



The City of Norwalk, Connecticut

125 East Avenue, Norwalk CT, 06851, Room 121

Phone: 203-854-7760 Fax: 203-854-7970

May 7, 2026

2:00 PM

City Hall: PZ Conference Room

ANTI-BLIGHT HEARING

I. ROLL CALL

The meeting was called to order by Steve Brueski,
Neighborhood Improvement Manager and Anti-Blight Officer

Anti-Blight Officer: Steve Brueski;

Citation Hearing Officer: Attorney Eugene Kimmel;

Blight Inspector: Steve Brueski;

Technical Assistant/Blight Inspectors: Matthew Deering, Keith Muro

Chief Building Official: William Ireland

II. 10 Norden Place, 291 Chestnut Hill Road, 25 Cornwall Road, 21 Lancaster Drive, 65 Van Zant Street

10 Noreden Place

Attorney Kimmel swore in representatives that were present at hearing, Adam Blank of Wofsey Rosen and Robert Pershino of Forstone Capital. Property was blighted for sometime before recently purchased. Citation was sent out and new owners of property responded very quickly and took care of all the blight right away, , as well as patrolled security and surveillance cameras. The owners have also been working with planning and zoning, for future plans. Currently there is no blight on on property. Attorney Kimmel suggests to give to months, make sure owners continue to maintain landscaping and building. Mr. Brueski states as long as property does not fall back into blight violations it will be dismissed. There are no fines or liens as of today 5.7.26.

III. 291 Chestnut Hill Road

Owners are present at hearing, Mr. Brueski gave slight history of violations at property. Previous owners have paid significant fines . New owners have obtained demo permit, which is being signed off on today 5.7.26. New citation is being froze at \$6,000.00, with acquiring demo permit and have 6 months to get structure taken down. The owners stated that demo would be started 5.11.26, once demo is complete it would eliminate the blight on property. Attorney Kimmel suggests to follow up in two months, if owners haven't done there part new citation would start. Fine of \$6,000 is non-negotiable.

IV. 25 Cornwall Road

Scott Chester is present at hearing, speaking on behalf of his parents Edwin Chester and c/o Patricia Chester. Scott has presented legal papers allowing him to represent. Mr. Brueski states and shows past and most current pictures going back to 2022/2023. Some of violations have been taken care of. Scott has stated that he is doing the work himself, while caring for his fathers medical issues. Mr. Chester also stated, there is some of the letters were not received by him, between dealing with weather, and other circumstances, he has not been able to complete all violations. Scott Chester requested current violations still existing and states he can get done in 4-8 weeks. Property will be re-evaluated in two months and if work is not been done, fines will be retroactive. Currently there is a failure to pay of \$5,000.00, and new assessment is \$12,500.00.

V. 21 Lancaster Drive

Property owners were not present at blight hearing, ignoring blight hearing letter which was hand delivered. Mr. Brueski shows past and current pictures of property and violations. There is an assessment of \$6,300.00. A new citation will be issued and fines will continue to accrue.

VI. 65 Van Zant Street

Owners are not present , there is no assessment at time, owner will be notified of another hearing date. Owners have cleared sidewalk, fixed fence around property, but needs to remove pile of rubbish.

Meeting is adjourned at 3 pm.