

# EAST HAMPTON ZONING BOARD OF APPEALS

## Regular Meeting

May 14, 2018

Town Hall Meeting Room

### MINUTES

1. **Call to Order:** Mr. Walton called the meeting to order at 7:00 pm.

*Mr. Jacobson made a motion to appoint Mr. Walton as Chairman Pro Tem. The motion was seconded by Mr. Pfaffenbach. **Vote: 4-0.***

2. **Seating of Alternates**

Present: Chairman Pro Tem Matthew Walton, Regular Member Mr. Jacobson and Alternates George Pfaffenbach and Robert Hines.

Absent: Charles Nichols and Melinda Powell.

Chairman Pro Tem Walton seated Mr. Pfaffenbach and Mr. Hines at this time.

3. **Election of Officers:**

Tabled until the next regularly scheduled meeting.

4. **Legal Notice**

Staff read the Legal Notice into the record.

5. **Approval of Minutes:**

**A. March 12, 2018 Regular Meeting** – Mr. Pfaffenbach made a motion to approve the March 12, 2018 minutes as written. The motion was seconded by Mr. Hines. **Vote: 4-Yes; 0-No. The motion passed.**

6. **Applications:**

**A. Application ZBA-18-003, Sabrina Pools, 78 Pocotopaug Dr., Variance to increase the lot coverage from 10% to 15.9% to install in ground pool. Map 24/Block 64/Lot 20A.** Ron Nadeau (owner of Sabrina Pools) presented. He stated that they are proposing to install a 775 sq. ft. in ground pool. They will be installing a vessel to capture rain water which will reduce the runoff therefore reducing any potential impact. Larry Titus of 74 Pocotopaug, Dominic Secondo of 45 Auburn Knoll and Michael Domingos of 77 Pocotopaug spoke in favor of the application. Mr. Pfaffenbach made a motion to approve the application of ZBA-18-003, Sabrina Pools, 78 Pocotopaug Dr., Variance to increase the lot coverage from 10% to 15.9% to install in ground pool. Map 24/Block 64/Lot 20A. The motion was seconded by Mr. Hines. **Vote: 4-Yes; 0-No. The motion passed.**

**B. Application ZBA-18-004, Juliano's Pools, 8 Fairlawn, for a 5' variance in the rear and to increase the lot coverage from 20% to 26.9% to install a 20' x 40' in ground pool. Map 01A/Block 39A/Lot R.** Eric Levesque from Juliano's Pools presented. He explained that the applicant is proposing the installation of a 36'x18' in ground pool with a 3' border around the pool (the border does not appear on the site plan that was submitted with the application). Chairman Pro Tem Walton voiced his concerns about the pool being 10' from the boundary and the increase of the lot coverage. Mr. Pfaffenbach was concerned about the water runoff. Mr. Levesque stated that the pool will have better drainage than what the property has now and that the water from the apron will naturally drain like it

previously did. The safety cover will be made of mesh and the rain and snow will flow through the mesh into the pool. He went on to add that there will be no impact to the neighbors and that there is no abutter to the rear of this property. Mr. Pfaffenbach suggested an 18" ditch be added around the 3' border and filled in with stone to act as an infiltrator. Mr. DeCarli (Zoning Official) explained that if the lot coverage is increased to 34% then the apron has to be pervious. Mr. Pfaffenbach made a motion to approve the application of ZBA-18-004, Juliano's Pools, 8 Fairlawn, for a 5' variance in the rear and to increase the lot coverage from 20% to 26.9% to install a 20' x 40' in ground pool. Map 01A/Block 39A/Lot R with the following conditions: that the side walk is an impervious surface and that a trench is added and filled with stone for infiltration purposes. The motion was seconded by Mr. Hines. ***Vote: 4-Yes; 0-No. The motion passed.***

7. **New Business:** None.
8. **Old Business:** None.
9. **Adjournment:** Mr. Pfaffenbach made a motion to adjourn at 7:23 p.m. The vote was unanimous in favor. The meeting was adjourned.

Respectfully Submitted,

Christine Castonguay  
Recording Secretary