

APPROVED ON NOVEMBER 16, 2021

**TOWN OF NORTH HAVEN, CONNECTICUT
MINUTES OF THE
BLIGHT PREVENTION APPEALS BOARD**

A Meeting of the Blight Prevention Appeals Board was held on Tuesday, October 19, 2021 at the Mildred A. Wakeley Community and Recreation Center, 7 Linsley Street, Conference Room #1 at 7:00 P.M.

BOARD MEMBERS:

Lynn Fredricksen, Chairman
James H. Iovieno, Vice Chairman
Steven M. Miller, Secretary
Heidi Boettger, Member
James Nesdale, Member

OTHERS PRESENT:

Lynn K. Sadosky, Director of Public Works
Arthur Hausman, Designee of BPO
Leslie Carney, Clerk to the Board
Jennifer Coppola, Counsel to the Board
MaryLee Rydzewski, Court Reporter

The Chairman called the Meeting to order at 7:00 P.M.

The Chairman, Lynn Fredricksen, introduced herself and asked the Board members present to introduce themselves. The Chairman then asked if there were any changes to tonight's Meeting Agenda.

Arthur Hausman, the Blight Prevention Officer's Designee introduced himself, was sworn in by the court reporter and advised the Board that there are four (4) changes to tonight's Agenda. Under "Other 3.", the property of 60 Maple Avenue may be removed from the Agenda as the property has remedied. Under "Other 4.", the property of 60 North Hill Road may be removed from the Agenda as the property owner has requested and has been granted a 60-day extension. Under "Other 5.", the property of 65 Old Broadway East may be removed from the Agenda as the property owner has requested and has been granted a 60-day extension to work with Zoning, Building and Blight Prevention. Under "Other 6.", the property of 48 St. John Street may be removed from the Agenda as a result of a meeting held at the property with the Blight Prevention Officer and Board's Counsel.

OTHER:

The Secretary then read the first item under "Other" on the Agenda for 123 Bailey Road, North Haven.

1. To consider and act upon a recommendation of the Blight Prevention Officer to issue a Citation to the property owner(s) of 123 Bailey Road, North Haven.

Arthur Hausman, Blight Prevention Officer's Designee, addressed the Board.

The Board asked questions of Mr. Hausman and they were answered.

James Nesdale made a Motion to Issue a Notice of Citation against the property of 123 Bailey Road, North Haven based upon the Notice of Violation, which issued on August 13, 2021. James H. Iovieno seconded the Motion.

The Board voted 5 - 0 in favor of the Motion.

Lynn Fredricksen – aye James H. Iovieno – aye Steven M. Miller – aye
Heidi Boettger – aye James Nesdale – aye

The Secretary then read the second item under “Other” on the Agenda for 21 Drazen Drive, North Haven.

2. To consider and act upon a recommendation of the Blight Prevention Officer to issue a Citation to the property owner(s) of 21 Drazen Drive, North Haven.

Arthur Hausman, Blight Prevention Officer’s Designee, addressed the Board.

The Board asked questions of Mr. Hausman and they were answered.

Steven Miller disclosed that he had received communications from one of the survivors of the deceased property owners and asked Jennifer Coppola, Counsel to the Board, for guidance. Attorney Coppola addressed the Board. Mr. Miller recused himself from sitting on this matter.

Maura Gianakos, Daughter of the deceased property owners, introduced herself, was sworn in by the court reporter and advised the Board of her concerns regarding the notices received.

The Board asked questions of Ms. Gianakos and they were answered.

The Board asked questions of Attorney Coppola and they were answered.

Lynn Fredricksen made a Motion to Continue the Matter regarding 21 Drazen Drive, North Haven to the Board’s November 16, 2021 Meeting to consider at that time whether a Notice of Citation should issue. James Nesdale seconded the Motion.

The Board voted 4 - 0 in favor of the Motion.

Lynn Fredricksen – aye James H. Iovieno – aye
Heidi Boettger – aye James Nesdale – aye

MINUTES:

The Matter to Approve of the Minutes as submitted for the September 21, 2021 Meeting.

Lynn Fredricksen made a Motion to Approve the Minutes as submitted for the September 21, 2021 Meeting. James Nesdale seconded the Motion.

The Board voted 3 – 0 in favor of the Motion. There were two abstentions.

Lynn Fredricksen – aye	James H. Iovieno – aye	Steven M. Miller – aye
Heidi Boettger – abstain	James Nesdale - abstain	

ADJOURNMENT:

There being no further business, Lynn Fredricksen moved to adjourn the Meeting. James Nesdale seconded the Motion. All were in favor. The Meeting adjourned at 7:36 P.M.