

**Town of Milford – Zoning Board**  
**Remote Meeting**  
**Meeting Minutes –October 8, 2020**

**Remote meeting called to order – 7:00 p.m.**

Members in attendance: David R. Consigli, Chairman; John Mastroianni, Vice-Chairman; David H. Pyne; Mark Calzolaio; Timothy Walsh

Not in attendance: John Dagnese; Robert Capuzziello; Christopher Burns; Kelly Capece, Clerk

**Approval of Minutes**

Motion by John M. to approve the minutes from the August 13, 2020 meeting – Second by Mark C. – Roll call vote taken - Motion carried unanimously.

Motion by Tim W. to approve the minutes from the September 10, 2020 meeting – Second by John M. – Roll call vote taken - Motion carried unanimously.

**7:05 p.m. – Wilfredo Vazquez, Jr. & Aimee Vazquez – Application for Special Permit**

**Members participating:** David R. Consigli, Chairman; John Mastroianni, Vice-Chairman; David H. Pyne; Mark Calzolaio; Timothy Walsh

**In Attendance:** Atty. A. Eli Leino

**Documents provided:** Petition Special Permit dated 08/05/20; “Dog Salon Layout”; Planning Board recommendation letter to ZBA dated 09/09/20; Town Planner’s letter to Planning Board dated 09/08/20; Assessors “Request for Abutter’s List” dated 08/04/20; Certified Abutter’s list dated 08/04/20; GIS Property information – 12-0-11C.

Atty. Leino requested that the application be withdrawn without prejudice.

**Public Participation:** None

**Vote:** David P. moved to accept application withdrawal without prejudice –Second by John M. – Roll call vote taken – Unanimous

**7:10 p.m. – A & R Serrano, Inc – Application for Variance – 28 South Bow St.**

**Members participating:** David R. Consigli, Chairman; John Mastroianni, Vice-Chairman; David H. Pyne; Mark Calzolaio; Timothy Walsh

**In Attendance:** Atty. Joseph Antonellis and Atty. A. Eli Leino

**Documents provided:** Petition for Variance dated 08/10/20; Planning Board recommendation letter to ZBA dated 09/09/20; Town Planner’s letter to Planning Board dated 09/08/20; Assessors “Request for Abutter’s List” dated 08/06/20; Certified Abutter’s list dated 08/10/20; GIS Property information – 59-0-12; Variance Plan of Land dated 08/05/20.

Atty. Leino requested that the application be withdrawn without prejudice.

**Public Participation:** None

**Vote:** David P. moved to accept application withdrawal without prejudice –Second by Mark C. – Roll call vote taken – Unanimous

**7:15 p.m. – A & R Serrano, Inc – Application for Variance – 127-129 South Main St.**

**Members participating:** David R. Consigli, Chairman; John Mastroianni, Vice-Chairman; David H. Pyne; Mark Calzolaio; Timothy Walsh

**In Attendance:** Atty. Joseph Antonellis and Atty. A. Eli Leino

**Documents provided:** Petition for Variance dated 08/10/20; Planning Board recommendation letter to ZBA dated 09/09/20; Town Planner’s letter to Planning Board dated 09/08/20; Assessors “Request for Abutter’s List” dated 08/06/20; Certified Abutter’s list dated 08/10/20; GIS Property information – 59-0-12; Variance Plan of Land dated 08/05/20.

Atty. Leino requested that the application be withdrawn without prejudice.

**Public Participation:** None

**Vote:** David P. moved to accept application withdrawal without prejudice –Second by Mark C. – Roll call vote taken – Unanimous

**7:16 p.m. – Jose Miguel Yupa Bunay – Continued Application for Special Permit**

**Members participating:** Members in attendance: David R. Consigli, Chairman; John Mastroianni, Vice-Chairman; David H. Pyne; Mark Calzolaio; Timothy Walsh

**In Attendance:** Atty. Joseph Antonellis & Mr. Yupa

**Documents provided:** Petition for Special Permit dated 08/04/20; Planning Board recommendation letter to ZBA dated 09/09/20; Town Planner’s letter to Planning Board dated 09/08/20; Assessors “Request for Abutter’s List” dated 08/04/20; Certified Abutter’s list dated 08/04/20; GIS Property information – 48-0-405; “Additional Plan” dated 05/21/20.

