



Blight Prevention Board Meeting

Tuesday, July 27, 2021 at 10:00am

Via Zoom, in accordance with Executive Order 7B

Meeting Minutes approved

Please note these minutes are not verbatim

Attendees: First Selectman Rudy Marconi, Building Official Jason Celestino, Zoning Enforcement Officer Richard Baldelli, Health Director Ed Briggs, and Recording Secretary Gillian Sheerin

Absent: Fire Marshal Guy Mignilas

Mr. Marconi called the meeting to order at 10:00am.

1. 4 Eustis Lane

The complaint was read aloud. The property is in foreclosure. The Board discussed accepting the complaint and reviewing it at the next meeting after everyone has had a chance to look at the property.

Mr. Baldelli moved to accept the complaint for 4 Eustis Lane and review it at the next meeting. Mr. Celestino second the motion. Motion carries 4-0.

2. 282 Old Sib Road

The complaint was read aloud. Mr. Celestino commented that he has seen the house and in his opinion, the property should be reviewed by the Board.

Mr. Celestino moved to accept the complaint for 282 Old Sib Road and review it at the next meeting. Mr. Briggs second the motion. Motion carries 4-0.

3. Map E-14, Lot 0242

Mr. Baldelli discussed the property from the Zoning perspective. The property owner has installed new white metal fencing around the property, which has satisfied the neighbors who submitted both the Zoning and Blight complaints. Mr. Baldelli noted

that he will not be prosecuting a Zoning violation at this time, but that he did remind the property owner that he cannot be using his property as a construction yard.

Mr. Briggs moved to close the case against MapE-14, Lot0242 as resolved. Mr. Celestino second the motion. Motion carries 4-0.

4. 27 Jefferson Drive

The property is currently under contract for sale. There was a discussion about the state of the property and if it is considered blight according to the ordinance. Mr. Briggs pointed out that per the ordinance, “being overgrown” is not blight. The Board agreed to put the property on the agenda for review at the next meeting.

No motions were taken.

5. 120 Ivy Hill Road

The owner of 120 Ivy Hill Road approached the Town about purchasing the property for Town use, however there doesn't appear to be a practical way the Town could use property. The Board discussed different options for the property. Mr. Marconi said he will contact the owner's daughter and discuss the possibility of Habitat for Humanity getting involved. The Board decided to hold off on moving forward with initiating Blight enforcement until next month.

No motions were taken.

6. 44 Highview Drive

The Board moved forward with the citation process at the last meeting. Mr. Biehl, property owner, sent in a letter of appeal and will have a hearing with the Appeals Board on August 2, 2021. In the meantime, the fines will continue.

No motions were taken.

7. 29 Lakeview Drive

Mr. Marconi will follow up with Alex Copp for an update and send it to the Board.

8. Approval of Meeting Minutes: June 22, 2021

Mr. Briggs moved to approve the meeting minutes from the June 22, 2021 BPB meeting. Mr. Baldelli second the motion. Motion carries 4-0.