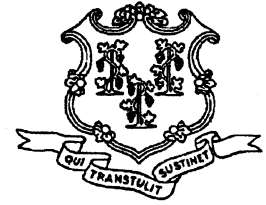




Town of Griswold

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Phone: 860-376-7060



**GRISWOLD ZONING BOARD OF APPEALS
REGULAR MEETING MINUTES
NOVEMBER 04, 2020
GRISWOLD MIDDLESCHOOL - GYMNASIUM**

I. REGULAR MEETING/PUBLIC HEARING(S) (7:00 P.M.)

1. Call to Order

Chairman T. Faulise called the meeting to order at 7:00 P.M.

2. Roll Call

Present: Theodore Faulise, Joseph Savino, Gordon Santerre, Mathew Picco, Duane Button
Mario J. Tristany, Jr., Town Planner, First Selectmen Todd Babbitt
3 People of Interest

Absent: William Przylucki, Lee Zabbo,

3. Determination of Quorum

Chairman T. Faulise sat J. Savino for Lee Zabo and Duane Button for William Przylucki.
It was determined that a quorum of the Board was seated.

4. Matters Presented for Consideration

A. ZBA 01-20 Alexandria & Eric Brown, 71 Monroe Street, Griswold, CT Requesting relief from Section 10.4 to reduce the rear yard from 15 ft. required to 8 ft. provided to construct a 16 ft. x 32 ft. in ground swimming pool. Property is zoned R-60.

- Chairman Faulise opened the Public Hearing at 7:05 p.m. and read the application ZBA 01-20 into the record.
- Applicant Brown presented eight (8) Certified Mailing Receipts into the record.
- Mr. Brown addressed the Board with reasons for the rear yard variance as follows:
 - Could meet the 15 ft. rear yard setback but is concerned that the proximity to the house would be dangerous
 - Applicant referenced the site plan that was submitted with the application and noted the setback distance requested is 8 feet
 - Applicant noted that there will be a 4 to 6 ft. wide concrete apron around the pool
 - Applicant noted that the entire yard is currently fenced in

- Chairman Faulise noted that the property was re-zoned from R-20 to R-60 and noted that he had visited the property
- Chairman Faulise asked if there was anyone present to speak in favor or against the proposed application
- There being none, Chairman Faulise closed the Public Hearing at 7:10 p.m.
- Chairman Faulise asked for a motion from the Board
- Member Gordon Santerre made a motion to approve application ZBA 02-20 which was seconded by Member Joseph Savino.
- Motion Passed unanimously.
- Chairman Faulise noted that there is a fifteen (15) day appeal period following publication of the ZBA Legal Notice

B. ZBA 02-20 Kimberly L. Button, 471 Shetucket Turnpike, Griswold, CT Requesting relief from Section 10.4 to reduce the right and left side yards from 30 ft. required to 22 ft. provided to construct a 6.5 ft. x 32 ft. porch and a 26 ft. x 26 ft. garage. Property is zoned R-60

- Chairman Faulise opened the Public Hearing at 7:15 p.m. and read the application ZBA 02-20 into the record.
- Surveyor Susan Mattern presented application ZBA 02-20 to the Board
- Board Member Duane Buttons recused himself from the hearing as the applicant is his wife
- Surveyor Mattern noted the following:
 - Referenced Section 10.4 of the Griswold Zoning Regulations side yard setback variance from 30 feet required to 22 feet requested
 - Susan noted that the subject lot was first described in 1869
 - Susan further noted that the lot is only 80 feet in width and when the building line setbacks are applied they result in a 20 ft. wide building envelope
 - The plan proposes a 6.5 ft. by 32 ft. porch and a 26 ft. by 32 ft. garage
 - Susan noted that the foundation was constructed
 - The septic system location was relocated and approved by the Uncas Health District
 - Susan submitted a copy of the Uncas Health Approval Letter for the record
- Chairman Faulise noted that the lot gets a litter wider from 22 ft. to 24 ft.
- Chairman Faulise asked if there was anyone present to speak in favor or against ZBA Application 02-20
- There being none, Chairman Faulise closed the Public Hearing at 7:20 p.m.
- Chairman Faulise asked for a motion
- ZBA Member Butch Santerre made a motion to approve ZBA Application 02-20 as presented
- The motion was seconded by Matt Picco and unanimously approved by the commission

C. Any Other Business that may properly come before the commission

A. Approval of the 2021 Zoning Board of Appeals Meeting Dates

- Chairman Faulise read the 2021 meeting dates into the record
- The 2021 ZBA Meeting Date Schedule was unanimously approved by the ZBA membership
- Chairman Faulise and Secretary Picco signed the 2021 ZBA Meeting Date list

B. Regular Member Theresa Madonna replacement

- Chairman Faulise noted that the resignation of regular member Theresa Madonna has not been filled
- Chairman Faulise suggested that the Duane Button, alternate member be moved the vacant regular position and to forward said recommendation to the Griswold Board of Selectmen.
- The ZBA Membership concurred with Chairman Faulise's recommendation.

D. Adjournment

Chairman T. Faulise asked for a motion to adjourn tonight's meeting at 7:30 p.m.

- **MOTION:** J. Savino made a motion, which was seconded by Duane Button to adjourn the meeting at 7:30 p.m. The motion passed unanimously.

Respectfully Submitted,

Mario J. Tristany Jr.

Mario J. Tristany, Jr.
Town Planner & ZBA Technical Staff