

**Town of Ridgefield
Blight Prevention Board Meeting
Tuesday, July 24, 2018 at 10:00am
Lower Level Small Conference Room
Town Hall, 400 Main Street, Ridgefield, CT 06877**

Meeting Minutes (Approved)

Please note these minutes are not verbatim

Attended: First Selectman Rudy Marconi, Health Director Ed Briggs, Building Official Bill Reynolds, Zoning Enforcement Officer Richard Baldelli, and Recording Secretary Cristina Santoianni.

Absent: Fire Marshal Mickey Grasso

Guests: Robert Aleksandrowicz (5 Hilltop View Lane, New Milford) and Marilyn Gordon (116 Walnut Grove Rd.)

Mr. Marconi called the meeting to order at 10:06 a.m.

1. **Approval of Meeting Minutes: June 26, 2018**

Mr. Briggs motioned to approve the June 26, 2018 Minutes. Mr. Baldelli seconded the motion. The Board voted 4-0, motion passed.

2. **2 Silver Spring Park Rd: Determination of possible Blight Violation**

The Board investigated the property and found conditions that they consider to be blight. The deck behind the house is dilapidated, there is debris under the deck, a window is missing, siding is missing, and the lawn is unmaintained. These conditions can be seen from Silver Spring Rd which is located behind the house.

The house was left to Mr. Robert Aleksandrowicz (co-owner) and his brother, Michael Aleksandrowicz (owner) by their father. They will decide whether or not to sell the house after it has been fixed up. The house is currently unoccupied. The lawn has been mowed after receiving notice of the complaint. The railing on the deck fell off after a branch fell on it, but will make note of all the said conditions and review it with his brother.

The Board has decided to continue the investigation for another thirty days to give the respondent a chance to make the improvements necessary to address the blighted conditions. At the next meeting the Board will make a determination of blight or no blight.

Mr. Baldelli motioned to allow thirty days for the owner (Michael Aleksandrowicz) to improve the conditions on the property (2 Silver Spring Park Rd.). Mr. Briggs seconded the motion. The Board voted 4-0, motion passed.

3. **118 Walnut Grove: New Complaint**

The Board received a complaint letter from Ms. Marilyn Gordon of 116 Walnut Grove Rd on July 14, 2018. Ms. Gordon explained that she has lived adjacent to 118 Walnut Grove Rd for many years and has been in front of the board regarding this property no less than four times in the past nine years as a resident of Ridgefield. She can see that the roof is falling in and there has been an unlicensed boat parked on the property for eight years. Water runs off the respondent's property onto the access way. The road is damaged do to the runoff. Ms. Gordon maintains the access-way every year, which the respondent has never contributed to. She wants to sell her house but cannot because of the condition of the neighbor's house. Ms. Gordon would like the Board to fine the owner and condemn the house so it can be torn down.

The Board will begin investigation of the property and make a determination of a possible blight violation at the next meeting on August 28, 2018.

Mr. Reynolds motioned to accept as a new complaint and add to the Agenda for the next meeting on August 28, 2018. Mr. Briggs seconded the motion. The Board voted 4-0, motion passed.

4. **29 Lakeview Drive: Possible executive session**

The Board received a three-part complaint letter from Claire and Baxter Garcia of 29 Lookout Drive on July 20, 2018.

The first two parts are regarding large holes on Lookout Drive and the street sign on Lakeview Drive. The Board agreed these are not blight issues and will not be accepted.

The third part explains that 29 Lakeview Drive is a health, fire and safety concern, an eyesore and it is diminishing the value of the homes around it.

On July 23, 2018, Town Attorney Dave Grogins has not heard from Mr. Pereira's attorney, but will proceed with the legal course of action to collect fees that are due. Mr. Pereira came by Town Hall looking to obtain copies of documents pertaining to his blighted property.

The Board requested that Town Counsel attend the next meeting on August 28, 2018. The Board decided it was not necessary to go into executive session. No motions were made.

Mr. Reynolds motioned to adjourn the meeting at 10:32 a.m. Mr. Briggs seconded the motion. The Board voted 4-0, motion passed.