THURSDAY, JANUARY 6, 2022
Council Chambers & Virtual on WebEx
5:30 P.M.

The meeting was held both virtually and in-person. Members of the public had access via https://webex.com, the WebEx application, and via telephone.

1. Call to Order

The meeting was called to order at 5:32pm.

2. Roll Call

Present: Steven Kovach
Jonathan Pulino
Kevin Brignole (Seated for Vacancy)
Nicholas Ficaro (Seated for Vacancy)
Linda Reil

Absent: Linda Reil
Dina Ford

Staff: Marek Kozikowski, Director of Land Use

Public: One member of the public logged into the meeting.

2.1. Election of Officers

Chair, Vice Chair, 2nd Vice Chair, Secretary

Motion to nominate Steven Kovach as Chair
Moved by Pulino, seconded by Brignole
Voting in favor: Kovach, Pulino, Brignole, Ficaro
Passed 4-0

Motion to nominate Jon Pulino as Vice-Chair
Moved by Brignole, seconded by Kovach
Voting in favor: Kovach, Pulino, Brignole, Ficaro
Passed 4-0

No nominations for 2nd Vice chair or secretary.

3. Approval of Minutes

3.1. Regular Meeting of December 2, 2021

If you require special accommodations for any meeting, please call the ADA Coordinator at (860) 638-4540, (voice) or (860) 638-4812 (TDD/TTY), or the Town Clerk’s Office at (860) 638-4910 at least ten (10) days prior to the scheduled meeting.
Motion to approve the minutes of the December 2, 2021 meeting
Moved by Pulino, seconded by Brignole
Voting in favor: Kovach, Pulino, Brignole, Ficaro
Passed 4-0

4. Old Business

None.

5. New Business

None.

6. Public Hearing

6.1. Request for a G.S. 14-54 location approval for a general repairer and sales of used cars at 512 – 516 Washington Street. Applicant/agent John Klaja. G.S. 14-54 2021-1

No applicant present.

Motion to table the hearing
Moved by Pulino, seconded by Ficaro
Voting in favor: Kovach, Pulino, Brignole, Ficaro
Passed 4-0

6.2. Request for a variances of Sections 21.02 for minimum lot frontage for 15 lots and for minimum front yards for 16 lots on Military Road. Applicant/agent The Middletown Housing Partnership Trust, Inc. /Attorney David E. Rosenberg. V2021-11

Attorney David Rosenberg, Esq. presented the application noting that the ZBA granted variances in the spring of 2021. The property has existed since 1991 and 18 houses exist and the intent to deed the land to the individual owners of the home through a formal subdivision of the property.

Motion to close public hearing
Moved by Pulino, seconded by Ficaro
Voting in favor: Kovach, Pulino, Brignole, Ficaro
Passed 4-0

Motion to approve the variances
Moved by Ficaro, seconded by Brignole
Voting in favor: Kovach, Pulino, Brignole, Ficaro
Passed 4-0

Kovach noted that the application is straight forward and it just cleaning up the variances approved in 2021. The other members agreed.

7. Adjournment

Motion to adjourn
Moved by Pulino, seconded by Brignole
Voting in favor: Kovach, Pulino, Brignole, Ficaro
Passed 4-0

The meeting adjourned at 5:53pm.

Submitted,

Marek Kozikowski, AICP
Department of Land Use