit and Finance Committee:

WHEREAS, This Legislative Body has received notice from the Director of the Real Property Tax Service Agency of 1 parcel of real property eligible for refund of real property taxes, and

WHEREAS, The parcel has been investigated by the Director who has recommended to this Honorable Body that the Tax Roll involved be corrected, and refund be made due to unlawful entry made pursuant to RPTL §556, now, therefore be it

Town of Guilderland
RESOLVED, By the Albany County Legislature that the listed Tax Roll for the ~~City of Albany~~ be corrected and refund be made with respect to the following parcel of real property:

<u>APPLICANT</u>	<u>DESCRIPTION OF REAL PROPERTY AS SHOWN ON TAX ROLL OR BILL</u>	<u>AMOUNTS</u>
<i>Karen Van Wageningen</i> Trey Kingston Assessor	300 Prout Lane Tax Map #15.00-2-24.3	
	2018 Collection	\$439.65
	2017 Collection	\$402.27
	2016 Collection	\$402.56

and, be it further

RESOLVED, Said corrections shall be in accordance with Form RP-556 as submitted with favorable recommendations by the Director in accordance with the provisions of the New York State Real Property Tax Law, and, be it further

RESOLVED, That the Clerk of the County Legislature is directed to forward certified copies of this resolution to the appropriate County Officials.

Adopted by unanimous vote - 12/5/19



Application for Refund or Credit of Real Property Taxes

RP-556
(4/18)

Part 1 – General information: To be completed in duplicate by the applicant.

Names of owners JOSEPH BOTTISI JOHN STAATS NICHOLAS MESSERE		
Mailing address of owners (number and street or PO box) 22 BARRINGTON CT		Location of property (street address) 300 PROUT LANE
City, village, or post office NISKAYUNA	State N.Y.	ZIP code 12309
Daytime contact number 518-456-2327	Evening contact number 518-456-2327	Tax map number of section/block/lot: Property identification (see tax bill or assessment roll) 15.00-2-24.3
Account number (as appears on tax bill) 08-0679	Amount of taxes paid or payable 990.05	Date of payment 1-15-16
Reasons for requesting a refund or credit: OVER PAYMENT OF TAXES OF BUILDINGS NOT ON PROPERTY		

I hereby request a refund or credit of real property taxes levied by TOWN OF GUILDERLAND for the year(s) 2016
(County, city, village, etc.)

Signature of applicant Joseph Bottisi Date 4-1-19

Part 2 – To be completed by the County Director or Village Assessor. Attach a written report including documentation and recommendation. Specify the type of error and paragraph of subdivision 2, 3, or 7 of Section 550 under which the error falls. If a *Directed reinstatement*, see instructions.

Date application received 10/11/2019	Date warrant annexed 3/31/2016
Last day for collection of taxes without interest 1/31/2016	Recommendation Approve application* ☒ Deny application ☐
Signature of official <u>[Signature]</u>	Date 10/24/19

* If this application is approved, and the same error appears on a current assessment roll, send a copy of this form, including all attachments, to the assessor and board of assessment review. They must treat this application as a petition for the correction of that current roll (Form RP-553).

Part 3 – For use by the tax levying body or official designated by resolution _____
(insert number or date, if applicable)

Application approved (Mark an X in the applicable box):

Clerical error ☐ Error in essential fact ☒ Unlawful Entry ☐ Directed reinstatement ☐

Amount of taxes paid \$990.05	Amount of taxes due \$587.49	Amount of refund or credit \$402.56
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Application denied (reason):

Signature of chief executive officer or official designated by resolution [Signature] Date 12/16/19

TOWN OF GUILDERLAND

Payment is made to Lynne M. Buchanan, Receiver of Taxes
 PO Box 339, Guilderland, NY 12084
 518-356-1980 x1059
 buchananl@togny.org

Property Address: 300 Prout
 Ln PR

Account #: 08-0679
Bill #: 1620
Tax Map #:
 15.00-2-24.3

SWIS Code: 013089
School Code: 422803
School District:

