

Beacon Falls Zoning Board of Appeals
10 Maple Avenue
Beacon Falls, CT 06403



BEACON FALLS ZONING BOARD OF APPEALS
Regular Monthly Meeting
November 13, 2014
MINUTES
(Subject to Revision)

1. Call to Order/Pledge of Alliance

Present: Doug Bousquet, Bill Mis, Liz Falzone, Sue Wisneski, Benjamin Smith, and Alternate Nancy King

Not Present: Alternate Carl Gandarillas

Chairman Doug Bousquet called the meeting to order at 7:30 P.M.

2. Approval of Minutes

Motion to accept the October 9, 2014 regular meeting minutes as written: Mis/Falzone; no discussion; all ayes.

3. Correspondence

a. Zoning Board of Appeals Clerk's Invoice

Motion to accept and pay the October 9, 2014 invoices from the clerk for a total of \$50.00: Mis/Wisneski; no discussion; all ayes.

4. New Business

Charles Piwonski, 74 Pent Road, Beacon Falls, is in attendance to apply for a Zoning change to his property. It is zoned as Industrial and he is looking to have it changed to Residential in order to sell property and move. The property is 5.17 acres and has no water or sewers.

He has tried to sell the property but there were no takers. In 2007, Planning & Zoning turned down his application for the zoning change. He is now trying to apply through Zoning Board of Appeals to have the zone changed from Industrial to Residential.

D. Bousquet asked when P & Z meets next and it was found that the next meeting for Planning & Zoning is on Thursday, November 20, 2014. D. Bousquet noted that he will be calling the Land Use Attorney Steve Byrnes and see if anything can be done. If it found out that nothing can be done, then we can go through a Public Hearing for the change. D. Bousquet will call C. Piwonski after his conversation with Atty. Byrne to inform him about what was found out regarding the change in zoning. B. Smith asked why P & Z turned down the application and nothing was noted in the paperwork as to why it was denied.

After review of the paperwork submitted but C. Piwonski, it was decided that he should attend the Planning & Zoning meeting to be held on Thursday, November 20, 2014, at 7:30 P.M. D. Bousquet indicated that he will attend the meeting with C. Piwonski.

5. Old Business

a. Badges

D. Bousquet had indicated that he will ask Mike Pratt to attend next month's meeting in order to take pictures for the badges for the Board members. This item will stay on the agenda until it is resolved.

6. Adjournment

D. Bousquet asked the board if there was any other discussions for tonight's meeting and the members indicated that there were not. He then asked for an adjournment to the meeting.

Motion to adjourn the meeting at 7:46P.M.: **Mis/Smith;** *no discussion;* all ayes.

Respectfully submitted,

Marla Scirpo
Clerk, Zoning Board of Appeals