

ZONING BOARD OF APPEALS
AGENDA OF BUSINESS MEETING TO BE HELD APRIL 9, 2013, 7:00 P.M.
CITY HALL AUDITORIUM, 110 RIVER STREET, MILFORD, CT

The Regular Meeting of the Zoning Board of Appeals of Milford, CT will be held on Tuesday, April 9, 2013, beginning at 7:00 p.m. in CITY HALL AUDITORIUM, 110 RIVER STREET, Milford, CT, to hear all parties concerning the following applications, some of which require Coastal Area Site Plan Reviews or exemptions, as indicated below:

A. ROLL CALL

B. PLEDGE OF ALLEGIANCE

C. CONSIDERATION OF AGENDA ITEMS

1. **804 East Broadway cor. Silver Street** (R-5) Cynthia Petrie and Euel Sims, owners; Vary Sec. 3.1.4.1 Four (4)-story house where 3 stories are permitted to elevate a house in place. Map 27, Block 453, Parcel 1
2. **685 East Broadway** (R-5) Sandra Haley and Thomas Haley, owners; Vary Sec. 4.1.4 deck projections as follows: (west) 0.5' where 4' is permitted; (west) 1' where 4' is permitted, and (east) 2.5' where 8' is permitted. Map 22, Block 747, Parcel 5
3. **14 Field Court** (R-5) Thomas Lynch, Esq., agent, for Maryann Pincheon and Bruce Pincheon, owners; Vary Sec. 4.1.4 & Sec. 3.1.4.1 as noted below for single family residence. Map 28, Block 579, Parcel 5:
 - a. East deck projection of 0.3' where 4' permitted
 - b. West deck projection of 0.9' where 8' permitted
 - c. Lot coverage of 69.6% where 65% required
 - d. West house side setback of 1.8' where 10' required
4. **110 Waterbury Avenue** (R-5) Walter William Ehri, owner, Vary Sec. 3.1.4.1 side-yd setback of 4.1' where 5' is required (east), side-yd setback of 4.1' where 10' is required (west); Sec. 4.1.4 rear-deck projection of 4.1' where 8' permitted (west), front-porch projection of 4.1' where 8' permitted (west); all to elevate and relocate dwelling. Map 13, Block 135, Parcel 4
5. **17 Sperry Street** (R-5) Leslie Myers, architect, for Tiffany Sprague, owner; CAM received; Vary Sec. 4.1.4 front steps to 1.4' where 8' permitted; front porch 4.5' where 8' permitted; shed 2.2' where 4' permitted (east side); rear-yd deck 7.6' where 8' permitted (west side); Vary Sec. 3.1.4.1 front-yd setback to 8.8' where 10' is required; side-yd setback to 3.5' where 5' is required (east side); side-yd setback to 9.9' where 10' is required (west side) to elevate and relocate home. Map 59, Block 735, Parcel 14
6. **697 East Broadway** (R-5) Peter Jelley, architect, for John Lemarier, owner; CAM received; Vary Sec. 4.1.4 deck projection to 1.8' where 4' is permitted; Map 22, Block 474, Parcel 9
7. **15 Edgefield Avenue cor. Benjamin Street cor. Gillette Street** (R-5) Jay Albert, architect, for Hebrew Congregation of Woodmont, owner; Vary Sec. 4.1.4 front stairs 4.5' where 8' is permitted; front wall 0' where 8' is permitted; front steps 0' where 8' is permitted; vary Sec. 5.1.4 (6) to 0 parking spaces where 18 are required to expand and renovate a religious gathering place; Map 59, Block 733, Parcel 8
8. **15 Maddox Avenue** (R-5) Joseph Rousseau, agent, for Monica Clark, owner; Vary Sec. 4.1.4 south deck 6' where 8' is permitted; east steps 2.3' where 4' is permitted; north deck 6.4' where 16' is permitted; west deck 5' where 8' is permitted; vary Sec. 3.1.4.1 north rear-yd 11.5' where 20' is required; west side-yd to 3.9' where 10' is required. Map 27, Block 450, Parcel 1
9. **2 Lawrence Court** (R-5) James McElroy, architect, for Allen Desrosiers and Terry Derosiers, owners; Vary Sec. 3.1.4.1 east side-yd setback to 2.3' where 5' is required; 8' where 10' is required for 2nd floor addition; Map 28, Block 579, Parcel 3

D. OLD BUSINESS

E. NEW BUSINESS

F. STAFF UPDATE

G. ACCEPTANCE OF MINUTES FROM MARCH 12, 2013, HEARING

H. ACCEPTANCE OF APPLICATIONS FOR MAY 14, 2013, HEARING

Any other business not on the agenda to be considered upon two-third's vote of those present and voting.

ANY INDIVIDUAL WITH A DISABILITY WHO NEEDS SPECIAL ASSISTANCE TO PARTICIPATE IN THE MEETING SHOULD CONTACT THE DIRECTOR OF COMMUNITY DEVELOPMENT, 203-783-3230, PRIOR TO THE MEETING IF POSSIBLE.