

RECEIVED
FEB 19 2021

TOWN OF ESSEX
LAND USE APPLICATION
PART ONE

BY: _____

PLEASE CHECK THE APPROPRIATE LINE(S) AND ATTACH THE APPROPRIATE APPLICATION(S):

SPECIAL EXCEPTION	<input checked="" type="checkbox"/> VARIANCE APPEAL	<input checked="" type="checkbox"/>
SITE PLAN REVIEW	<input type="checkbox"/> APPROVAL OF LOCATION	<input type="checkbox"/>
INLAND WETLANDS PERMIT	<input type="checkbox"/> REGULATION TEXT AMENDMENT	<input type="checkbox"/>
INLAND WETLANDS PERMIT - AGENT APPROVAL	<input type="checkbox"/> ZONE CHANGE	<input type="checkbox"/>
	<input type="checkbox"/> COASTAL SITE PLAN REVIEW	<input type="checkbox"/>
WETLAND PERMIT TRANSFER	<input type="checkbox"/> MODIFICATION OF PRIOR APPROVAL	<input type="checkbox"/>
SUBDIVISION / RESUBDIVISION	<input type="checkbox"/> SPECIAL FLOOD HAZARD AREA PERMIT	<input type="checkbox"/>

PROJECT DESCRIPTION:

BARN REPLACEMENT AND EXPANSION

STREET ADDRESS OF PROPERTY 20 MAPLE AVE ESSEX

ASSESSOR'S MAP 28 LOT 7 LOT SIZE 17,424 FT² DISTRICT VR

APPLICANT FRED & LEE WEBER

PHONE 860-767-3517

APPLICANT'S AGENT (if any) _____

PHONE _____

ENGINEER, SURVEYOR/ARCHITECT _____

PHONE _____

Note:

1) TO BE ACCEPTED BY THE LAND USE OFFICE. THIS APPLICATION MUST BE COMPLETED, SIGNED, AND SUBMITTED WITH THE REQUIRED FEE(S) AND MAP(S) PREPARED IN ACCORDANCE WITH THE APPLICABLE REGULATIONS.

2) THE SUBMITTAL OF THIS APPLICATION CONSTITUTES THE PROPERTY OWNER'S PERMISSION FOR THE COMMISSION OR ITS STAFF TO ENTER THE PROPERTY FOR THE PURPOSE OF INSPECTION.

3) I HERBY AGREE TO PAY ALL ADDITIONAL FEES AND/OR ADDRESS SUCH COSTS DEEMED NECESSARY BY THE LAND USE OFFICE AS DESCRIBED IN PART THREE OF THIS APPLICATION.

Town of Essex
Zoning Board of Appeals
29 West Avenue, Essex, CT 06426

Application
Part Two

✓ # 3237

Date received by office _____ Application fee - \$40 + State fee - \$60 = \$100

Variance _____
Appeal of a Decision by ZEO _____
Certificate of Location _____

Application # 21-14

APPLICANT (please print) FRED & LEE WEBER
ADDRESS 20 MAPLE AVE ESSEX CT 06426
Street Town State Zip
Telephone 860-767-3517 860-304-6557 860-304-6557
home work cell

OWNER OF PROPERTY FRED & LEE WEBER
ADDRESS 20 MAPLE AVE ESSEX CT 06426
Street Town State Zip
Telephone 860-767-3517 860-304-6557 860-304-6557
home work cell

Deed Reference: Book 268 Page 967

Current use of the property RESIDENTIAL

Is any portion of property within 500' of another Town? No

Is the property within the Gateway Conservation District? No

If this application is for a variance(s) please complete the following section:

Variance(s) requested of the zoning regulations 40C, 40D, 60B

State the hardship on which the variance(s) are based. The hardship MUST be based on physical constraints of the land only.
NEED TO REPLACE ON EXISTING FOOTPRINT.

