

**TOWN OF BARKHAMSTED
ZONING BOARD OF APPEALS
MINUTES OF MEETING
WEDNESDAY, SEPTEMBER 2, 2009**

Chairman William LeGeyt called the meeting to order at 7:02 p.m. Members present were Daniel Lamont, Marcie Patchett, Chris Tooker and David McGill. Also present was staff secretary, Debbie Brydon.

PUBLIC HEARING:

Application submitted by Anthony and Lori Scaramuzza, applicant/owners for property located at 17 Old County Road. A variance to Article IV, section 193-28 of the Zoning Regulations, allowing for a reduction to 32.61 feet for a rear yard setback for construction of an addition. This is to correct the original variance to the exact measurement, from the addition to the rear yard setback line.

Debbie Brydon read the public notice into the record and the public hearing opened at 7:05pm. Mr. Scaramuzza presented the certified mailings to the abutters and the “as-built” survey showing the distance from the addition to the small corner on the rear property line. This distance is 32.61 feet and not 43 feet. The commission reviewed all the documents presented. Patchett made a motion to close the hearing at 7:35 pm, seconded by Lamont and unanimously approved.

PENDING APPLICATIONS:

Application submitted by Anthony and Lori Scaramuzza, applicant/owners for property located at 17 Old County Road. A variance to Article IV, section 193-28 of the Zoning Regulations, allowing for a reduction to 32.61 feet for a rear yard setback for construction of an addition. This is to correct the original variance to the exact measurement, from the addition to the rear yard setback line.

Lamont made a motion to approve the variance, for the rear yard setback, as per oral and written testimony, as already approved to 43 feet, and corrected as shown on map entitled “ADDITION AS-BUILT ANTHONY AND LORI SCARAMUZZA #17 OLD COUNTY ROAD BARKHAMSTED, CONN. ZONE: RA-1 (RESIDENTIAL) as prepared by Sanderson & Washburn Land Surveyors and Engineers, DATE: June 13, 2009, SCALE: 1” = 20”” to 32.61 feet, based upon the constraints of the topography, and the location of the well and septic, seconded by Patchett and approved, with David McGill abstaining.

Approval of minutes: Lamont moved to approve the minutes of the July 1, 2009 meeting, as presented. Tooker seconded and the motion passed, with Patchett and McGill abstaining.

Correspondence: None

Any other business: None

Lamont moved to adjourn at 7:50 p.m. McGill seconded and the motion passed unanimously.

Approved _____ Date _____
Marcie Patchett -secretary