

**ZONING BOARD OF APPEALS  
TOWN COUNCIL CHAMBERS  
MARCH 29, 2018  
TOWN OF EAST HARTFORD  
740 MAIN STREET  
EAST HARTFORD, CT 06108**



**REGULAR MEETING**

The Regular Meeting of the Zoning Board of Appeals was called to order by Acting Chairman James McElroy at 7:01 p.m. in the Town Council Chambers.

PRESENT: Members: Connor Martin, James McElroy, David Repoli, Timothy Siggia, Awet Tsegai  
Also Present: Gary Zalucki, Assistant Zoning Enforcement Official

**I. VICE-CHAIRMAN – Call to Order – 7:01 p.m.**

Acting Chairman McElroy began the meeting with the Pledge of Allegiance, the reading of the opening statement and a reminder to the audience of the Fire Exits.

Acting Chairman McElroy appointed Awet Tsegai as an alternate.

**II. HEARING OF ITEMS TO COME BEFORE THE BOARD; CALL OF ITEMS:**

1. Journey Ventures, LLC, 19 Village Street, Requests Site Location Approval for a used auto sales and repair facility under Section 808.3 and C.G.S. Sections 8-6 and 14-54. (Zone B-3)

**Applicant stated that he has a location in Bloomfield. He wants to move to East Hartford to sell collectables and vintage auto sales. He needs site location approval.**

2. Morris Borea, agent for Teodoro Marena, 349 and 351 Park Avenue, is appealing the order of the Zoning Enforcement Official to cease operation of an assembly use, a violation of Section 403 of the zoning regulations. (Zone B-3).

**An attorney spoke on behalf Morris Borea, asking for a continuance to the next meeting of the ZBA. Director of Inspections and Permits, Greg Grew stated the issues were related to the use not being permitted by the zoning regulations as well as building code violations. Assistant Zoning Enforcement Official, Gary Zalucki also stated that it is first a zoning issue. The board indicated that they had granted postponements in the past and wanted to give the appellant and his representatives the necessary time they needed.**

### **III. HEARINGS DISCUSSION AND BOARD DECISIONS:**

1. Journey Ventures, LLC, 19 Village Street, Requests Site Location Approval for a used auto sales and repair facility under Section 808.3 and C.G.S. Sections 8-6 and 14-54. (Zone B-3)

Motion made to Approve the request made by David Repoli. Seconded by Connor Martin.

APPROVED 5:0

REASON #2 – Relief can be granted without impairment to the integrity of the zoning regulations.

2. Morris Borea, agent for Teodoro Marena, 349 and 351 Park Avenue, is appealing the order of the Zoning Enforcement Official to cease operation of an assembly use, a violation of Section 403 of the zoning regulations. (Zone B-3).

Motion made to postpone the request made by Dave Repoli. Seconded by Timothy Siggia.

APPROVED 5:0

### **IV. OLD BUSINESS**

None

### **V. NEW BUSINESS – One new alternate coming on board.**

### **VI. MISCELLANEOUS – Acting Chair McElroy welcomed Connor Martin to Zoning Board of Appeals.**

### **VII. APPROVAL OF ZBA MINUTES FOR:**

A. November 30, 2017

Motion to Accept made by David Repoli. Seconded by Timothy Siggia.

APPROVED 3:0

### **VIII. PAYMENT OF BILLS**

A. Payment of Clerk

Motion made by Timothy Siggia. Seconded by Awet Tsegai.

APPROVED 5:0

### **XI. ADJOURNMENT**

Motion to adjourn at 7:17 p.m. made by Timothy Siggia. Seconded by Awet Tsegai. APPROVED 5:0

The next regular meeting of the Zoning Board of Appeals is scheduled on Thursday, April 26, 2018.

Respectfully submitted,

Elizabeth Watson, Clerk