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ZONING BOARD OF APPEALS

EAST HAVEN

Zoning Board of Appeals Commission Agenda
(AMENDED AGENDA)

The East Haven Zoning Board of Appeals Commission will hold its Regular meeting at 7:00 pm on **Thursday February 16th, 2017** at the East Haven Community Center, 91 Taylor Avenue in order to transact the following:

APPEAL HEARING #16-44

APPELLANT: Cornelius & Donna Anderson; Property Concerned: 60 Wood Terrace; *Appeal of Notice of Violation/ Action of Z.E.O. (parking of a commercial vehicle in excess of 6000 pounds in a residential zone)*

APPEAL HEARING #13-21 (Court Remand)

APPELLANT: Nikki Whitehead; Property Concerned: 60 Brown Rd; *Appeal of Action of Z.E.O. Frank Biancur (Decision to legalized Garage: Release of Zoning Violation Lien & March 8, 2013 to Nancy Anderson & Wally Erikson)*

17-01

APPLICANT: Andrea Coppola; Property Affected: 320 Cosey Beach Ave.; Zone R-3, Map 020, Block 0112, Lot 010 – *expansion of nonconforming deck; the construction of two screened-in porches in lieu of a section of nonconforming deck (already built).*

VARIANCE: Schedule B, Line 9: side yard setback: 20 ft. required, to 3.8 and 6.1 ft. for an existing deck; 8.1 ft. for existing screened in porch, constructed in lieu of section of previously approved non-conforming deck and stairs; Line 9: lot coverage: 20% allowed, 25.9 existing; Section 44.7: Enlargement of a nonconforming structure.

17-02

APPLICANT: Standard Petroleum Co.; Property Affected: 667 Coe Avenue.; Zone LI-2, Map 160, Block 1715, Lot 007 – *Redevelopment of existing motor vehicle service station for new service station.*

VARIANCE: Schedule B, Line 7: street line setback: 50 ft. required, 15 ft. proposed; Line 8: rear property line setback, 20 ft. required, 11.54 minimum proposed; Section B, Line 11: lot coverage 40%, 78.6 proposed; Section 34.6.2: Service station canopy setback from street line, 25' required, 15' proposed.

17-03

APPLICANT: Huynhnhu Thi Pan; Property Affected: 485 Main Street; Zone CB-1, Map 230, Block 3011, Lot 017 – *Conversion of single family home into a nail salon.*

VARIANCE: Section 42.7.5 to allow a bidirectional driveway of 14' where 26' is required.

17-04

APPLICANT: Anthony Augliera Inc.; Property Affected: 158 Commerce St.; Zone LI-2, Map 090, Block 0811, Lot 003 – *Certificate of Approval for Location*

Submitted by:

Robert Falcigno – Chairman

Christopher Soto – Zoning Enforcement Officer