

## C&S STATE CODES AND STANDARDS COMMITTEE MEETING MINUTES

November 9, 2022

The Chair called to order the regular meeting of the State Codes & Standards Committee at 1:00 p.m. The meeting was held online using a Teams format.

Attendance was taken and a quorum was present.

### In Attendance:

Anthony Bruno, Health  
John Butkus, AIA, Architect - **Absent**  
Johnny Carrier, P.E., **C&S Chair**, Residential Contractor Member  
Anthony Cinicola, Building Official  
Paul Costello, Labor Trades  
Hank Cullinane, HVAC Member  
Thomas DiBlasi, P.E., Structural Engineer Member - **Absent**  
Donald Doeg, Esq, Public Member  
Keith Flood, Fire Marshal  
Louis Free, Architect, **CAS Chair**,  
Donald Harwood, Public Member - **Absent**  
David McKinley, Advocacy  
Henry Miga, Building Official - **Absent**  
Tim Mikloiche, Electrical Contractor - **Absent**  
Mike Musco, P.E. Electrical Engineer - **Absent**  
Glenn Neilson, Building Contractor  
Ilona Prosol, P.E., **C&S Vice Chair**, Fire Protection Engineer  
Mike Sinsigalli, Fire Marshal -  
Eric Shutt, Plumbing Trades Contractor - **Absent**  
Fred Wajcs, Jr., **C&S Secretary**, Public Member  
William Zoeller, Energy Efficiency

### Also Present:

Darren Hobbs, Director – Regulatory Compliance  
Omarys Vasquez, AIA, NOMA, State Building Inspector  
Anne Peterson, DAS/Legal  
William Abbott, State Fire Marshal - **Absent**  
Joseph Kingston, OSFM, Fire & Life Safety Supervisor - **Absent**  
David Woods, OSFM, Fire & Life Safety  
Joseph Duval, OSFM  
Bethy Guiles, DAS/OSBI - Admin

### PUBLIC:

Tasneem Osman, NEEP

### 1) MINUTES

- a) A motion (LF) was made and seconded (FW) to accept the minutes of the **October 12, 2022**, meeting minutes. **All in favor. None opposed. Motion carried.**

## 2) COMMUNICATIONS

- a) **A-13-22** RE: Request for Appeal received 10/24/22 from Walter J. Onacewicz, Esquire, Nair & Levine, P.C. representing James A. Balch. RE: [250 South Main Street, East Windsor, CT 06016] – State Building Code Section 117 Violation September 14, 2022, Notice of Imminent Danger, Order to Vacate and Posting of Unsafe Structure (“Order”) from Kenneth A. Rich, East Windsor Building Official. **ACTION: Referred to Office of the State Building Inspector.**
- b) **A-13-22** – Correspondence received 11/4/22 from Brian L. McCann, Esq., Joshua A. Hawks-Ladds, Esq. - Town of East Windsor’s reply to “Notice of Appeal” filed by the Appellant, James A. Balch, dated October 24, 2022 [250 South Main Street, East Windsor, CT 06016]. **ACTION: Referred to Office of the State Building Inspector.**

## 3) SUBCOMMITTEE REPORTS

- a) **Codes Amendment Subcommittee (CAS) (Free)** – No report
- b) **Ethics/Procedural Regulations Subcommittee (Harwood)** – No report

## 4) OLD BUSINESS

- a) There was no old business

## 5) NEW BUSINESS

- a) Staff Report
  - i) **Omarys Vasquez, State Building Inspector** – No report
  - ii) **William Abbott, State Fire Marshal** – David Woods, Supervisor OSFM-Field Services – Received IFP document from ICC. They wish to for us to return document with corrections within two weeks. There will be 2 separate books.
  - iii) **Anne Peterson, Staff Counsel** – No report; but getting caught up on old lingering decisions
- b) **Fire Prevention Code Advisory Committee (Harwood & Sinsigalli)** – No report
- c) **Training Councils**
  - i) **Building Code Training Council (Musco)** – No report
  - ii) **Fire Marshal Training Council (Harwood)** – Awaiting appointment of ODEM Director. Darren Hobbs, Director of Regulatory Compliance reports that they’ve conducted interviews and expect an official appointment within the next 2-3 weeks.
- d) **Report on Bills (Vasquez)** – No report

## 6) APPEAL HEARINGS

- a) **A-05-19** Request for Appeal received 5/15/19 from Raymond Pietrorazio, Representative, OXC Airport/Power Plant, Town of Middlebury - RE: [CPV Towantic LLC, 16 Woodruff Hill Road, Oxford, CT]. RE: CT Fire Safety Code Section(s) under appeal: NFPA-54 and NFPA-56. And CT Building Code Section(s) under appeal: Section, 104.1, 105.1, NFPA-54 and NFPA-56. Referred to State Fire Marshal. State Fire Marshal still actively working with Appellant. State Fire Marshal contacted the State’s Attorney - awaiting response from Judy Dicine. State Fire Marshal will have a meeting with Judy next week. Fire Marshal still waiting to set up meeting with Judy Dicine. No