Have previous applications been made for this property? YES


Previous application #s and dates APPROVAL Vol. 242 PAGE 1060 4-7-2005

If this application is to APPEAL an order of the Zoning Enforcement Official, please describe the nature of the order and basis for the appeal. Attach a copy of the ZEO's order. N/A

If this application is for a Certificate of Location for Motor Vehicles Sales or Repair, please describe proposed business. N/A

The following items must be included as part of this application:

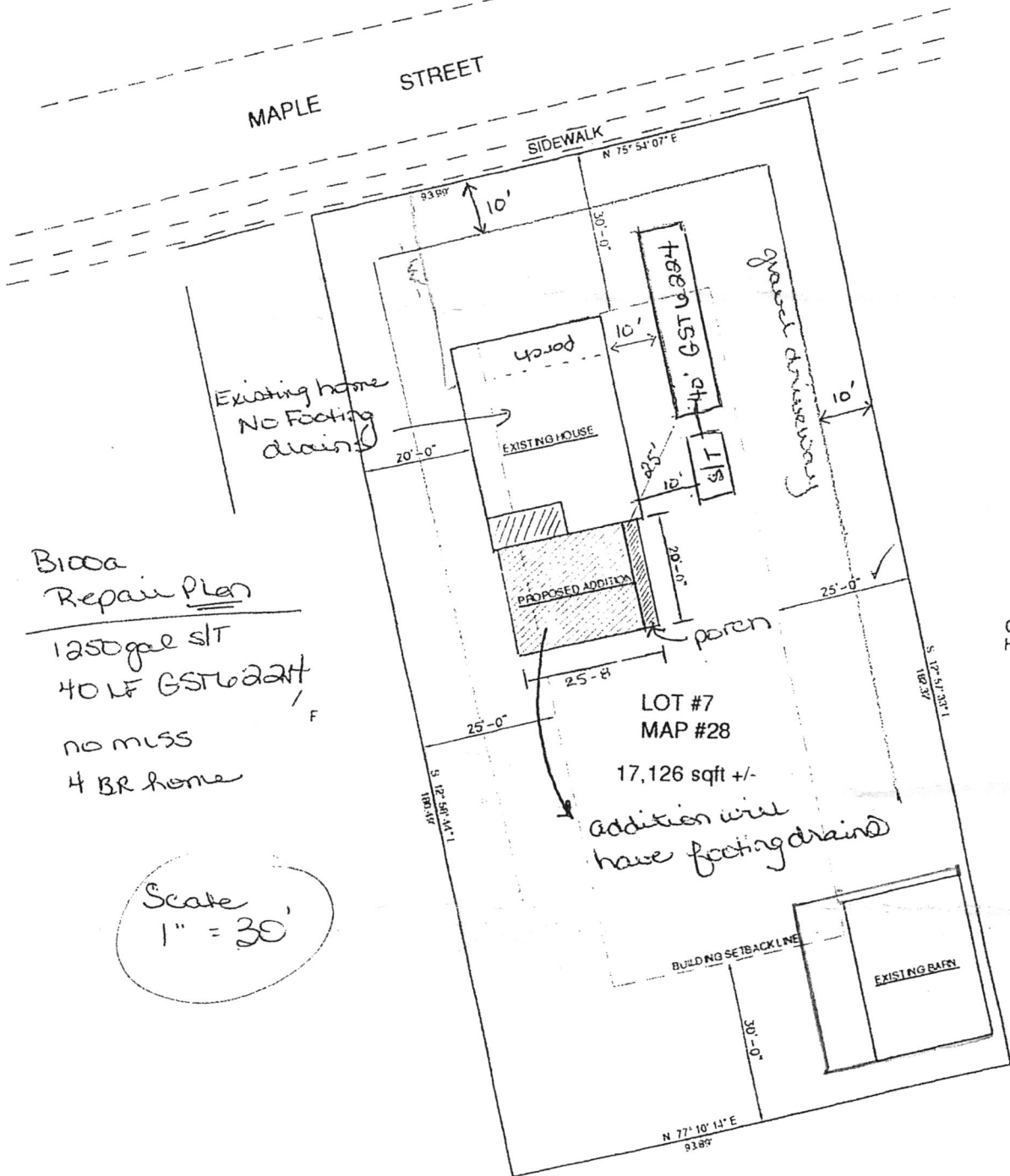
- a. Fee of \$40, plus \$60 State Fee...payable to the Town of Essex
- b. 15 copies of the application, site plan (with setback lines) and sketch of the proposal.
- c. Copy of property deed
- d. Copy of ZEO's order (if applicable)
- e. K-7 Certificate (if applicable) No public hearing required.

