

From: Lois Laczko April 6, 2011 12:17:51 PM
Subject: Zoning Board of Appeals Minutes 02/23/2011 ADOPTED
To: SimsburyCT_ZBAMin
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ADOPTED

ZONING BOARD OF APPEALS
REGULAR MEETING
February 23, 2011

I. CALL TO ORDER

Chairman Peter Stempien called the regular meeting of the Zoning Board of Appeals to order at 7:24 P. M. in the Main Meeting Room at Simsbury Town Hall. The following members were also present: Tegan Blackburn, Carol Bingham, and John McCann. Also present were Howard Beach, Zoning Compliance Officer; Lisa Gray, Commission Clerk, and other interested parties.

II. APPOINTMENT OF ALTERNATES

Chairman Stempien appointed Tegan Blackburn to serve for Thomas Horan.

III. PUBLIC HEARINGS

A. 10-11 Application of David Sottile, Owner, Steven Mitchell, Applicant, requesting a Lot Frontage variance, pursuant to Article Eight, Section A of the Simsbury Zoning Regulations on property located at Lot 2A Eno Place. (Map I-06, Block 141, Lot 002A). R-40/FP Zone. (Continued from December 15, 2010 meeting)

Chairman Stempien explained to the applicant that four votes in favor of the application will be required in order for the application to be approved. Because only four Board members were present for the meeting, Chairman Stempien gave the applicant the option of continuing the hearing to the next regularly scheduled meeting, without penalty. On behalf of the applicant, Attorney Jay Weintraub requested a continuance, and the continuance was granted.

B. 11-01 Application of John and Maryanne Doran, Owners, requesting a side yard variance, pursuant to Article Eight, Section A of the Simsbury Zoning Regulations to allow for placement of an existing shed on property

located at 19 Nod Brook Drive. (Map C-20, Block 510, Lot 011). R-40 Zone.

Having heard Chairman Stempien earlier statement, John and Maryanne Doran requested a continuance to the next regularly scheduled meeting, and the continuance was granted.

IV. APPROVAL OF MINUTES

A. December 15, 2010 Regular Meeting

A motion was made by Ms. Bingham to approve the minutes of the December 15, 2010 regular meeting, as presented. The motion was seconded by Ms. Blackburn, and unanimously carried.

V. ADJOURNMENT

A motion was made by Ms. Bingham to adjourn the meeting at 7:29 P. M.

Tegan Blackburn, Acting Secretary