

**Town Of Somers
Zoning Board Of Appeals
Regular Meeting
October 13, 2020
7:00 P.M.
Off-Site Zoom Meeting**

**RECEIVED
TOWN CLERK'S OFFICE
OCT 15 2020**

MINUTES

1. Call To Order

The meeting was called to order by Chair Dean Hills at 7:02 p.m.

2. Roll Call

Present: Dean Hills, Joe Marinaccio, Dan Thayer, Ralph Williams, Doug Stebbins (7:10)

Absent: BJ Ferro, Susan Peck, Andrew Rockett

Audience: Jeff Robbiati (Applicant), Jennifer Roy (ZEO)

3. New Business

Public Hearing

a. The legal notice was read into the record by Dean Hills:

#20-007 Jeff Robbiati, 507 Ninth District Road, Somers, CT, seeking a variance from Section 214-98 of the Somers Code concerning side yard setback requirement of 25' (twenty-five feet); to install an in-ground swimming pool 12' (twelve feet) from the side yard, in the A-1 residential zone.

Proof of notification of abutters was confirmed by ZEO Jennifer Roy. She also noted that two (2) letters supporting approval of the variance were received from Mr. Robbiati's neighbors. The letters were sent by:

Joseph Russo, 479 Ninth District Road, Somers, CT
Willow Lake, 429 Pinney Road, Somers, CT

It was noted that the lot is a non-conforming lot and that the in-ground pool has already been installed.

Mr. Robbiati explained that data from the Town's GIS system's plot plan was used to apply for the original permit to install the pool. A subsequent survey showed that the GIS data was incorrect compared to the actual survey data, hence the need to apply for the variance, with the hardship being that the pool is already installed.

ZBA members asked a few questions with regard to the location of the pool relative to the closest abutter's properties.

Public Hearing Discussion/Decision

#20-007 Jeff Robbiati, 507 Ninth District Road, Somers, CT

It was moved (Thayer) and seconded (Williams) to approve the application for a variance as stated in the legal record.

There was no discussion.

Motion approved unanimously (Hills, Marinaccio, Thayer, Williams in favor. Mr. Stebbins had not joined the meeting at that point).

4. Unfinished Business

None

5. Correspondence And Bills

As noted in the Public Hearing section above.

6. Minutes Approval

It was moved (Stebbins) and seconded (Thayer) to approve the minutes of July 14, 2020 meeting as presented.

Motion approved unanimously (Hills, Marinaccio, Stebbins, Thayer, Williams).

7. Adjournment

It was moved (Williams) and seconded (Thayer) to adjourn the 10/13/2020 meeting of the ZBA.

Motion approved unanimously (Hills, Marinaccio, Stebbins, Thayer, Williams).

The meeting was adjourned at 7:13 P.M.

Respectfully Submitted:

Dean Hills
ZBA Chair

These minutes are not considered official until approved at the next subsequent meeting.