change, still trying to get a meeting with Judy to review CPV documents at their site. State Fire Marshal reports, "To date, no movement, requested a visit to view their documentation regarding safety. Council will send status letter to Appellant. Status letter was mailed out on 3/16/21. Appellant wishes to hold appeal until resolved. There has been no change, but State Fire Marshal will reach out to power people. State Fire Marshal (SFM) will reach out to Appellant within the next week or two to set something up. As of 9/8/21 SFM reached out – not able to get in touch with anyone. SFM will try and reach out to Appellants one more time. We have a meeting scheduled 10/20/21. We will review the piping and issues of concern. I will update you on the results of that meeting. As of 11/10/21, document review completed; progress is being made. State Fire Marshal is in the process of preparing a report for Committee review. OSFM prepared report and waiting for Committee review. OSBI states we should send another status letter. OSFM sent report to C&S Committee and Appellant who reports he will get back to us in a month. To date, no response from Appellant. Counsel will send status letter to Appellant. Await Counsel's approval of drafted status letter. Jenna Padula, Counsel is working on this status letter and will send out to Appellant as soon as possible. **Counsel mailed out status letter. Hold on Agenda.**

- b) **A-06-21 Request for Appeal RE: [2370-2374 Main Street, Hartford, CT].** Order to Vacate due to Fire/Life Safety Hazards - Connecticut State Fire Safety CGS Section 29-306(c). Appeal was originally held over to August 2021 meeting. Mr. Mayer has recently reached out to request a hearing on the appeal.
- c) **A-17-21 RE: [195 East Main Street, Branford, CT]** Appeal received 11/11/21 from Attorney John A. Ferranti - representing Shoreline Recovery, LLC RE: Notice of Violation issued by Branford Fire Marshal Robert Dobuzinsky dated 10/12/21. RE: A change of use and occupancy - referencing the 2018 CSFSC Parts I, II & III - 2015 IFC section [A] 102.3. Referred to Office of the State Fire Marshal. OSFM is working on this appeal with the Attorney. OSFM could not gain access to the property. We are working on this. Fire Marshal has a report. Need a little more time for editing. Report received on 5//22 from Joseph Kingston, OSFM-Fire & Life Safety Supervisor. Panel assigned: Keith Flood, Chair; Mike Sinsigalli, Panel; Henry Miga, Panel; Glenn Neilson, Alternate. Hearing scheduled June 10, 2022-11:00 a.m. Hearing held followed by deliberations. Decision will be mailed out in 90 days **(09/10/22). Hold on agenda.**
- d) **A-18-21 RE: [58 Todds Hills Road, Branford, CT]** Appeal received 11/11/21 from Attorney John A. Ferranti - representing Shoreline Recovery, LLC RE: Notice of Violation issued by Branford Fire Marshal Robert Dobuzinsky dated 10/12/21. RE: A change of use and occupancy - referencing the 2018 CSFSC Parts I, II & III - 2015 IFC section [A] 102.3. Referred to the Office of the State Fire Marshal. OSFM is working on this appeal with the Attorney. OSFM could not gain access to the property. We are working on this. Fire Marshal has a report. Need a little more time for editing. Report received on 5//22 from Joseph Kingston, OSFM-Fire & Life Safety Supervisor. Panel assigned: Keith Flood, Chair; Mike Sinsigalli, Panel; Henry Miga, Panel; Glenn Neilson, Alternate. Hearing scheduled June 10, 2022-11:00 a.m. Hearing held followed by deliberations. Decision will be mailed out in 90 days **(09/10/22). Hold on agenda.**
- e) **A-05-22 Request for Appeal received 4/11/22 RE: [94 Woodford Hills Drive, Avon, CT]** from Ms. Virginia Brown, Esq. RE: Appealing the decision made by the Zoning Enforcement Officer to issue a zoning permit, the Building Department Official's decision to issue a building permit for the proposed retaining wall; and the administrative approval of the proposed driveway expansion and concrete block retaining wall. Panel assigned: Glenn Neilson, Chair; Johnny Carrier, P.E., Panel Member; Louis J. Free, AIA, Architect, Panel Member; William Zoeller, Alternate. Scheduled Hearing: Thursday, May 12, 2022, at 9:00 a.m. Hearing held followed by deliberations. Decision will be mailed out in 90 days (8/12/22). **Decision was mailed out on 10/27/22. Remove from agenda.**