Signature of applicant  Date: 2-19-21

Signature of property owner  Date: 2-19-21

20 Maple Ave. Essex
map 28 lot 7

RECEIVED
APR 29 2016
BY: Lin Stone



Existing home
No Footing
drain

Block
Repair Plan

1250 gal silt
40 LF GSTU
no mess
4 BR home

Scale
1" = 30'

N
F
GUDRUN LELASH /
HENRY B. BIRD

LOT #7
MAP #28
17,126 sqft +/-

addition will
have footing drain

Zoning Board of Appeals
TOWN OF ESSEX
29 West Avenue
Essex, CT 06426
860-767-4340 x 115

Notice of Variance Granted

To

Frederick and Marlene Weber

The Essex Zoning Board of Appeals voted to grant a Variance for **Case 05-05 on behalf of Frederick and Marlene Weber, property located at 20 Maple Street, Essex, VR Zone, Tax Map 28, Lot 7**, requesting a Variance of Sections 40C, 40D, 40E, 40I.1, 50C, 50D and 60B of the Essex Zoning Regulations. This is an application to construct an addition onto the back of a house (side setback) on a lot of 17,126 s/f. The current coverage is at 10% and the proposed coverage will increase to 13.5%. This approval is based in accordance with the description presented as a single story addition. The hardship associated with this application cites the antiquity of the lot and the pre-existing footprint of the building and the large, pre-existing barn on the lot. This approval is based in accordance with the plans as submitted.

This Variance was granted at the Public Hearing which was conducted on March 15, 2005 and shall be effective on April 6, 2005.

Essex Zoning Board of Appeals

Stuart Ingersoll, Chairman

Dated in Essex, CT this 14th day of March, 2005

RECEIVED FOR RECORD
4-6-05 2005 at 9:31 AM
Frances D. Nolin
ESSEX, CT. TOWN CLERK

Notice of Variance Granted

To

Frederick and Marlene Weber
Property located at 20 Maple Avenue, Essex, CT

The Essex Zoning Board of Appeals voted to grant a Variance for Case 05-07 on behalf of **Frederick and Marlene Weber, property located at 20 Maple Ave., Essex, CT Map 28, Lot 7 VR Zone** requesting a variance of Sections 40C, 40D, 40E, 40I.1, 50C, 50D and 60B of the Essex Zoning Regulations. This is a request to amend a previously granted application to construct an addition onto the back of a house (side setback) on a lot of 17,126 s/f. The proposed construction will consist of a 2-story addition. The current coverage is at 10% and the proposed coverage will increase to 13.5%. It was noted by the Board that the coverage issue remains the same on this application whether it surrounds a one or two-story proposal. Based on the "limiting language" in the prior variance, the ZBA offers an amendment to a Variance which was granted at the March 2005 Essex Zoning Board of Appeals meeting. This amended Variance stipulates that construction will not be limited to a one-story structure This approval is based on the plan and specifications as submitted.

This Variance was granted at the Public Hearing which was conducted on April 19th, 2005 and shall be effective on May 9th, 2005.

