

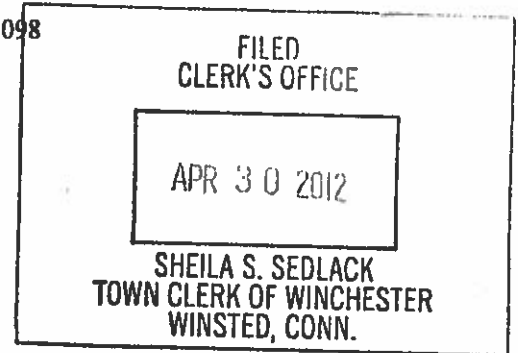


## TOWN OF WINCHESTER – CITY OF WINSTED

Town Hall – 338 Main Street

WINSTED, CONNECTICUT 06098

*Minutes of Meeting  
Zoning Board of Appeals  
Regular Meeting  
April 24, 2012*



The Zoning Board of Appeals met in the P. Francis Hicks Room.

The meeting was called to order by Chairman Richard Nalette at 7:06 p.m. The following members answered roll call: Richard Nalette – Chairman, Ronald Dew, John Massicotte, Michael DeClement, Ray Winn was Absent

**Item 3. Explanation of Variance Procedure**

Chairman explained variance procedure to the applicants and that they had the opportunity to have their applications held over to next month because the board did not have 5 members seated, one applicant chose to wait till next month. Applicant #11-5106, at 535 West Wakefield Blvd

**Item 4. Public Hearings – Variance Applications & Decisions**

**#12-5107, 349 West Lake Street, R. Scott Miller.** Mr. Miller explained that he was adding a second floor deck over an existing concrete patio; the deck is going to be 10 x 24 feet.

**Motion made by John M.** to grant variance # 12-5107 at 349 West Lake Street for Scott Miller for a 3' west side yard variance and a landscape buffer from section 4a2.2 for a 10'x 24' deck over existing concrete patio. Sec'd by Ron D. all in favor **Motion Passed, Reason- reasonable request.**

**# 12-5108, 5 Oakdale Avenue George A. Connor.** Mr. Connor explained his need to extend his present garage to accommodate a second car.

**Motion made by Ron D.** to grant variance #12-5108 at 5 Oakdale Avenue for a 7' west side yard setback from section 4.2, Sec'd by Mike D. all in favor. **Motion passed, Reason- reasonable request.**

**# 12-5109, 920 Main Street- Keith Bruno-Motor Vehicles Repairers License.**

**Motion by Ron D.** to have Chairman sign the presented site map and sign the State application for a auto repairers license. Sec'd by Mike D. all in favor **Motion Passed.**

**#12-5110, 168 Shore Drive- John & Janet Aresta.**

**Motion made by Ron D.** to grant variance #12-5110 to modify variance # 11-5095 for John & Janet Aresta to enclose front porch and straighten roof line as per drawings submitted, Sec'd by Mike D. all in favor **Motion Passed. Reason- reasonable request.**

**Item 5. Approval of Minutes of March 27 meeting**

**Motion by R. Dew to *approve the Minutes of March 27, 2012 meeting*, Second by M. DeClement. Vote: all in favor-motion carried.**

**Item 6. Old Business-** Mike D. inquired as to the enforcement for 539 Wheelers Point, covered walkway etc.

**Item 7. New Business – None**

**Item 8. Bills Presented – none**

**Item 9. Correspondence – none**

**Item 10. Discussion with ZEO - none**

**Item 11. Motion to adjourn at 8:15 p.m. by R. Dew, Second by John Massicotte . All in favor - *motion carried unanimous*.**

Respectfully Submitted,



Richard Nalette, Chairman