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EAST HAVEN

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PLANNING AND ZONING DEPARTMENT

## **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, July 18, 2019** at the East Haven Community Center, 91 Taylor Avenue in order to transact the following:

### **APPEAL HEARING 19-31**

**APPELLANT:** Nick Mingione; Property Concerned: 198 Beach Avenue; (*Zoning permit*)

### **19-32**

**APPLICANT:** Frank Kolb, Esq.; Property Concerned: 578 Thompson Ave., Zone R-1, Map 210, Block 2515, Lot 002 – *Install 7'x7' ramp from deck to pool.*

**VARIANCE:** Sched B; Sched B; Line 11: Maximum lot coverage 25% allowed, 31.9% requested.

### **19-33**

**APPLICANT:** Neveen Michael Nesheiwat & Afif Nesheiwat ; Property Concerned: 258 Cosey Beach Ave., Zone R-1, Map 030, Block 0114, Lot 005 – *Extension of deck, addition of 8x6.25 porch canopy stairs, and 3x3 pad, eliminate stairs and deck on east side of property, relocate stairs to interior of house, add 1.7 feet, to east side of house.*

**VARIANCES:** Sched B; Line 7: Street line setback 25' required; 21.1' proposed. Sched B; Line 8: Rear yard setback 20' required, 10.2' requested. Sched B; Line 12: Maximum floor area ratio from 50% to 55% requested.

### **19-34**

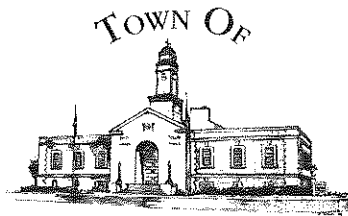
**APPLICANT:** Ralph Mauro; Property Concerned: 8 Morgan Terrace, Zone R-3, Map 010, Block 0003, Lot 015 – *Construction of new FEMA compliant, 2 bedroom, single family home.*

**VARIANCES:** Sched B; Line 7: Street line setback 43' required; 17' proposed. Sched B; Line 8: Rear yard setback 48' required, 25' requested. Sched B; Line 9: Side line setback 38' required, 5' requested. Sched B; Line 11: Maximum lot coverage of 20% allowed, 30% requested. Sched B; Line 12: Maximum floor area ratio 0.40 maximum, 0.52 requested. §25.4.4 Waiver of additional setbacks for narrow streets.

Submitted by:

Robert Falcigno – Chairman

Christopher Soto – Zoning Enforcement Officer



EAST HAVEN

PLANNING AND ZONING DEPARTMENT

## **ZONING BOARD OF APPEALS** **PUBLIC HEARING NOTICE**

The East Haven Zoning Board of Appeals will hold certain Public Hearings at the Regular **Meeting Thursday, July 18, 2019 at 7:00pm** at the East Haven Community Center, 91 Taylor Avenue, East Haven, CT in order to transact the following:

### **APPEAL HEARING 19-31**

**APPELLANT:** Nick Mingione; Property Concerned: 198 Beach Avenue; (*Zoning permit*)

Submitted by:

Bob Falcigno - Chairman

Christopher Soto - Zoning Enforcement Officer