

Zoning Board of Adjustment
Minutes
February 2, 2023

Members Present: Wayne Flynn, Lenny Knowles, Norman Malloy and Robert Gargano

Members Absent: Steve Roy and Keith Roberge

Members Excused: None

Members of the Public: Adam White, Mary White (remote), Larry Jodrie, Marjorie Jodrie, Robert L. Jodrie, Nicole Hawkins, John Scarinza (CEO)(Remote) and Brian Ruel.

Call to Order: Meeting was called to order at 6:30pm by Chairman Flynn

Approve Minutes of July 28, 2022 On a motion from Lenny Knowles with a second from Norman Malley, the board voted to approve the minutes as presented.

Appointments: Chairperson, Mr. Flynn, appointed Norman Malloy and Robert Gargano as full voting members.

Case #01-2023 – Variance

Nicole Hawkins read a message sent from Jeana Apling (applicant) describing the variance submitted. Mr. Flynn asked if anyone else would like to speak in favor of the variance. No one spoke.

Mr. Flynn then asked if anyone would like to speak against the variance. Mr. White, an abutter to the property, doesn't think the shed is located on the property. He shared a copy of a survey showing property boundaries. Mr. Jodrie, an abutter, stated that the shed is so close to his fence that he is unable to maintain his fence. Discussion ended 6:55 pm. Mr. Flynn reviewed the findings of facts.

Steve Roy – Yes Lenny Knowles – Yes Norman Malloy – Yes Wayne Flynn – Yes
Chairman Flynn informed the applicant that his variance was denied with conditions and that the applicants had 30 days to appeal.

Case closed at 7:02 pm

Case #03-2023 Variance

Brian Ruel described his application for locate a mobile home within the setbacks. He is requesting to place the mobile home one foot in the front and rear of the setback. Mr. Flynn asked if anyone else would like to speak in favor of the variance. No one spoke. Mr. Flynn then asked if anyone would like to speak against the variance. No one spoke.

Case closed at 7:10 pm

Chairman Flynn called for a roll call vote:

Steve Roy – Yes Lenny Knowles – Yes Norman Malloy – Yes Wayne Flynn – Yes

Chairman Flynn informed the applicant that his variance is approved.

New Business: Schedule Four Wheeler Holdings, LLC hearing. Scheduled for Thursday, February 23, 2023.

Old Business: None

Public Comment: None

Adjourn – On a motion from Lenny Knowles with a second from Norman Malloy, the board adjourned at 7:25 pm

Respectfully submitted,

Victoria M. Hill

Planning and Zoning Board Clerk

February 10, 2023

Approved February 23, 2023