

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
August 15, 2023 – 7:00 p.m.

**Meeting will be hybrid, held both in person in Meeting Room A
and accessible via online.** Meeting link is also available on Town website

Zoom Meeting Room Link:

<https://us02web.zoom.us/j/89968785001?pwd=d0FEVVAyY2tKUjdTSkQ3RGNmRC9xQT09>

Phone numbers: **1 646 558 8656 US (New York)**

Meeting ID: **899 6878 5001**

Meeting Password: **868543**

1. Public Hearings

- **Application No. 23-09** on behalf of 9197CCAS LLC c/o Crystian Morales, **91 Pond Meadow Road** Ivoryton, CT, Assessor's Map 88 Lot 2, RU District, requesting variances of Sections 40C, 40D, 40I.1, 50D, and 60B for an addition of a porch with a side setback of 27 ft 7 inches where 40 ft is required.
- **Application No. 23-10** on behalf of Annelisa Santoro, **54 Main Street** Essex, CT, Assessor's Map 47 Lot 23, WF District, requesting variances of Sections 40D and 101E for patio to be located within 100 feet of the coastal jurisdiction line and the Gateway Buffer Area.
- **Application No. 23-11** on behalf of Lawrence and Sherri Athay, **92 Ingham Hill Road** Essex, CT, Assessor's Map 94 Lot 4, RU District, requesting variances of Sections 40C, 40D, 40I.1, 50D, and 61B for an addition to the existing house for a bedroom addition and proposed garage addition to be 30 ft 3 inches from the front property line where 40 feet is required and 24ft from the northern side property line where 30 feet is required.

2. Regular Meeting

Discussion and possible decision on applications:

- **Application No. 23-09** on behalf of 9197CCAS LLC c/o Crystian Morales, **91 Pond Meadow Road** Ivoryton, CT
- **Application No. 23-10** on behalf of Annelisa Santoro, **54 Main Street** Essex, CT
- **Application No. 23-11** on behalf of Lawrence and Sherri Athay, **92 Ingham Hill Road** Essex, CT

3. Old Business

- Approval of Minutes – July 18, 2023

4. **New Business**
5. **Correspondence**
6. **Adjournment**

Next scheduled meeting: **Tuesday September 19, 2023**