

TOWN OF ESSEX
Zoning Board of Appeals

29 West Avenue • Essex, Connecticut 06426
Telephone (860) 767-4340 • FAX (860) 767-8509

Executive Board

Paul Greenberg, Chair
W. T. Furgueson, Vice Chair
W. Feirer, Secretary

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Barbara Sarrantonio
William Veillette

Alternate Members

Philip J. Beckman
George Wendell
Richard Rybak

Record of the Vote
June 20, 2017 – Public Hearing and Regular Meeting

The Essex Zoning Board of Appeals conducted their regularly scheduled meeting on Tuesday, June 20, 2017 at 7:00 p.m. in Room B of the Essex Town Hall.

MOTION to approve a variance for **Application No. 17-9** on behalf of Dee Ferris and Allen Divoll, 15 Scholes Lane, Essex, CT, Assessor's Map 47, Lot 33, VR District, requesting variances to sections 40C, 40D, 40E, 40I.1, 50D and 60B of the zoning regulations to allow a 77 square foot addition to a point 19.5 feet from a side property line where 25 feet is required. Also, to increase the building coverage from 16.6% to 18% where 10% is the maximum building coverage allowed. Hardship associated with this proposal is that the property predates zoning along with the difficulty of the property related to the topography. This proposal is approved in accordance with the plans submitted; **MADE** by W T Furgueson; **SECONDED** by P Beckman; **IN FAVOR:** P Beckman, B Sarrantonio, W. Veillette, W T Furgueson, G Wendell; **OPPOSED:** None; **ABSTAINING:** None; **MOTION CARRIED:** 5-0-0.

MOTION to approve a variance for **Application No. 17-10** on behalf of William Stanlonis, 63 West Avenue, Essex, CT, Assessor's Map 32, Lot 7, VR District, requesting variances to sections 40C, 40D, 40I.1 and 60B of the zoning regulations to allow a 10 x 12 shed up to the side property line where 30 feet is required. Also, to allow the existing building coverage to increase from 11.2% to 11.8% where 10% is the maximum building coverage allowed; The hardship is the small lot size combined with the topography. This proposal is approved in accordance with the plans submitted; **MADE** by G Wendell; **SECONDED** by W Feirer; **IN FAVOR:** G Wendell, W. Feirer, B Sarrantonio, W. Veillette, W T Furgueson; **OPPOSED:** None; **ABSTAINING:** None; **MOTION CARRIED:** 5-0-0.

MOTION to approve the April, 2017 Regular Meeting Minutes as presented; **MADE** by P Beckman; **SECONDED** by W Veillette; **IN FAVOR:** P Greenberg, W. Feirer, B Sarrantonio, W. Veillette, W T Furgueson; **OPPOSED:** None; **ABSTAINING:** None; **MOTION CARRIED:** 5-0-0.

MOTION to adjourn the meeting at 7:50p.m. to the next regularly scheduled meeting which will be held on Tuesday, July 18, 2017 at 7:00 p.m. at the Essex Town Hall, Conference Room A, 29 West Avenue, Essex, CT; **MADE** by W Feirer; **SECONDED** by W T Furgueson; **IN FAVOR:** P Beckman, W. Feirer, B Sarrantonio, W. Veillette, W T Furgueson; **OPPOSED:** None; **ABSTAINING:** None; **MOTION CARRIED:** 5-0-0.

Respectfully submitted,
Stella C. Beaudoin
Recording Secretary