Land Assessment:
 \$173,100.00
Total Assessment:
~~\$238,100.00~~ \$179,700
Tax Before Star: \$990.05
Star Savings: \$0.00

Front: 0
Depth: 0
Acreage: 43.24
Bank:

Book #: 2882
Page #: 812
Roll Section: 1
Class: 117

Exemptions:

FARM \$20,700.00
 AGRI \$94,867.00

Levy Description	Tax Value	Tax Rate	Tax Amount
Town General	122533.00 64,133	0.251748	\$30.85 \$16.15
Highway 2	122533.00 64,133	1.049509	\$128.60 \$67.31
County Tax	122533.00 64,133	4.242408	\$519.83 \$272.08
Alb Co Election Mand	122533.00 64,133	0.024967	\$3.06 \$1.60
NYS Retirement	122533.00 64,133	0.066659	\$8.17 \$4.28
West tpk ambulance	238100 179,700	0.118316	\$28.17 \$21.26
Fort hunter f.d.	238100 179,700	1.13972	\$271.37 \$204.81

Total Tax: \$990.05

\$587.49

Payment History

(Payments made to the county directly may not be reflected on this site.)

Date	Comments	Amount	Paid By
12/31/2015	Tax Bill	\$990.05 \$587.49	
01/19/2016	Payment	(\$990.05)	OWNER

Tax Due: \$0.00 *

* Does not include penalties or fees, if any.

Penalty Schedule

This table shows the penalties that will be due for late payments on this property.

Pay By	Penalty	Fee	Total Due
02/01/2016	\$0.00	\$0.00	\$990.05 **
02/29/2016	\$9.90	\$0.00	\$999.95 **
03/31/2016	\$19.80	\$0.00	\$1,009.85 **

** Does not include returned check fees, if any.



Application for Refund or Credit of Real Property Taxes

RP-556
(4/18)

Part 1 – General information: To be completed in duplicate by the applicant.

Names of owners JOSEPH BOTTISTI JOHN STAATS NICHOLAS MESSERE			
Mailing address of owners (number and street or PO box) 22 BARRINGTON CT		Location of property (street address) 300 PROUT LANE	
City, village, or post office NISKAYUNA	State N.Y.	ZIP code 12309	City, town, or village GUILDERLAND
Daytime contact number 518-456-2327	Evening contact number 518-456-2327	Tax map number of section/block/lot: Property identification (see tax bill or assessment roll) 15.00-2-24.3	
Account number (as appears on tax bill) 08-0679	Amount of taxes paid or payable 992.37	Date of payment 1-9-17	
Reasons for requesting a refund or credit: OVER PAYMENT OF TAXES ON BUILDINGS NOT ON PROPERTY			

I hereby request a refund or credit of real property taxes levied by TOWN OF GUILDERLAND for the year(s) 2017
(County, city, village, etc.)

Signature of applicant Joseph Bottisti Date 4-1-19

Part 2 – To be completed by the County Director or Village Assessor. Attach a written report including documentation and recommendation. Specify the type of error and paragraph of subdivision 2, 3, or 7 of Section 550 under which the error falls. If a *Directed reinstatement*, see instructions.

Date application received 10/11/2019	Date warrant annexed 3/31/2017
Last day for collection of taxes without interest 1/31/2017	Recommendation Approve application* ☒ Deny application ☐
Signature of official <u>[Signature]</u>	Date 10/24/19

* If this application is approved, and the same error appears on a current assessment roll, send a copy of this form, including all attachments, to the assessor and board of assessment review. They must treat this application as a petition for the correction of that current roll (Form RP-553).

