TOWN OF ESSEX

**Zoning Board of Appeals**

**Notice of Decision**

**November 17, 2015 – Public Hearing and Regular Meeting**

The Essex Zoning Board of Appeals conducted their regularly scheduled meeting on Tuesday, November 17, 2015 at 7:00 p.m. in Room A of the Essex Town Hall. The following decisions were rendered:

**Application No. 15-22** on behalf of Ken Conforto, 6 Maple Avenue, Essex, CT, Assessor’s Map 28, Lot 2, VR District, requesting variances to sections 40D and 40I.1 and 60B of the Essex zoning regulations to allow a pergola to be located to a point 6.5 feet from a side property line where 25 feet is required. APPROVED

**Application 15-23** on behalf of Richard Langdon, 4 Cross Street, Essex, CT, Assessor’s Map 47, Lot 19, VR District, requesting variances to sections 40C, 40D, 40E, 40I.1, and 60B to replace an existing detached garage that is 3 feet and 2 inches from a side property line where 25 feet is required.APPROVED

**Application 15-24** on behalf of Andrea Griffis, 49 West Avenue, Essex, CT, Assessor’s Map 32, Lot 6, VR District, requesting variances to sections 40C, 40D, 40I.1, and 60B to locate an accessory structure that is less than 15 feet in height to a point 2 feet from a rear property line where 5 feet is required, and 4 feet from a side property line where 5 feet is required. Also, to increase the building coverage to 13.9% where 10% is the maximum coverage allowed. APPROVED

Respectfully submitted,

Stella C. Beaudoin

Recording Secretary