



TOWN OF MIDDLEBURY

Zoning Board of Appeals

MINUTES

ZONING BOARD OF APPEALS MEETING

Wednesday, March 5, 2014 – 7:30 p.m.

Shepardson Community Center Room

Present:

David Alley, Chairman
Ken Long
Bill Bellotti
Brian Proulx – Arrived at 7:34
Ray Caruso
Bernie Evans, Alternate

Also Present: Curtis Bosco, Zoning Enforcement Officer

Rachel Primus, Recording Clerk
John McKernan, Applicant

Excused

Absent: D.J. Mahoney, Alternate
Linda Herrmann, Alternate

Call to Order with Pledge of Allegiance

The meeting was called to order by David Alley at 7:32 p.m.

Seating with Regular Members

The regular members present were seated. Chairman Alley seated Bernie Evans as a regular voting member.

Approval of March 5, 2014 Zoning Board of Appeals Meeting Minutes

VOTED: Unanimously with a motion by Ray Caruso and seconded by Bill Bellotti to **APPROVE** the March 5, 2014 minutes as submitted.

New Applications

Appeal #3165– John E. and Sara P. McKernan, 84 Yale Avenue Middlebury, CT seeking a variance of Section 11 of the Middlebury Zoning Regulations to construct/enlarge a wooden deck. The proposed deck will exceed the maximum 10% lot coverage provision. The applicant states the hardship is up zoning.

David Alley read the appeal into the record. John McKernan stated he was applying for an appeal for permitted increased lot coverage. Currently he has 14.5% and would like to increase to 15.4%. He submitted a drawing of the

existing deck and showed the proposed deck as well. There were no questions for the applicant at this time. Ken Long asked the applicant to stake out the proposed deck area.

VOTED: Unanimously with a motion by Ray Caruso and seconded by Ken Long to **ACCEPT** Appeal #3165 and **SET** a Public Hearing for May 7, 2014 at 7:30 P.M.

New Business

Curt Bosco asked if there were any members that did not receive the new colored zoning maps. He gave a new map to Ray Caruso; all other members said they had theirs. Mr. Bosco also asked if everyone had received the text amendments to the Zoning Regulations that were done about 4 or 5 months ago. Bill Bellotti took a copy for his records.

Other Business

None.

Correspondence

None.

Adjournment

VOTED: Unanimously on a motion by Ray Caruso and seconded by Bill Bellotti to **ADJOURN** the meeting at 7:40 p.m.

These minutes are submitted subject to approval.

Respectfully submitted,
Rachel Primus
Recording Clerk

ZBA Members

CC: Town Clerk, Barbara Whitaker, Z.E.O., John E. McKernan