Chairman read application into the record. Atty. Antonellis explained application and answered questions from Board Members.

**Public Participation:** Maria Ozella, 42 South Bow St. – Spoke about parking concerns.

**Vote:** David P. moved to approve the application with the following conditions: 1) Must remain a single-family home. 2) Boat and construction trailer must be removed from the property – Second by David C. – Roll call vote taken – Unanimous – Application approved

**7:25 p.m. – BTK Enterprises, Inc. - Application for Variance**

**Members participating:** Members in attendance: David R. Consigli, Chairman; David H. Pyne; Mark Calzolaio; Timothy Walsh. – Recused: John Mastroianni, Vice-Chairman

**In Attendance:** Michael Dryden, Allen Engineering; Bradley Kaye

**Documents provided:** Petition for Variance dated 08/28/20; Planning Board recommendation letter to ZBA dated 09/23/20; Town Planner's letter to Planning Board dated 09/22/20; Certified Abutter's list dated 08/31/20; GIS Property information – 28-0-4; Variance Petition Plan dated 09/01/20; “Plans and Elevations” printout dated 08/31/20.

Chairman read application into the record. Michael Dryden & Bradley Kaye explained application and answered questions from Board Members. Michael Dryden explained that they need to change the proposed setback from 7.5 feet to 7.0 feet.

**Public Participation:** None

**Vote:** David P. moved to approve application (with the change of setback to 7.0 feet) – Second by Tim W. – Roll call vote taken: – Unanimous - Application approved.

**7:31 p.m. – Cassia Ludwig & Marlon Luiz - Application for Variance**

**Members participating:** Members in attendance: David R. Consigli, Chairman; John Mastroianni, Vice-Chairman; David H. Pyne; Mark Calzolaio; Timothy Walsh

**In Attendance:** Atty. A. Eli Leino; Marlon Luiz

**Documents provided:** Petition for Variance dated 09/15/20; Planning Board recommendation letter to ZBA dated 09/23/20; Town Planner's letter to Planning Board dated 09/22/20; Google Maps printout of 13 Lincoln St.; Assessors “Request for Abutter's List” dated 09/11/20; Certified Abutter's list dated 09/15/20; GIS Property information – 41-0-97B; Plan of Land dated 09/01/20.

**Vote:** David P. moved to dispense with the reading of the application – 2<sup>nd</sup> by John M. – roll call vote taken – unanimous to dispense with the reading of the application.

Atty. Leino answered questions from Board Members

**Public Participation:** None

**Vote:** David P. moved to approve fence portion of the application – Second by John M. – Roll call vote taken: – Unanimous - Application approved

**7:47 p.m. – Frederico & Lisa Carneiro - Application for Variance**

**Members participating:** Members in attendance: David R. Consigli, Chairman; John Mastroianni, Vice-Chairman; David H. Pyne; Mark Calzolaio; Timothy Walsh

**In Attendance:** Elizabeth Mainini, Guerriere & Halnon, Inc.

**Documents provided:** Petition for Variance dated 09/16/20; Planning Board recommendation letter to ZBA dated 09/23/20; Town Planner's letter to Planning Board dated 09/22/20; Assessors “Request for Abutter's List” dated 09/10/20; Certified Abutter's list dated 09/14/20; GIS Property information – 52-0-164; Variance Plan of Land dated 07/30/20.

Chairman read application into record. Elizabeth Mainini answered questions from Board Members

**Public Participation:** None

**Vote:** David P. moved to approve application – Second by Tim W. – Roll call vote taken: – Unanimous - Application approved

**Vote:** Tim W. moved to adjourn – Second by John M. – Rollcall vote taken was unanimous.

**Meeting Adjourned –7:56 p.m.**

Respectfully Submitted,

APPROVED:

---

Kelly Capece, Clerk

---

David R. Consigli, Chairman