Part 3 – For use by the tax levying body or official designated by resolution (insert number or date, if applicable)

Application approved (Mark an X in the applicable box):

Clerical error ☐ Error in essential fact ☒ Unlawful Entry ☐ Directed reinstatement ☐

Amount of taxes paid 992.37	Amount of taxes due \$590.10	Amount of refund or credit \$402.27
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Application denied (reason): 	
Signature of chief executive officer or official designated by resolution <u>[Signature]</u>	Date 12/16/19

TOWN OF GUILDERLAND

Payment is made to: Lynne M. Buchanan, Receiver of Taxes
PO Box 339, Guilderland, NY 12084
518-356-1980 x1059
buchananl@togny.org

Property Address: 300 Prout Ln PR Account #: 08-0679 SWIS Code: 013089
Bill #: 1604 School Code: 422803
Tax Map #: School District:
15.00-2-24.3

Land Assessment: Front: 0 Book #: 2882
\$173,100.00 Depth: 0 Page #: 812
Total Assessment: Acreage: 43.24 Roll Section: 1
\$238,100.00 179,700 Bank: Class: 117
Tax Before Star: \$992.37
Star Savings: \$0.00

Exemptions:
FARM BLDG. \$20,700.00
AGRI CEILS \$94,889.00

Levy Description	Tax Value	Tax Rate	Tax Amount
County Tax	122511.00 64.111	4.195943	\$514.05 269.01
Town General	122511.00 64.111	0.253482	\$31.05 16.25
Highway 2	122511.00 64.111	1.071586	\$131.28 68.70
Alb Co Election Mand	122511.00 64.111	0.016488	\$2.02 1.06
NYS Retirement	122511.00 64.111	0.066077	\$8.10 4.24
West tpk ambulance	238100.00 179,700	0.117668	\$28.02 21.14
Fort hunter f.d.	238100.00	1.166937	\$277.85 209.70

Total Tax: \$992.37 \$590.10

Payment History
(Payments made to the county directly may not be reflected on this site.)

Date	Comments	Amount	Paid By
12/30/2016	Tax Bill	\$992.37	
01/09/2017	Payment	(\$992.37)	OWNER

Tax Due: \$0.00 *
* Does not include penalties or fees, if any.

Penalty Schedule
This table shows the penalties that will be due for late payments on this property.

Pay By	Penalty	Fee	Total Due
01/31/2017	\$0.00	\$0.00	\$992.37 **
02/28/2017	\$9.92	\$0.00	\$1,002.29 **
03/31/2017	\$19.85	\$0.00	\$1,012.22 **

** Does not include returned check fees, if any.



Department of Taxation and Finance
Office of Real Property Tax Services

Application for Refund or Credit of Real Property Taxes

RP-556
(4/18)

Part 1 – General information: To be completed in duplicate by the applicant.

Names of owners JOSEPH BOTTISTI, JOHN STRATS, NICHOLAS MESSERE		
Mailing address of owners (number and street or PO box) 22 BARRINGTON CT		Location of property (street address) 300 PRUIT LANE
City, village, or post office NISKAYUNA	State N.Y.	ZIP code 12309
City, town, or village GUILDERLAND		State N.Y.
ZIP code 12303		
Daytime contact number 518-456-2327	Evening contact number 518-456-2327	Tax map number of section/block/lot: Property identification (see tax bill or assessment roll) 15.00-2-24.3
Account number (as appears on tax bill) 08-0679	Amount of taxes paid or payable 1,074.54	Date of payment JAN 8 2018
Reasons for requesting a refund or credit: OVER PAYMENT OF TAXES ON BUILDINGS NOT ON PROPERTY		

I hereby request a refund or credit of real property taxes levied by TOWN OF GUILDERLAND for the year(s) 2018
(County, city, village, etc.)

Signature of applicant Joseph Bottisti Date 4-1-19

Part 2 – To be completed by the County Director or Village Assessor. Attach a written report including documentation and recommendation. Specify the type of error and paragraph of subdivision 2, 3, or 7 of Section 550 under which the error falls. If a *Directed reinstatement*, see instructions.

Date application received 10/11/2019	Date warrant annexed 3/31/2018
Last day for collection of taxes without interest 11/31/2018	Recommendation Approve application* ☒ Deny application ☐
Signature of official <u>[Signature]</u>	Date 10/24/18

* If this application is approved, and the same error appears on a current assessment roll, send a copy of this form, including all attachments, to the assessor and board of assessment review. They must treat this application as a petition for the correction of that current roll (Form RP-553).

