

Minutes

Condemnation Board

April 12, 2010

PRESENT:

William Kessler, Chairman; James Gilleran, Vice-Chairman; Sands Cleary, Secretary

CALL TO ORDER:

The meeting was called to order by William Kessler at 2:05 p.m.

APPROVAL OF MINUTES:

A **Motion** to accept the minutes of the February 08, 2010 meeting was made by James Gilleran, seconded by Sands Cleary and passed unanimously.

COMMUNICATIONS:

None

CONDEMNATION OLD BUSINESS:

92 Grasmere Ave. (a/k/a 2 Ash St.)

A draft **Condemnation letter** was reviewed by the board and will be prepared and mailed to Raymond M. Wisniewski.

4185 Black Rock Tpke. (The Plant Factory)

A draft **Condemnation letter** was reviewed by the board and will be prepared and mailed to Paul Richter.

291 Mill Hill Road

A draft **Condemnation letter** was reviewed by the board and will be prepared and mailed to the owner in care of Attorney John Fallon.

691-715 Post Rd.

No action has been taken this item will remain on the agenda for the May 2010 meeting.

3611 Post Road (L & L Farmstand)

Additional complaints have been received from the neighbors regarding further deterioration of the premises. The property needs to be revisited by the Board. A draft **Condemnation letter** was reviewed by the board and will be prepared and mailed to Charles Woods after inspection.

BLIGHT ORDINANCE:

COMMUNICATIONS:

None

OLD BUSINESS:

165 Bennett St.

There have been some advances as well as setbacks regarding the status of this property. A **Blight Citation** will be re-issued and fines will begin to accrue as of April 15, 2010 if the property has not been remedied. A copy of which will be sent to Social Services. This item will remain on the Blight Agenda until the situation is resolved.

3585 Black Rock Tpke.

No change in status. The conservator is still trying to sell the property and there is a For Sale sign out front.

26 Dalewood Ave.

This item will remain on the Agenda for next month due to the continued deterioration of the property.

743 Bronson Road

This property will be reviewed for the May Meeting.

886 Kings Highway West

This parcel will be re-inspected for the May 2010 meeting .

291 Mill Hill Road

Discussed under the Condemnation section. This item will remain carried over until the May Meeting. James Gilleran will check status with Attorney Fallon and Attorney Saxl. Jim will request funding for a structural engineer to make a determination as to the safety of the structure.

243 Romanock Road

The Building Department will issue a **Blight Citation Letter** to Mr. Molnar giving owner 30 days to comply.

559 Old Dam Rd. (Kaufman)

Repairs were made and the storm damaged the structure again and it appears to be in worse shape. The Building Department will issue a **Blight Citation Letter** giving owner 30 days to comply.

47 Dell Dale Rd.

An inspection of the property will be done prior to the May Meeting.

431 Knapps Hwy.

James Gilleran inspected the property and no progress has been made. A **Blight Citation Letter** will be sent outlining the issues which need to be addressed within 30 days and a copy will be sent to Social Services.

93-95 Overlook Ave.

James Gilleran will send a **Blight Letter** along with a copy of the Blight Ordinance to the Owner. Matt Decker in Zoning will be re-notified regarding removal of automobile.

85-87 Kings Highway & 75-77 Kings Highway.

Bill Kessler went to the property. There is significant debris along the Wiretex parcel. Notification will be sent to Michael Zembruski informing him of the debris.

90 Kings Highway Cutoff (former Eldorado Diner)

A **Blight Letter** will be sent to the owner of the property giving him 30 days to comply.

300 Lynwood Avenue

Owner is continuing to work on cleaning up the property.

460 Kings Highway, East, Fairfield Redevelopment Corporation & Miller VW

Formal complaint has been filed by First Selectman Kenneth Flatto regarding the property being vandalized, graffiti, broken glass, garbage and debris as well as the location of the dumpster adjacent to the six family building. The property will be inspected by the Board prior to the May 2010 meeting. A **Blight Letter** will be sent outlining the issues in the complaint and giving the owner 30 days to comply.

NEW BUSINESS:

13 Shoreham Village Drive

A complaint was received and the property will be inspected for the May 2010 meeting.

95 Pemburn Drive

A complaint was received regarding missing siding. The property will be inspected for the May 2010 meeting.

283 Dunlea Road

A complaint was received regarding unregistered motor vehicles. The property will be inspected for the May 2010 meeting.

ADJOURNMENT:

A **Motion** was made and seconded which passed unanimously to adjourn the meeting.

There being no further business, the meeting was adjourned.

Respectfully submitted,

Sands Cleary
Secretary