

TOWN OF ESSEX  
**Zoning Board of Appeals**

**Notice of Decision**  
**July 15, 2014 – Public Hearing and Regular Meeting**

**NOTICE IS HEREBY GIVEN** that the Essex Zoning Board of Appeals at their meeting on Tuesday, July 15, 2014 at the Essex Town Hall, 29 West Avenue, Essex, CT took the following actions:

**Appeal of an Order by the Zoning Enforcement official by John Finkeldey** for property located at 33 Plains Road, Essex, CT, Assessors Map 45 Lot 20. **Continued to the August 19, 2014 regularly scheduled meeting.**

**Application 14-9** on behalf of Andrea Griffis Inglis, 49 West Avenue, Essex, Assessor's Map 32, Lot 16, VR District,, requesting variances to sections 40C, 40D, 40I.2 and 60B of the Essex zoning regulations to allow a 14' x 22' accessory building which was initially proposed to be located two feet from the eastern side property line where five feet is required. The applicant has adjusted this proposal and moved the location of the accessory building back to 5 feet from the setback. A setback variance is no longer needed and this variance is granted for lot coverage only. **Granted**

**Application 14-11** on behalf of Charles Timlin, 149 Main Street, Ivoryton, Assessor's Map 58, Lot 21, VR District, requesting variances to sections 40C, 40D, 40I.1 and 60B of the Essex zoning regulations to allow an 18' x 18' accessory structure to a point 10 feet from the west side property line where 25 feet is required. **Granted**

**Application 14-12** on behalf of Joshua Jones for Brian Isacson, 17 Parker Terrace, Essex, Assessor's Map 32, Lot 18, VR District, requesting variances to sections 40D, 40E, 50D and 60B of the Essex zoning regulations to allow a handicapped ramp to increase the building coverage from 12.2% to 12.9% where 7.5% is the maximum building coverage allowed. **Continued to the August 19, 2014 meeting.**

Respectfully submitted,

Stella C. Beaudoin  
Recording Secretary