ZONING BOARD OF APPEALS
MINUTES
Regular Meeting
March 9, 2020

REGULAR MEETING AT 7:30 P.M.   **ROOM 302**
MUNICIPAL CENTER   **CONFERENCE ROOM**

PRESENT: S. Shaw, J. Autunno, R. Michalik, R. Macellaro, and P. Autunno Jr.

STAFF: John Bossi, Town Engineer, Garett Daigle, Assistant Town
Planner

ALTERNATES:

ABSENT: R. Macellaro (Alternate)

I. ROLL CALL:

There was quorum

II. UNFINISHED BUSINESS:

None

III. PUBLIC HEARING:

A.   **Application #20-02-02** Shazia's Dode 320 East Street an appeal of a
November 5, 2019 Zoning Enforcement Officer's Notice of Violation related to the
presence and use of closed storage trailer(s)in a general commercial 2 Business

Zones, Section 2.04 Use regulations, Sub-section I Storage Trailers, Paragraph 1 to permit the presence and use of box or open trailer(s) as storage structure(s) in a General Commercial Zone for a property identified as 320 East Street (Continued from February Meeting)

Michael Stone, representing the applicant, spoke in approval of the application. Shazia Dode, the applicant was also present to ask any additional questions. The containers were made to follow business requirements and were approved from the property's site plan. The Department of Transportation requires to obtain hardcopies of files.

B. **Application #20-03-01** Jeffrey Perzan 110 New Britain Avenue seeks a variance to Article 2 Business Zones, Section 2.04 Use Regulations, Sub-section 1 Storage Trailers, Paragraph 1 to permit the presence and use of box or open trailer(s) as a structure in a General Commercial Zone for a property identified as 110 New Britain **Avenue** sets.

Jeffery Perzan, the applicant, was present. The box was purchased for theft protection due to recurrence of intruders. The box can be moved via flatbed. Most of what it contains are for business purposes such as ice cream machines, kitchenware, and other equipment.

IV. NEW BUSINESS:

A. Request to affirm, revise or overturn the ZEO's November 5, 2019 Notice of Violation for 320 East Street regarding the presence and use of box trailers

There was no new information brought to committee to overrun Notice of Violation.

B. Request to approve Application #20-02-02, Shazia Dode 320 East Street

seeking a variance to Article 2 Business Zones, Section 2.04 Use regulations, Sub-section I Storage Trailers, Paragraph 1 to permit the use of box or open trailer(s) as a storage structure in a General Commercial Zone for a property identified as 320 East Street

Motion made by: R. Michalick to approve Application #20-02-02, Shazia Dode 320 East Street seeking a variance to Article 2 Business Zones, Section 2.04 Use regulations, Sub-section I Storage Trailers, Paragraph 1 to permit the use of box or open trailer(s) as a storage structure in a General Commercial Zone for a property identified as 320 East Street

Second by: R. Macellaro

All in Favor   0-5   Motion fails

C. Request to approve Application #20-03-01 Jeffrey Perzan 110 New Britain Avenue seeking a variance to Article 2 Business Zones, Section 2.04 Use Regulations, Sub-section I Storage Trailers, Paragraph 1 to permit the presence and use of box or open trailer(s) as a structure in a General Commercial Zone for a property identified as 110 New Britain Avenue

Motion made by: R. Michalik to approve Application #20-03-01 Jeffrey Perzan 110 New Britain Avenue seeking a variance to Article 2 Business Zones, Section 2.04 Use Regulations, Sub-section I Storage Trailers, Paragraph 1 to permit the presence and use of box or open trailer(s) as a structure in a General Commercial Zone for a property identified as 110 New Britain Avenue

Second by: R. Macellaro

All in Favor   0-5   Motion Fails

V. MINUTES:

A motion was made by: J. Autunno to approve the minutes of February 9, 2020 with corrections.

Second by: R. Macellero

All in favor   5-0   Motion Passes

VI.BILLS AND COMMUNICATIONS:

None

VII.ADJOURNMENT:

Motion to adjourn by: J. Autunno

Second by: R.Marcellaro

All in Favor   5 -0   Motion Passes, Meeting adjourned at 8:50 pm

Respectfully Submitted.

Amber Viteri

Amber Viteri

Recording Secretary