Part 3 – For use by the tax levying body or official designated by resolution _____ (insert number or date, if applicable)

Application approved (Mark an X in the applicable box):

Clerical error ☐ Error in essential fact ☒ Unlawful Entry ☐ Directed reinstatement ☐

Amount of taxes paid \$ 1,074.54	Amount of taxes due \$ 634.89	Amount of refund or credit \$ 439.65
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Application denied (reason): 	
Signature of chief executive officer or official designated by resolution <u>[Signature]</u>	Date 12/16/19

TOWN OF GUILDERLAND

Payment is made to: Lynne M. Buchanan, Receiver of Taxes
 PO Box 339, Guilderland, NY 12084
 518-356-1980 x1059
 buchananl@togny.org

Property Address: 300 Prout
 Ln Pr

Account #: 08-0679
Bill #: 1619
Tax Map #:
 15.00-2-24.3

SWIS Code: 013089
School Code: 422803
School District:

Land Assessment:

\$173,100.00

Total Assessment:

\$238,100.00

Tax Before Star: \$1,074.54

Star Savings: \$0.00

Front: 0

Depth: 0

Acreage: 43.24

Bank:

Book #: 2882

Page #: 812

Roll Section: 1

Class: 117

Exemptions:

FARM BLDG.

\$20,700.00

AGRI CEILS

\$94,681.00

Levy Description	Tax Value	Tax Rate	Tax Amount
County Tax	122719.00 64,319	4.814499	\$590.83 \$309.66
Town General	122719.00 64,319	0.255236	\$31.32 \$16.42
Highway 2	122719.00 64,319	1.07196	\$131.55 \$68.95
Alb Co Election Mand	122719.00 64,319	0.014805	\$1.82 .95
NYS Retirement	122719.00 64,319	0.065579	\$8.05 \$4.22
West tpk ambulance	238100.00 179,700	0.116967	\$27.85 \$21.02
Fort hunter f.d.	238100.00	1.189064	\$283.12 \$213.67

Total Tax: \$1,074.54

\$634.89

Payment History

(Payments made to the county directly may not be reflected on this site.)

Date	Comments	Amount	Paid By
12/26/2017	Tax Bill	\$1,074.54	
01/08/2018	Payment	(\$1,074.54)	OWNER

Tax Due: \$0.00 *

* Does not include penalties or fees, if any.

Penalty Schedule

This table shows the penalties that will be due for late payments on this property.

Pay By	Penalty	Fee	Total Due
01/31/2018	\$0.00	\$0.00	\$1,074.54 **
02/28/2018	\$10.75	\$0.00	\$1,085.29 **
04/02/2018	\$21.49	\$0.00	\$1,096.03 **

** Does not include returned check fees, if any.

15.00-2-24.3

Joseph Bottisti, John Staats & Nicholas Messere

300 Prout Lane

The parcel, 15.00-2-24.3, was created in 2007 when it was split from 15.00-2-24. Two other parcels were created at the same time, 15.00-2-24.1 and 15.00-2-24.2. At the time of the split the inventory consisted of two homes, two barns and a garage on 15.00-2-24. One Barn and the garage should have been listed on the parcel inventory of 15.00-2-24.2. However, the structures were assigned to 15.00-2-24.3.

A Grievance was filed in 2018 regarding the barn and garage. The error was discovered at that time. The assessment was adjusted. The value was determined for the garage and barn and the assessment was reduced by \$58,400. Tax bills have been based on the correct assessment since May of 2018. Subject Property Inventory for 2018 and 2019, Assessment Summary for 2018 and the Albany Interactive mapping are submitted.

The owners have requested refunds on the \$58,400 value of the barn and garage for the tax bills previous to the correction of the inventory. Tax bills are attached.