- f) **A-06-22** Request for Appeal received 4/12/22 from Mr. Pixy Elliott RE: [90 Pine Road, Jewett City, CT] Appealing the decision made by the Town of Griswold Building Department RE: \$200.00 fine for not pulling a permit to replace front door. Referred to OSBI. OSBI worked with building official. Await withdraw of appeal. **Omarys Vasquez, State Building Inspector is in communications with Appellant – will follow up on status. Hold on agenda.****C-22-01 RE:** Complaint regarding Richard Leighton, Chester Building Inspector and Fire Marshal RE: [43-45-47 Main Street, Chester, CT] received 5/3/22 from John R. Schroeder, AIA LLC [jrschroeder@jrsaia.com](mailto:jrschroeder@jrsaia.com), 69-2 Main Street, Chester, Connecticut 06412, (860)526-5838. Referred to OSBI. OSBI still working with the parties. Omarys Vasquez, State Building Inspector reports that they are actively engaged with the Complainant. **We've asked for copies of inspection reports. He has mailed them certified mail. Hold on agenda.**
- g) **C-22-01 RE:** Complaint regarding Richard Leighton, Chester Building Inspector and Fire Marshal RE: [43-45-47 Main Street, Chester, CT] received 5/3/22 from John R. Schroeder, AIA LLC [jrschroeder@jrsaia.com](mailto:jrschroeder@jrsaia.com), 69-2 Main Street, Chester, Connecticut 06412, (860)526-5838. Referred to OSBI. OSBI still working with the parties. Omarys Vasquez, State Building Inspector reports that they are actively engaged with the Complainant. **We've asked for copies of inspection reports. He has mailed them certified mail. Hold on agenda. Hold on agenda.**
- h) **C-22-02 RE:** Complaint regarding Town of Chester, Richard Leighton, Building Inspector & Fire Marshal. This is in reference to the building permits issued for buildings located RE: [189-191 Middlesex Avenue, Chester, CT] received 5/3/22 from Mr. Thomas A. Gribbin A.I.A., [tomgribbin@noyesvogtarchitects.com](mailto:tomgribbin@noyesvogtarchitects.com), Noyes Vogt Architects, 191 Middlesex Ave, Suite 2A, P.O. Box 370, Chester, CT 06412, (860)526-2900. Referred to OSBI. OSBI still working with the parties. Omarys Vasquez, State Building Inspector reports that they are actively engaged with the Complainant. **We've asked for copies of inspection reports. He has mailed them certified mail. Hold on agenda.**
- i) **A-09-22** Request for Appeal received 6/17/22 from Robert A. Rizzuti RE: [24 Woodbine Street, Naugatuck, CT] Appealing the decision made by the Naugatuck Building Official, William Herzman dated March 15, 2022, for violations of codes: (IBC116.1, R401.2); (IBC116.1, R601.2); (116.1, R801.3). Panel assigned: Henry Miga, Chair; Glen Neilson, Panel; William Zoeller, Panel; Johnny Carrier, Alternate. Hearing scheduled, Wednesday, September 14, 2022, at 9:00 a.m. Appellant was a no show for scheduled hearing. A motion to close the hearing (HM); Seconded (WZ). All in favor, none opposed. Hearing was closed at 9:19a.m. Panel will notify Appellant of denial w/o prosecution. **Decision was mailed out 10/17/22. Remove from Agenda.**
- j) **A-10-22** Request for Appeal received 8/2/22 from Maria K. Tougas, Partner, Jacobs, Walker, Rice & Barry, LLC – representing Ms. Nancy Miller RE: [471 South Elm Street, Wallingford, CT]. Appealing the decision made by the Wallingford Building Official, Justin J. Rossetti dated June 29, 2022 – State Building Code Section 115 “Stop Work Order”. Panel assigned: Johnny Carrier, Chair; Lou Free, Panel; Fred Wajcs, Jr., Panel; Paul Costello, Alternate. Hearing held, Parties will submit briefs on or before Tuesday, October 4, 2022, by 12:00 noon. Deliberations date scheduled: Friday, October 14, 2022, at 9:00 a.m. Deliberations held. **Decision will be mailed out in 90 days (1/14/23). Hold on agenda.**
- k) **A-12-22** Request for Appeal received 9/22/22 from David Resendes RE: [14 Sunset Hill Road, Bethel, CT] Appealing the decision of the State Building Inspector's denial of Request for Modification (#M-22-0464) Section R311.7.5.1 of the 2015 IRC portion of the 2018 Connecticut

State Building Code – to allow a new stairway with risers greater than a 3/8” differential. Panel assigned: Glenn Neilson, Chair; Johnny Carrier, Panel; William Zoeller, Panel; Henry Miga, Alternate. Hearing date scheduled: Wednesday, November 9, 2022, at 9:00 a.m. **Hearing held followed by deliberations. Decision will be mailed out in 90 days (2/9/23). Hold on agenda.**

- 1) **C-22-03** Correspondence received 9/27/22 from Patricia A. Cofrancesco, Esq., Law Offices of Patricia A. Cofrancesco RE: [60 Pinehurse Drive, East Haven, CT – Elaine Cioffi (owner)]; Seeking revocation of East Haven Building Official’s License (James Bassett). Referred to Office of the State Building Inspector for investigation to come back with a recommendation for the Committee. **No update. Hold on agenda.**

#### **7). GOOD OF THE ORDER**

The next Codes and Standards Committee meeting is scheduled for, **Wednesday, December 14, 2022-1:00 p.m.** Meeting format (on-line or in person) will be determined prior to the meeting,

#### **8). ADJOURNMENT**

A motion to adjourn the hearing (LF); Seconded (DM). All in favor, none opposed.

*Johnny Carrier (bag)*

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**Johnny Carrier, P.E., C&S Chair**  
**Connecticut State Codes & Standard Committee**  
CSMN2211