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Zoning Board of Appeals Agenda – June 15, 2017

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ZONING BOARD OF APPEALS

## Zoning Board of Appeals Commission Agenda

The East Haven Zoning Board of Appeals Commission will hold its Regular meeting at 7:00 pm on **Thursday, June 15, 2017** at the East Haven Community Center, 91 Taylor Avenue in order to transact the following:

### APPEAL HEARING #13-21 (Court Remand)

**APPELLANT:** Niki 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)*

### APPEAL HEARING #17-05

**APPELLANT:** Ralph Mauro; Property Affected: 519 Laurel Street: Zone LI-3, Map 330, Block 4219, Lot 001– *Appeal of Notice of Violation/Action of Z.E.O. (excavation/grading of topsoil, sand, and gravel)*

### APPEAL HEARING # 17-08

**APPELLANT:** One Barberry Real Estate Holding; Property Concerned: 1 Barberry Rd; *Appeal of Action of Z.E.O. (cease and desist order for the slashing of trees)*

### 17-09

**APPLICANT:** Denise Lacroix; Property Affected: 4 Sibley Lane (AKA 23), Zone R-3, Map 050, Block 0402, Lot 002, – *Raising & moving forward existing home, replace foundation, remove and replace decks, add stairs.*

**VARIANCE:** Sched B; Line 8: Rear setback 30' required, 2.6 existing, 2.7 proposed. Line 9: Side setback 20' required, 3.8 existing, 5.0' proposed (north) 20' existing, 16.6 proposed (south). Line 11: Lot coverage 25.3 existing, 35.3 proposed.

### APPEAL HEARING # 17-18

**APPELLANT:** One Barberry Real Estate Holding; Property Concerned: 1 and 99 Barberry Rd; *Appeal of Cease and Desist/Action of Z.E.O. (amended cease and desist order for the slashing of trees)*

### 17-19

**APPLICANT:** Maria Esposito; Property Affected: 285 Dodge Avenue, Zone R-1, Map 180, Block 2108, Lot 007 – *Enclose and extend porch.*

**VARIANCE:** Sched B; Line 9: Side yard setback 10', required 6.4 existing.

### APPEAL HEARING # 17-20

**APPELLANT:** One Barberry Real Estate Holding; Property Concerned: 1 and 99 Barberry Rd; *Appeal of Cease and Desist/Action of Z.E.O. (excavation/grading of topsoil, sand, and gravel)*

**17-21**

**APPLICANT:** Joseph Dalbero; Property Concerned: 481 Thompson Avenue, Zone R-1, Map 190, Block 2214, Lot 007 – *one story addition over existing deck.*

**VARIANCE:** Schedule B; Line 9: Side yard setback 10' required, 3' proposed.

**17-22**

**APPLICANT:** Benito Urgiles; Property Affected: 178 Coe Avenue, Zone R-2, Map, 070, Block 0715, Lot 008, – *First floor addition.*

**VARIANCE:** Schedule B; Line 9: Side setback 15' required, 4' proposed.

**17-23**

**APPLICANT:** Cosey Beach Avenue Properties, LLC; Property Affected: 215 Cosey Beach Avenue, Zone R-1, Map, 030, Block 0215, Lot 017, – *Exterior front stairs.*

**VARIANCE:** Schedule B; Line 7: Street line setback 25' required, 19.5' existing.

**17-24**

**APPLICANT:** Cosey Beach Avenue Properties, LLC; Property Affected: 225 Cosey Beach Avenue, Zone R-1, Map, 030, Block 0215, Lot 015, – *Exterior front stairs.*

**VARIANCE:** Schedule B; Line 7: Street line setback 25' required, 19.5' existing.

**17-25**

**APPLICANT:** Warren Smith; Property Affected: 861 Foxon Road, Zone CA-1; Map 450, Block 5821, Lot 021, – *Certificate of Approval for Location.*

Submitted by:

Robert Falcigno – Chairman

Christopher Soto – Zoning Enforcement Officer