

Town of Essex - Zoning Board of Appeals

**29 West Avenue
Essex, CT 06426**

RECORD OF THE VOTE

February 21, 2012 – Regular Meeting

The Essex Zoning Board of Appeals conducted their regularly scheduled meeting on Tuesday, February 21, 2012 at 8:00 p.m. in Room A of the Essex Town Hall. Members present were Stu Ingersoll, Doug Demarest, Paul Greenberg, Al Daddona and Alix Walmsley. Also present, Michael Wells Legal Counsel to the Board and Stella Beaudoin, Recording Secretary.

Motion made by Stu Ingersoll to approve a Variance for **Application #12-1 on behalf of Charlene Patrick, property located at 23 Rosewood Lane, Ivoryton, CT Assessor's Map 39 Lot 1-18, RU District** requesting a Variance of Sections 61B of the Essex Zoning Regulations. This is an application to allow an accessory apartment to be located on a property that needs an additional 80,000 square feet to add another family dwelling. The Variance is based on the hardship which is the error of the Town of Essex in issuing permits that allowed substantial construction of the accessory apartment to be done.

Motion seconded by Al Daddona and passed unanimously 5/0/0.

Motion made Stu Ingersoll to continue to the March 20, 2012 regularly scheduled meeting **Application #12-2 on behalf of Jason Bloom, property located at 7 Hickory Lane, Ivoryton, CT Assessor's Tax Map 82 Lot 14, RU District**, requesting a variance of Section 40I.2 of the Essex Zoning Regulations. This is an application to allow an accessory building that is 16 feet, 8 inches in height to be located 5 feet from the rear property line where 15 feet is the maximum allowed height for such building.

Motion seconded by Doug Demarest and passed unanimously 5/0/0.

Motion made by Stu Ingersoll to amend the 2012 meeting schedule to reflect a start time of 7:30 p.m.

Motion seconded by Doug Demarest and passed unanimously.

Respectfully submitted,

Stella C. Beaudoin
Recording Secretary