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TOWN OF NEWTOWN
ZONING BOARD OF APPEALS
MINUTES

Regular Meeting

Wednesday March 1, 2017 at 7:30 pm

Municipal Center – Meeting Room 3

These minutes are subject to approval by the Zoning Board of Appeals.

Present: Charles Annett III, Alan Clavette, Jane Sharpe, Ross Carley, Joseph Bojnowski

The meeting was opened by Chairman Annett at 7:36pm, and Mr. Clavette called the roll.

Mr. Annett asked the Commission to take a vote on the Minutes of February 1, 2016.

All members voted “AYE” and the Minutes of February 1, 2017 were approved.

Mr. Clavette read the call for the continuation of Docket #16.08: Application by Richard Barillari for a property located at 46 Glen Road, Sandy Hook, CT, 06482, for a variance of Section 7.04.800 of the Town of Newtown Zoning Regulations so as to permit a front lot to share an existing driveway that currently serves two rear lots, as shown on a map titled “Site Plan prepared for Rich Barillari, Assessor’s Map 40, Block 4, Lot 5, 46 Glen Road, Newtown, CT 06482”. Mr. Annett asked to hear a recap and any updated information from the applicant.

Mr. Annett asked the clerk if the proper maps had been submitted. Ms. Contois presented the Commission with the three copies of the recorded Town Clerk maps which had been submitted for the file.

Mr. Clavette made a motion to grant the variance as outlined on a map titled “Data Accumulation Plan Depicting Proposed Parcel Line Revision prepared for Richard Barillari, 46 Glen Road, Newtown CT” last revised 2/10/17, to use an existing driveway to serve a third lot, with hardship being the dangerous sight-lines if a new driveway were to be created. Ms. Sharpe seconded. All members were in favor and the variance was granted.

The Commission had received an application for correction of alleged error. This application was received 61 days after the receipt of a Cease and Desist order. Mr. Annett read the regulations verbatim from the Town of Newtown Zoning Regulations: 9.01.200 Zoning Enforcement Officer, (c) “A property owner, lessee, or agent thereof may appeal the issuance of a cease and desist order to the Zoning Board of Appeals within 30 days of such issuance; institute civil actions in accordance with the General Statutes of Connecticut to prevent or abate violations of these regulations; seek approval to issue warrants for the arrest and conviction of any owner, lessee, or agent of such owner or lessee, of any building, premises or part thereof in which a violation of these regulations has been committed or is being committed and/or the architect, builder, contractor or any other person who commits, takes part or assists in any such violation”. The Commission agreed that the 30 day appeal period expired, and not to hear the application.

The Commission had a light discussion on projects that are happening around town such as the Toddy Hill Bridge replacement and Tractor Supply.

With no other business, Mr. Bojnowski moved to adjourn, Mr. Clavette seconded. All members were in favor. The meeting of March 1, 2017 was adjourned at 7:52 pm.

*Respectfully Submitted,
Georgia Contois, Clerk*