

Notice of Open Meeting – Brimfield ZBA

December 28, 2023, 5:00 pm

Meeting to be held at the Brimfield Senior Center 20 Main St.

Agenda:

1. Review previous meeting minutes.
2. Begin public hearing on behalf of Mark Morisi of 95 Tedford Drive, Longmeadow MA, for the property located at 78 First St, (non-conforming lot). Parcel ID 5C-A-53. The applicant seeks a variance and wishes to demolish the existing house and rebuild a new home on a larger footprint with a deck and screened porch. There will also be a 24 x 24-foot detached garage, 15 feet from the house.
3. 5:30 pm. Begin second hearing to hear the appeal from Ralph and Bonnie Nichols. The Appellants request the ZBA overturn the October 20, 2023, decision made by the Zoning Enforcement Officer regarding their abutter's property located 345 Sturbridge Rd, which is the site of Babe's Lawn Care, owned by Christopher Predella. This decision modified the previous order and relieved Mr. Predella of one of the 2 conditions given on July 27, 2023, and allowed for 60 days (from October 20) to bring an updated site plan review to the Planning Board. The Appellants request the ZBA overturn the October 20, 2023, decision of the Zoning Enforcement officer. To order an immediate Cease and Desist of all business activities and remove all vehicles, equipment, and materials from the property. The Appellants also request that the Board impose a fine of \$42,600.00.
4. Any new business
5. Pick new meeting date (if any)
6. Adjourn

Posted by: Debra Fagerstrom

December 14, 2023