

2023 SEP 22 A 9:49

TOWN OF EAST HAVEN ZONING BOARD OF APPEALS  
ACTIONS AND DECISIONS

  
TOWN CLERK

The East Haven Zoning Board of Appeals hereby gives notice of the Actions and Decisions from its Regular Meeting held on Thursday, September 21, 2023 at 7:00 PM, duly noticed, at the East Haven Senior Center, 91 Taylor Avenue:

A request from Ralph Mauro to allow the submission of an application to build a new house at 8 Morgan Terrace (The request is pursuant to section 51.9 of the East Haven Zoning Regulations.) APPROVED.

**Application No. 23-10** – on behalf of Leonard Fasano for Susan Vizziello, 198 Beach Avenue, East Haven, CT, Assessor's Map 010, Block 0106, Lot 0106, R-3 District, requesting an amendment to a previously-approved Variance for Application No. 20-03. The request is to be allowed to add livable space to the 2nd floor of the existing house. APPROVED with conditions.

**Application No. 23-22** – on behalf of Erik Wilson for 1090 North High Street, LLC., 1090 North High Street, East Haven, CT, Assessor's Map 390, Block 5027, Lot 006, R-3 District, requesting variances to Sections 4.46.1, 25.1 (Schedule B, Lines 3, 4 and 9), 25.4, 25.4.3, 44.7 and 44.11 to allow an accessory building on a nonconforming lot without a principal building, and to construct a new 34.5 foot high barn to a point 8 feet from the south side property line where 30 feet is required, and to a point 10 feet from the north side property line where 30 feet is required. DENIED.

**Application No. 23-23** – on behalf of Gerald Paprocki, 60 Green Street, East Haven, CT, Assessor's Map 460, Block 5724, Lot 018, R-2 District, requesting variances to Sections 25.1 (Schedule B, Lines 1, 2, 3, 4, 8, 9, 11 and 12), 25.4 and 44.11, to construct a single-family home on a nonconforming lot to a point 10 feet from the south side and north side property lines, each where 15 feet is required, and to a point 19 feet from the rear property line where 25 feet is required. Also, to allow the lot coverage to be 30% where 20% is the maximum allowed, and to allow the floor area to be 51.8% where 50% is the maximum allowed. CONTINUED the public hearing to October 19.

**Application No. 23-24** – on behalf of Bruce Frosolone, 42 Deerfield Street, East Haven, CT, Assessor's Map 180, Block 2013, Lot 024, R-1 District, requesting variances to Sections 4.21, 25.1 (Schedule B, Lines 1, 3, 4, 8, 9 and 11), 25.3, 25.4, 25.4.10 and 44.11, on a nonconforming lot, to locate a 16' x 30' detached garage to a point 4 feet from the east side property line where 10 is required and 4 feet from the rear property line where 20 feet is required, and to allow an increase in lot coverage from 24.5% to 33.67% where 25% is the maximum lot coverage allowed. APPROVED with conditions.

**Application No. 23-25** – on behalf of Mark Severino, 10 Meadow Street, East Haven, CT, Assessor's Map 140, Block 1325, Lot 020, R-1 District, on a nonconforming lot, requesting variances to Sections 25.1 (Schedule B, Line 3, 7), 25.4, 44.7 and 44.11 to construct a 24' x 36' garage addition to a point 1 foot, 5 inches from the street line, and an enclosed front porch to a point 4 feet from the street line, each where 25 feet is required. APPROVED with conditions.

**Application No. 23-26** – on behalf of Teresa Rodriguez, 56 Charter Oak Avenue, East Haven, CT, Assessor's Map 200, Block 2607, Lot 015, R-1 District, on a nonconforming lot, requesting variances to Sections 25.1 Schedule B (Lines 1, 3, 4 and 7), 25.4 and 44.11 to widen a front porch that is 20 feet from the street line where 25 feet is required. CONTINUED public hearing to October 19.