Parcel Information

Curr Owner: Capron, Richard W
Location: 2849 Curry Rd
Guilderland, NY

Acct #: 07-0967
School Cd: 422803
Roll Sect: 1 Taxable
Prop Class: 120 Field

— Parcel Land Size

Front:	0.00	Acres:	50.60
Depth:	0.00	Sq Ft:	0
Grid Coordinates			
East:	612680	North:	1000710

File Maintenance Info

Created: 10/03/1975
Modified: 07/02/2007 12:34 PM
By: turaewl
Folder: Bank

Site Characteristics

Site No:	1	Nbhd Cd:	16	Site Desire:	2	Typical
Site Type:	R Residential	Sewer Type:	2 Private	Nbhd Type:	1	Rural
Prop Class:	120 Field crops	Water Supply:	2 Private	Nbhd Rating:	2	Average
Route No:		Utilities:	3 Electric	Road Type:	3	Improved

DC Entry Type: 1 Inter inspec
Zoning Cd: R40

Economic Obs:	0
Data Mailer:	Yes
Last Phy Insp:	
Reappraisal:	09/20/2004

Residential Building Information

Bldg Style:	08 Old style	No. Bath:	1	Fuel Type:	4 Oil
No. Stories:	1.5	No. Half:	0	Central Air:	No
Ext Wall Mtrl:	04 Composition	Bath Qual:		Bsmt Type:	4 Full
Act Yr Blt:	1870	No. Bdrms:	2	Bsmt Gar Cap:	0
Eff Yr Blt:		No. Rooms:	0	Overall Cond:	3 Normal
Yr Remodel:		No. Fireplcs:	0	Ext Cond:	3 Normal
No. Kitchen:	1	Fireplc Type:		Int Cond:	3 Normal
Kitchen Qual:		Heat Type:	3 Hot wtr/stm	Constr Grade:	C Average

— Area in Sq. Ft.

1st Story:	616	Fin Bsmnt:	0
2nd Story:	0	Unfin 1/2:	0
Addl Story:	0	Unfin 3/4:	0
1/2 Story:	176	Unfin Rm:	0
3/4 Story:	0	Unfin Ovr Gar:	0
Over Garage:	0	SFLA:	792
Fin Attic:	0	Fin Rec Rm:	0

Land Breakdowns

Land Type	Front	Depth	Acres	Soil		Wtrfrt Type	Depth Factor	Infl Pct	Infl Cd 1	Infl Cd 2	Infl Cd 3	Land Value	Unit Price	Dim Code
				Sq Ft	Rating									
01 Primary	0.00	0.00	1.00	0			0	0				34570	34570.000	
05 Tillable	0.00	0.00	17.00	0			0	0				22000	1294.118	
07 Woodland	0.00	0.00	18.00	0			0	0				15400	855.556	
08 Wasteland	0.00	0.00	13.60	0			0	0				4650	341.912	

Additional Improvements

Structure Code	Measure Code	Dim1	Dim2	SQFT MISC	Qty	Overall		Act Yr	Pct Gd	Srv Life	RCN	Unit No.	Bld No.	Bld Sec
						Grd Cond	RCN							
RP4 Porch, Enclosed	Dimension	12.00	9.00	.00	1.00	C	Norm	1870	0	0	3632	2179	0	0
	FB4 Barn, 1 Story General Purpc	40.00	24.00	.00	1.00	C	Norm	1955	0	0	27985	6152	0	0
	RG6 Garage, 2 Story Detached	25.00	25.00	.00	1.00	C	Norm	1951	0	0	19963	10979	0	0
FB4 Barn, 1 Story General Purpc	SQFT / Mlt	.00	.00	2,592.00	1.00	C	Norm	1999	0	0	64670	47209	0	0

Before Spillt

Parcel Information

Curr Owner: Bottisti, Joseph

Location: 300 Prout Ln Pr
Guilderland, NY 12303

Acct #: 2018GD#040

School Cd: 422803 Mohonasen

Roll Sect: 1 Taxable RS/S:

Prop Class: 117 Horse farm

Parcel Land Size

Front: 0.00 Acres: 43.24

Depth: 0.00 Sq Ft: 0

Grid Coordinates

East: 612641 North: 1000340

File Maintenance Info

Created: 04/16/2007

Modified: 04/15/2019 07:27 PM

By: weinholdh

Folder: Exemption

Site Characteristics

Site No: 1

Site Type: R Residential

Prop Class: 117 Horse farm

Route No:

Nbhd Cd: 16

Sewer Type: 2 Private

Water Supply: 2 Private

Utilities: 3 Electric

Site Desire: 2 Typical

Nbhd Type: 1 Rural

Nbhd Rating: 2 Average

Road Type: 3 Improved

DC Entry Type: 1 Inter inspec

Zoning Cd: R40

Economic Obs: 0

Data Mailer: No

Last Phy Insp:

Reappraisal:

Land Breakdowns														
Land Type	Front	Depth	Acres	Sq Ft	Soil Rating	Wtrfrt Type	Depth Factor	Infl			Infl Cd 3	Land Value	Unit Price	Dim Code
								Pct	Cd 1	Cd 2				
01 Primary	0.00	0.00	1.00	0			0	0				0	0	
05 Tillable	0.00	0.00	42.24	0			0	0				0	0	
Additional Improvements														

Additional Improvements														
Structure Code	Measure Code	Dim1	Dim2	SQFT MISC	Qty	Grd Cond	Overall Act Yr	Eff Yr	Pct Gd	Func Obs	Srv Life	RCN	RCNLD No.	Unit Bld
														No.
FB4 Barn, 1 Story General Purp	Dimension 40.00	24.00		.00	1.00	C	Norm	1955	0	0	0	0	0	0
	Dimension 25.00	25.00		.00	1.00	C	Norm	1951	0	0	0	0	0	0
FB4 Barn, 1 Story General Purp	SQFT / Mls .00	.00		2,592.00	1.00	C	Norm	1999	0	0	0	0	0	0

Corrected via Grievance proceeding

Parcel Information

Curr Owner: Bottisti, Joseph
Location: 300 Prout Ln Pr
Guiderland, NY 12303

Acct #: 2018GD#040
School Cd: 422803 Moh
Roll Sect: 1 Taxable
Prop Class: 117 Horse fa

Parcel Land Size

Front:	0.00	Acres:	43.24
Depth:	0.00	Sq Ft:	0
Grid Coordinates			
East:	612641	North:	1000340

— File Maintenance Info —

Created: 04/16/2007
Modified: 04/15/2019 07:27 PM
By: weinholdh
Folder: Exemption

Site Characteristics

Site No:	1	Nbhd Cd:	16	Site Desire:	2	Typical
Site Type:	R Residential	Sewer Type:	2 Private	Nbhd Type:	1	Rural
Prop Class:	117 Horse farm	Water Supply:	2 Private	Nbhd Rating:	2	Average
Route No:		Utilities:	3 Electric	Road Type:	3	Improved

Economic Obs:	0
Data Mailer:	Yes
Last Phy Insp:	
Reappraisal:	02/16/2019

Land Breakdowns

Land Type	Front	Depth	Acres	Soil	Wtrfrt	Depth	Infl	Infl	Infl	Land	Unit	Dim
				Sq Ft	Type	Factor	Pct	Cd 1	Cd 2	Value	Price	Code
01 Primary	0.00	0.00	1.00	0		0	0			100000	100000.000	
05 Tillable	0.00	0.00	20.54	0		0	0			41080	2000.000	
07 Woodland	0.00	0.00	21.70	0		0	0			43400	2000.000	

Additional Improvements

Structure Code	Measure Code	Dim1	Dim2	SQFT MISC	Qty	Overall			Pct Func Gd	Srv Life	RCN	Unit RCNLD No.	Bld No.	Bld Sec
						Grd Cond	Act Yr	Eff Yr						
FB4 Barn, 1 Story General	Purpc SQFT / Mlt	.00	.00	2,592.00	1.00	C	Norm	1999	0	0	85588	29956	0	0
FC1 Shed, Wood Or Machinery	Dimension	14.00	28.00	.00	1.00	C	Norm	2001	0	0	12928	6723	0	0
FC1 Shed, Wood Or Machinery	Dimension	16.00	17.00	.00	1.00	C	Norm	2001	0	0	8971	4665	0	0

Current.

Albany County



10/7/2019, 3:20:02 PM

-  County Boundary
-  Municipal Boundaries
-  Tax Parcels (2019)

