

**MINUTES
VIRTUAL MEETING**

RECEIVED FOR RECORD
WATERFORD, CT

2023 FEB -3 A 8:04

Zoning Board of Appeals
Waterford Town Hall

ATTEST: *[Signature]* February 1, 2023
TOWN CLERK 5:30 PM

Members Present:	Catherine Gonyo, Michelle Kripps, Anne Darling, John Morgan
Members Absent:	Warren Mackenzie
Alternates Present:	William Herzfeld, Greg Gallup
Alternates Absent:	Jason Maryeski
Staff Present:	Jill Stevens, Dawn Choisy, Recording Secretary

1. CALL TO ORDER AND APPOINTMENT OF ALTERNATES

Chairwoman Gonyo called the meeting to order at 5:33, and sat G. Gallup for W. Mackenzie.

2. APPROVAL OF MINUTES

MOTION: Motion made by A. Darling, seconded by J. Morgan, to approve the minutes of the January 4, 2023 meeting as written.

VOTE: 5-0

3. OLD BUSINESS

Application #ZBA-22-11 - Appeal of Michael Dishaw, owner and applicant at 8 Race Rock Road, VR-7.5 zone. Variances are requested from Zoning Regulations Section 6a.6 – Building Height and Section 6a.6 – Lot Coverage. Variances are needed to construct a new single family home.

MOTION: Motion made by M. Kripps, seconded by G. Gallup, to approve Application #ZBA-22-11.

The Board discussed the application. A. Darling stated that she does not feel that a hardship has been shown, and referred to a note on the plans regarding the low probability of flooding.

M. Kripps stated that the applicant is stating a future hardship, the Board needs to look at the current conditions of the site.

J. Morgan stated that the proposed structure is not in character with the neighborhood.

Chairwoman Gonyo stated that she really doesn't see a hardship, and the proposal is not in keeping with the neighborhood.

VOTE: 0-5, motion fails, Application #ZBA-22-11 is denied.

4. NEW BUSINESS

Application #ZBA-23-1 - Appeal of Charles Persi and Hope Lynn Gustafson, owners and applicants at 2 Lark St, R-20 zone. Variances are requested from zoning regulations: Section 4.4.1, Front Yard Setback and Section 4.4.2, Side Yard Setback, as shown on plans titled

“Zoning Location Survey, Property of Charles Joseph Persi, Jr & Hope Lynn Gustafson for property located at 2 Lark Street” dated January 17, 2023.

J. Stevens stated that the above application is being received tonight, and the public hearing will be held at the March 1, 2023 meeting.

5. CORRESPONDENCE

Chairwoman Gonyo told the Board that she had received correspondence from the RTM regarding allowing public comment at Board and Commission meetings.

J. Stevens informed the Board that she has taken a new position as the Assistant Director of the Utility Commission, and this is the last ZBA meeting she will be attending.

6. ADJOURNMENT

MOTION: Motion made by J. Morgan, seconded by A. Darling, to adjourn the meeting at 6:00.

VOTE: 5-0

Respectfully Submitted,


Dawn Choisy
Recording Secretary