

TOWN OF ESSEX  
**Zoning Board of Appeals**  
29 West Avenue  
Essex, CT 06426

**A G E N D A**

Public Hearing followed by Regular Meeting

November 17, 2015 – 7:00 p.m. - Conference Room A - Essex Town Hall

**1. Public Hearing**

- **Application No. 15-22** on behalf of Ken Conforto, 6 Maple Avenue, Essex, CT, Assessor's Map 28, Lot 2, VR District, requesting variances to sections 40D and 40I.1 and 60B of the Essex zoning regulations to allow a pergola to be located to a point 6.5 feet from a side property line where 25 feet is required.
- **Application 15-23** on behalf of Richard Langdon, 4 Cross Street, Essex, CT, Assessor's Map 47, Lot 19, VR District, requesting variances to sections 40C, 40D, 40E, 40I.1, and 60B to replace an existing detached garage that is 3 feet and 2 inches from a side property line where 25 feet is required.
- **Application 15-24** on behalf of Andrea Griffis, 49 West Avenue, Essex, CT, Assessor's Map 32, Lot 6, VR District, requesting variances to sections 40C, 40D, 40I.1, and 60B to locate an accessory structure that is less than 15 feet in height to a point 2 feet from a rear property line where 5 feet is required, and 4 feet from a side property line where 5 feet is required. Also, to increase the lot coverage to 13.9% where 10 is the maximum allowed.

**2. Regular Meeting**

Discussion and possible decision on application:

- **Application No. 15-22** on behalf of Ken Conforto, 6 Maple Avenue, Essex, CT.
- **Application No. 15-23** on behalf of Richard Langdon, 4 Cross Street, Essex, CT.
- **Application No. 15-24** on behalf of Andrea Griffis, 49 West Avenue, Essex, CT.

**3. Old Business**

- Approval of Minutes – October 20, 2015

**4. New Business**

**5. Correspondence and Invoices**

**6. Adjournment**

Next scheduled meeting date: December 15, 2015