

Bridgewater Zoning Board of Appeals  
Bridgewater Town Hall  
Bridgewater, CT 06752  
Minutes of Public Hearing, June 28, 2022

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Roll Call:

Members Present: Marc Isolda, Joe Kuchinski, (alt), Susan Patrick, Ed Muszala, (alt), Jim Crosskey, Brad Goldstein (absent), Greg Artura, chairman.

Meeting began: 7:05 p.m.

Greg Artura began the meeting by reading the legal notice. He then asked the applicant to come forward and present the applications before this board.

Dainius Virbickas, engineer for Artel Engineering Group, LLC, came forward on behalf of the applicant, Sunny Meadow Farm, LLC.

Application No: 22-06-08 - 01-199 Curtis Road,- Mr. Virbickas went over each Regulation Sections: Section 4.4Ac, Section 4.9 (ii), Section 4.11c. and explained why the Planning and Zoning Commission turned down the application and why the applicant is coming to this Board for a variance.

Mr. Virbickas explains the barn structure, going over measurements and design of the structure and explains about the retaining wall. He goes on to explain why the Planning and Zoning Commission denied the application and why they are appealing the decision of the Planning and Zoning Commission.

Questions from members.

Marc Isolda asks-" when the plans were submitted to Zoning, was the ramp there? Did they see it?". Dainius turns to contractor Eric Vikstrom for clarification.

Jim Crosskey asks - "is the second floor going to be used for vehicles?" Eric answers - "farm vehicles.

Discussion among members followed.

Greg states that there was no correspondence received. Since there were no more questions or statements from the board members. He is opening up to hear questions from the public/neighbors of the surrounding properties.

Dana Stuart Bullock - 101 Hat Shop Hill Road.- states that there is access from Curtis Road up that ramp which they are using right now and asks, was this approved by the building inspector prior to it being built? Eric Vikstrom answers her question that inspector Joe Mianey did inspect it.

Discussion followed.

Damien Tener - 204 Curtis Road - questions about the access to the barn from which direction? North/South. Dainius explains about the access. Also Mr. Tener questions about the farm stand permit. Eric answers his question.

Motion to close public hearing - Greg makes a motion to close public hearing. Marc seconds the motion. All in favor. Public hearing closed - 7:29 p.m.

Motion to open regular meeting - Greg makes a motion to open regular meeting, Marc seconds the motion. All in favor. Regular meeting open - 7:30 p.m.

Motion to vote on application: Greg made the motion to approve the variance, Marc second the motion. All in favor.

Moving on to the second application:

Motion to open the Public Hearing: Greg makes the motion to open the Public Hearing, Marc isolda seconds the motion. Public Hearing opens- 7:38 p.m.

Application No. 22-06-08- for property located 66 Northrop Street, applicant Sunny Meadow Farm. Applicant is appealing the decision of the Planning and Zoning Commission and are requesting a variance to the Town of Bridgewater Zoning Regulation Section 4.4.Ac. The variance requested is for re-construction of the existing building with a porch addition that will be located within the 75-foot Front Yard setback.

Dainius goes on to explain the re-construction of the building of this farm house. He states that they want to demolish, renovate on the same foundation. He goes on to explain how the house had a wrap-around porch years ago, then fell to decay, they removed it and just put up a little cable over the entry door. Applicant would like to bring back the wrap-around porch. He then provides pictures of before and after the of the house.

Questions from members.

Discussion followed.

Greg states that again there was no correspondence for this application. Anyone in the public have any questions?

Bud Wright - 94 Northrop Street - gives information regarding this property. He says that in talking to the applicant, the applicant is looking to keep the character of Northrop Street and not remove it. He goes on to say that he is in favor of this appiication.

Ed Blackwood - 119 Northrop Street - he states that he is in favor of this application.

Justin Blackwood - 119 Northrop Street - he also states that he is in favor of this application.

Close the public hearing: 7:54 p.m.

Open regular meeting: 7:55 p.m.

Discussion among the members. Questions for Dainius, he answers each one.

Greg moves to vote on this application.

Vote:

Greg Artura - in favor of application

Marc Isolda - in favor of application

Ed Muszala - in favor of application

Jim Crosskey - opposed

Susan Patrick - opposed

Motion does not carry.

Other business: setting calendar. Calendar was not set up for this year.

July 26, 2022

August 23, 2022

September 27, 2022

October 25, 2022

November 22, 2022

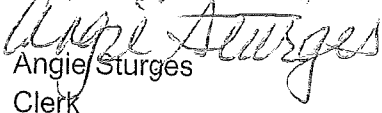
December 13, 2022

Motion to accept the dates for the Zoning Board of Appeals meeting for the rest of the year: Jim Crosskey made the motion to accept the dates, and Greg Artura seconded the motion. All in favor.

Motion to adjourn the meeting: Marc made the motion to adjourn the meeting, Ed seconded the motion. All in favor.

Meeting adjourned: 8:14 p.m.

Respectfully submitted,

  
Angie Sturges  
Clerk

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