

Town of Milford – Zoning Board
Milford Town Hall – Room 3
Meeting Minutes – December 14, 2023

Meeting Called to Order – 7:05 P.M.

Members in attendance: David R. Consigli, Chairman; John Mastroianni, Vice Chairman; John Dagnese; Mark Calzolaio; and alternate member Christopher Burns. Also in attendance Melissa Tomas, Clerk, and Jerry from Milford TV.

Not in attendance: David H. Pyne; and alternate members Robert Capuzziello and David Claro.

Approval of Minutes

Motion made by John M. to approve the minutes of the November 9, 2023 meeting – Second by John D. – Roll Call Vote taken: 4 in favor and 1 abstention (Chris B. was not present at the last meeting) – Minutes approved.

General Business

Chairman David Consigli opened the December 14, 2023 hearing.

7:06 P.M. - Hearing of Nouria Energy Corp. – Special Permit

Members participating: David R. Consigli, Chairman; John Mastroianni, Vice Chairman; John Dagnese; Mark Calzolaio; and alternate member Christopher Burns.

Recused Members: n/a

In Attendance: Attorney Ernest Pettinari; Ryan Roberts, Site Manager; and Richard Smith, President.

Documents provided: Petition for Special Permit dated 11/9/23; Assessors “Request for Abutters List” dated 8/14/23; Certified Abutter’s list dated 8/14/23; GIS Property Info 52-135-1; Planning Board recommendation letter to ZBA dated 12/5/23; Town Planner letter to Planning Board dated 11/21/23; copy of Guerriere & Halnon, Inc. Plan “Golden Nozzle Car Wash” dated 7/18/23; Notice of Hearing dated 11/27/23; Memorandum In Support of Application for Special Permit dated 12/14/23.

Chairman Consigli began the hearing. He read the Notice of Hearing. He then read the Town Planners letter and the Planning Board recommendation.

Motion was made by John M. to waive the reading of the application – Second by John D.- Roll Call Vote taken – Unanimous.

Attorney Pettinari presented the application to the Board. He updated the Board as to the status from the last meeting; spoke of the queueing lanes; vacuums; machinery; landscaping; sound abatement; traffic gates; and the speed bumps along with the stop sign at the corner. Mr. Roberts spoke about the automated gates and was available for any further questions.

Board members asked questions and expressed their concerns. Chairman Consigli asked where the vacuum motors would be located? Mr. Roberts explained on the plans to the members, and explained that the vacuums are to be in bay area. Board members requested a sealed door where vacuums will be located. They would also like concrete bollards/stations outside of building in case someone hits the building (another suggestion was guardrails so the owners have access to the building to move any heavy machinery in or out). Board members requested a cut sheet to be provided to the Building Department once finalized.

Public participation:

Barbara D. – Vine Street resident – asked if vacuums will be moved to a different location? (Yes, to the other side of the building). She then spoke about excess water left on the road, that needs to be salted when in colder temps. (Mr. Roberts and Mr. Smith encouraged her to call anytime she feels it is unsafe).

Matthew Bouchard – Green Street resident – asked about employee parking? Asked if it can be moved to the back by the signage so that customers can use those spaces to dry their vehicles. The Board asked Mr. Smith and Mr. Roberts and they agreed to move the employee parking.

Beau McWhiney – of 34 Green Street – requested signage for music while vehicles are vacuuming. He spoke of the loud music being played while people clean their cars. Discussions continued and Mr. Smith and Mr. Roberts agreed to add signage in multiple languages.

Vote: Motion made by John M. to approve the application with the stated conditions - Second by Chris B. – Roll Call Vote taken – Unanimous – Application Approved.

Conditions:

- Touch base with Town Planner Larry Dunkin regarding signage (window sign) By-Law.
- Speed bumps & stop sign @ s.w. corner of the building) – to be continuously maintained.
- 8 vacuums to be moved – sound proof boards to muffle the sounds (monitor and make improvements as needed). *Decimal Ordinance?* to check with Larry Dunkin.
- Traffic control gates to be installed & maintained – as well as markings for the queueing lanes. Entire lot to be re-lined and maintained on an annual basis.
- Excess asphalt in back (13 spaces to be changed to 8) and 8 vacuum spaces.
- Dumpster location – update and maintain moving forward.
- Contact person to be available 24/7 for concerns/questions including weekends.
- Operating hours are Monday through Saturday (8 am to 7pm) Sunday (8-5pm) vacuums to be shut off after hours.
- All conditions to be completed by May 15, 2024.
- Add signage at vacuums (no music/radio's) in English, Spanish and Portuguese.

Adjournment: Motion by Chris B. to adjourn the meeting – Second by Mark C. – Roll Call Vote taken: Unanimous – Meeting Adjourned.

Meeting Adjourned – 7:45 P.M.

Respectfully Submitted,

Melissa Tomas, Clerk

APPROVED:

David R. Consigli, Chairman