

SALEM ZONING BOARD OF APPEALS
Regular Meeting
February 27, 2020 at 7:00 p.m.
Salem Town Hall
270 Hartford Rd., Salem, CT

MINUTES

1. CALL TO ORDER

Chairman Dutch called the meeting to order at 7:03 p.m.

2. ROLL CALL:

Present: Dutch, Bondi, Flugrad, Casciano, Allen (staff), Desautels (applicant).
Absent: Orsini, Nortz, Benedict, Munro.

3. APPROVAL OF MINUTES: January 23, 2020.

Motion: Casciano, to approve the minutes of January 23, 2020 as presented.
Second: Bondi
Vote: 4-0-0

4. PUBLIC HEARING:

ZBA #19-03 – 14 Rathbun Hill Rd. – Application of Megan Desautels for a variance to Section 4.4.1 to allow for a side yard setback of 8 ft. in lieu of the required 25 ft. for a detached garage. (Continued from Jan. 23 meeting)

The continued public hearing was opened, and the applicant presented a revised plan for a 28 ft. by 28 ft. detached garage encroaching 7 ft. into the westerly side setback. A hardship was identified as significant wetlands located to the east of the existing house/principal structure. Staff reported all notifications were in order, and no comments had been received. The public hearing was closed.

Motion: Bondi, to grant a variance for a westerly side yard setback of 18 ft. in lieu of the required 25 ft. for a 28 ft. by 28 ft. detached garage.
Second: Flugrad
Vote: 4-0-0

5. OLD BUSINESS: None

6. NEW BUSINESS:

Staff reported an anticipated application for a setback variance for a proposed deck at 308 Old Colchester Rd. Bondi expressed displeasure with insufficient application materials presented to the Board in advance and poor turnout of Board members at meetings. Staff commiserated explaining applicants often fail to follow explicit instructions, and Board members often fail to attend meetings in spite of ample notice and reminders.

7. CORRESPONDENCE/ANNOUNCEMENTS

Correspondence concerning an upcoming meeting of an association of land use commissions was shared and discussed.

8. ADJOURNMENT

Motion: Casciano, to adjourn the meeting at 7:39 p.m.

Second: Bondi

Vote: 4-0-0