Essex Zoning Board of Appeals

Stuart Ingersoll, Chairman

Dated in Essex, CT this 9th day of May, 2005

RECEIVED FOR RECORD
5-03 2005 at 9:01 AM
Frances D. Nolin
ESSEX, CT. TOWN CLERK

Essex Zoning Board of Appeals

29 West Avenue, Essex, CT 06426 Phone: 860-767-4340 x 115 Fax: 860-767-8501 Web: essexct.gov

Notice of Variance Granted

To

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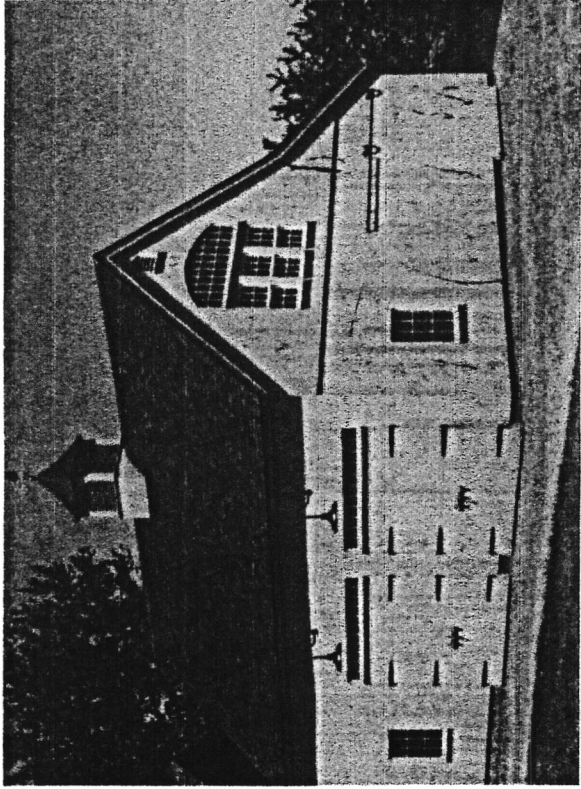
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Essex Zoning Board of Appeals

Stuart Ingersoll, Chairman

Dated in Essex, CT this 9th day of May, 2005

RECEIVED FOR RECORD
5-03 2005 at 9:01 AM
Frances D. Nolan
ESSEX, CT. TOWN CLERK




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Post and Beam 2-Story Barn**

CONNECTICUT - QUIT-CLAIM DEED

TO ALL PEOPLE TO WHOM THESE PRESENTS SHALL COME, GREETING:

KNOW YE, THAT, I, MARLENE P. WEBER, of the Town of Deep River, County of Middlesex and State of Connecticut for divers good causes and considerations thereunto moving, especially for ONE DOLLAR (\$1.00) but less than FIFTY DOLLARS (\$50.00) received to my full satisfaction of FREDERICK R. WEBER, JR., of the Town of Essex, County of Middlesex and State of Connecticut have remised, released, and forever quitclaimed, and do by these presents, for and our successors and heirs, justly and absolutely remise, release and forever QUITCLAIM unto the Releasee, FREDERICK R. WEBER, JR. and the heirs and assigns of the Releasee forever all such right and title as it the said Releasor have or ought to have in or to:

All that certain piece or parcel of land, together with all buildings and improvements thereon, situated in the Town of Essex, in the County of Middlesex and State of Connecticut, situated on the southerly side of Maple Avenue, and shown and designated as "Parcel A." on a map entitled: "Division of Land of Charles W. & Patricia M. Ackerman Essex, Conn. Scale 1" - 30' August 13, 1973" Richard W. Gates, L.S. to which map reference is hereby made and may be had for a more particular description of said premises, which are bounded as follows:

- NORTHERLY: by Maple Avenue, 93.99 feet;
- EASTERLY: by land now or formerly of Samuel H. and Lulu Green 182.32 feet;
- SOUTHERLY: by "Parcel B" as shown on said map, 93.89 feet; and
- WESTERLY: by "Parcel B", as shown on said map, 180.49 feet.

TO HAVE AND TO HOLD the premises, unto the said releasee, and unto the

No State Conveyance Tax Received
No Conveyance Tax Received
[Signature]
Asst. Town Clerk-Essex

Releasces' heirs and assigns forever that neither the said Releasee nor any other person or persons in its name and behalf, shall or will hereafter claim or demand any right or title to the premises or any part thereof, but they and every one of them shall by these presents be excluded forever.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 12th day of August in the year of our Lord two thousand eight.

Signed, sealed and delivered in presence of:

Eileen C. Hoxier

Marlene P. Weber U.S.
Marlene P. Weber

Eileen C. Hoxier

STATE OF CONNECTICUT
COUNTY OF Middlesex SS. Essex , August 12, A.D. 2008.

PERSONALLY APPEARED, Marlene P. Weber, signer and sealer of the foregoing instrument, and acknowledged the same to be her free act and deed, before me.

David N. LaMay
Notary Public
My Commission Expires: 10/31/2008

Latest address of grantee:
Street: 771 A Picnic Road
City: Deep River State: CT Zip: 06417

RECEIVED FOR RECORD
8-20-2008 at 11:11 AM
Frank D. Dolin
ESSEX, CT. TOWN CLERK (Weber.QCD)

