

1st Vice-Chair Judith Pehota, Linda Reil, Christopher Beauchemin, Joseph DeFrancesco, Evelyn Russo, Robert Stefurak

BOARD MEMBERS
PRESENT

Chair Annabel Resnisky

BOARD MEMBERS
ABSENT

Bruce Driska, Zoning Enforcement Officer

STAFF

1st Vice-Chair Judy Pehota opened the meeting at 5:30 p.m. and conducted roll call.

ITEM 1
ROLL CALL

On motion and second by Board Members Christopher Beauchemin and Joseph DeFrancesco the Board approved the minutes of the September 3, 2009 regular meeting. Vote was unanimous with Board Member Evelyn Russo abstaining.

ITEM 2.1
APPROVED THE
MINUTES OF THE
9/3/09 REGULAR
MEETING

Atty. Michael Dowley spoke and submitted Exhibits #1 and #2 into the record. Sherrie Perrie spoke in favor. John Perrie spoke in favor and submitted Exhibits #4, #5, #6 and #7 into the record. A letter from Kerry Hart was distributed to the Board (Exhibit #3). Atty. Ralph Wilson spoke against the appeal. Joe Vogel, 161 Lake Ridge Heights, spoke against the appeal. Marsha Barensteen spoke against the appeal. Chris Hart, 93 Lake Ridge Heights, spoke against the appeal. Joe Vogel again spoke against the appeal. Atty. Michael Dowley spoke again. Helen Perrie spoke in favor. On motion and second by Board members Evelyn Russo and Christopher Beauchemin the Board took a five (5) minute recess. On motion and second by Board Member Evelyn Russo and 1st Vice-Chair Judy Pehota the Board closed the public hearing. Vote was unanimous. Discussion ensued. A motion to uphold the appeal of a decision by the Zoning Enforcement Officer regarding an unlawful use of land and structure at 186 Shore Drive was made by Board Member Evelyn Russo and seconded by Board Member Christopher Beauchemin. The motion failed with Board Member Joseph DeFrancesco in favor and 1st Vice-Chair Judy Pehota, Board Member Linda Reil, Board Member Christopher Beauchemin and Board Member Evelyn Russo opposed. Applicant/agent Richard Perrie ZBA2009-5

ITEM 3.1
DENIED AN
APPEAL OF A
DECISION BY THE
ZONING EN-
FORCEMENT
OFFICER RE-
GARDING AN
UNLAWFUL USE
OF LAND AND
STRUCTURE AT
186 SHORE DRIVE

Brian Sullivan spoke on the application. On motion and second by Board Members Evelyn Russo and Christopher Beauchemin the Board closed the public hearing. Vote was unanimous. Discussion ensued. On motion and second by Board Members Christopher Beauchemin and Evelyn Russo the Board granted a variance to Section 21.02 with regard to the side and rear yard setbacks for a proposed shed located in the R-30 zone at 103 Saddle Hill Drive. Vote was unanimous. Applicant/agent Brian

ITEM 3.2
GRANTED A
VARIANCE
TO SECTION 21.02
WITH REGARD TO
THE SIDE AND
REAR YARD SET-
BACKS FOR A

Sullivan ZBA2009-8

PROPOSED SHED
LOCATED IN
THE R-30 ZONE
AT 103 SADDLE
HILL DRIVE

Sandy Civitillo spoke and submitted Exhibits #1, #2, and #3 into the record. Calvin Nakatsuka spoke in favor. Charles Renert spoke against the application and submitted Exhibits #4, #5, #6, #7, #8 and #9 into the record. Earl Hutchings spoke against the application and submitted Exhibits #10, #11, #12, #13, #14, #15, and #16 into the record. Atty. Ralph Wilson spoke against the application. On motion and second by Board Members Christopher Beauchemin and Joseph DeFrancesco the Board closed the public hearing. Vote was unanimous. Discussion ensued. A motion to grant a variance to Section 21.02 with regard to the side and rear yard setbacks for a shed located in the R-45 zone at 56 Acorn Drive was made by Board Member Linda Reil and seconded by Board Member Christopher Beauchemin. Board Member Linda Reil offered a friendly amendment that there be a condition that the Department of Public Works inspect the property for grading. Board Member Christopher Beauchemin seconded. Board Members Robert Stefurak and Evelyn Russo concurred. The main motion as amended passed with Acting Chair Judy Pehota, Board Member Linda Reil, Board Member Christopher Beauchemin, and Board Member Joseph DeFrancesco in favor and Board Member Evelyn Russo opposed. Applicant/agent Steven Civitillo ZBA 2009-9

ITEM 3.3
GRANTED A
VARIANCE
TO SECTION 21.02
WITH REGARD TO
THE SIDE AND REAR
YARD SETBACKS
FOR A SHED LO-
CATED IN THE R-45
ZONE AT 56 ACORN
DRIVE

Frank Magnotta, the engineer, spoke about the application. Chris Hart spoke. On motion and second by Board Members Christopher Beauchemin and Joseph DeFrancesco the Board closed the public hearing. Vote was unanimous. On motion and second by Board Members Christopher Beauchemin and Evelyn Russo the Board granted a variance to Sections 21.02 and 44.08.27 with regard to the rear yard setbacks for a proposed three car garage in the R-30 zone at 821 Millbrook Road. Vote was unanimous. Applicant/agent Enrico Liva & Robin Burke ZBA2009-10

ITEM 3.4
GRANTED A
VARIANCE TO
SECTIONS 21.02
44.08.27 WITH RE-
GARD TO THE
REAR YARD SET-
BACKS FOR A
PROPOSED THREE
CAR GARAGE IN
THE R-30 ZONE AT
821 MILLBROOK
ROAD

There was no Old Business.

ITEM 4
OLD BUSINESS

There was no New Business.

ITEM 5

NEW BUSINESS

On motion and second by Board Members Joseph DeFrancesco
and Linda Reil the Board adjourned the meeting at 8:10 p.m.
Vote was unanimous.

ITEM 6
ADJOURNMENT

Respectfully submitted,

Bruce E. Driska, CZEO
Zoning Enforcement Officer