

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

A G E N D A

Public Hearings followed by Regular Meeting

March 21, 2017 – 7:00 p.m. - Conference Room A - Essex Town Hall

1. Public Hearings

- **Application No. 17-3** on behalf of Edward Domnarski, 20 Stanford Hill Road, Essex, CT, Assessor's Map 51, Lot 28-3, RU District, requesting variances to sections 40C, 40D, 40I.1 and 61B of the zoning regulations to allow a 12' x 20' shed to a point 5 feet from a side property line where 30 feet is required.
- **Application No. 17-4** on behalf of Thomas Klin, 66 River Road, Essex, CT, Assessor's Map 12, Lot 4, RU District, requesting variances to sections 40C, 40D, 40I.1 and 61B of the zoning regulations to allow a 14' 23' addition to a point 16.5 feet from a side property line where 30 feet is required.
- **Application No. 17-5** on behalf of Michael Picard, 175 Saybrook Road, Essex, CT, Assessor's Map 74, Lot 11, RU District, requesting variances to sections 40C, 40D, 40E, 40I.1, 40N, 40R, 50C.2, 50D, 61B and 101D of the zoning regulations to allow a single family dwelling to a height of 32 feet, 3 inches where 30 feet is the maximum height allowed, and to be located to a point 20 feet from the side property line where 30 feet is required. Also, to allow a detached garage to a point 8 feet from a side property line where 30 feet is required and to a point 12 feet from a front property line where 40 feet is required. Also, to allow a paved driveway to be located within 5 feet of a side property line. Also, to allow an in-ground swimming pool within the Gateway buffer area. Also, to allow a pool pavilion to a point 6 feet from a side property line where 30 feet is required, and to be within the Gateway buffer area. Also, to allow a patio to a point 7 feet from a side property line where 10 feet is required and to be within a Gateway buffer area. Also, to allow a 123 foot long wall within the Gateway buffer area.
- **Application 17-6** on behalf of the Griswold Inn, LLC, 47 Main Street, Essex, CT, Assessor's Map 47, Lot 18, EV District, requesting variances to sections 40A, 40B.3, 40E, 50D of the zoning regulations to allow the expansion of the use of an Inn to the second floor of an existing accessory building.

2. Regular Meeting

Discussion and possible decision on applications:

- **Application No. 17-3, Variance request**, on behalf of Edward Domnarski, 20 Stanford Hill Road, Essex, CT

- **Application No. 17-4, Variance request**, on behalf of Thomas Klin, 66 River Road, Essex, CT
- **Application No. 17-5, Variance request**, on behalf of Michael Picard, 175 Saybrook Road, Essex, CT
- **Application 17-6, Variance request**, on behalf of the Griswold Inn, LLC, 47 Main Street, Essex, CT
- **Application No. 17-7, Coastal Area Management Site Plan Review**, on behalf of Michael Picard, 175 Saybrook Road, Essex, CT

3. New Business

4. Old Business

- Approval of Minutes – February 21, 2017

5. Correspondence and Invoices

6. Adjournment

Next scheduled meeting: **Tuesday, April 18, 2017**