

**ZONING BOARD OF APPEALS
AGENDA OF BUSINESS MEETING TO BE HELD
AUGUST 14, 2007, 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, August 14, 2007, beginning at 7:00 p.m. in the auditorium of CITY HALL, 110 River Street, Milford, CT, to hear all parties concerning the following applications, some of which required Coastal Area Site Plan Reviews or exemptions, as indicated below:

A. CONSIDERATION OF AGENDA ITEMS

1. **28 Atwood Street** (Zone R-7.5) Max S. Case, attorney, for Bastarache Properties, LLC, owner – appeal the decision of the Zoning Enforcement Officer's determination of a non-conforming lot. Map 32, Block 351, Parcel 6.
2. **320 Calf Pen Lane cor. Buckingham Avenue** (Zone R-10) Thomas B. Lynch, attorney, for Kayser Martin, owner – request to vary Sec. 3.1.4.1 lot size from 10,000 sq. ft. to 9,124 sq. ft. to create legal non-conforming building lot. CAM required. Map 46, Block 529, Parcels 2 & 3.
3. **3 Willow Street** (Zone R-5) Andrew P. Wilson, owner – request to vary Sec. 3.1.4.1 rear yard setback from 20' to 14.3' to reconstruct two story single family dwelling. CAM required. Map 35, Block 439, Parcel 17.
4. **64 Cherry Street** (Zone RO) Monica Constantini, owner – request to vary Sec. 5.3.4.1 to allow a ground sign with 9.26 sq. ft. where 9 sq. ft. is permitted; vary sign front yard setback from 10' to 2' to allow ground sign to remain. Map 66, Block 822, Parcel 38.
5. **79 Harkness Drive** (Zone R-7.5) Douglas & Myriam Hill, owners – request to vary Sec. 3.1.4.1 side yard setback from 10' to 5' to construct attached garage. Map 34, Block 215, Parcel 48.
6. **11 Grassy Lane** (Zone R-7.5) Christine Lill, appellant, for Christopher Lill, owner – request to vary Sec. 4.1.1.4 to allow open front porch to be 3' from garage where 8' is required. Map 76, Block 918, Parcel B12.
7. **48 Oriole Lane** (Zone R-12.5) Willard J. Parker, appellant, for William & Patricia DiSiero, owners – request to vary Sec. 4.1.4 to allow new enlarged stoop 8'x9' +/-, to project within 22' of the front property line where 26' front yard setback is required. CAM received. Map 57, Block 529, Parcel 45A.
8. **439 Bridgeport Avenue** (Zone CDD-3) Christian Trefz, appellant, for McDonalds Corporation, owner – request to vary Sec. 5.3.7.11 to allow mansard roof sign to project above the parapet; vary Sec. 5.3.5.1 to allow flag pole to be used as 2nd ground sign (only 1 ground sign is permitted), maximum sign height is 20'; merchant flag is displayed above the 20', permitted height (varies). CAM required. Map 24, Block 207, Parcel 5.
9. **1376 Boston Post Road** (Zone CDD-5) Christian Trefz, appellant, for McDonalds Corporation, owner – request to vary Sec. 5.3.7.11 to allow mansard roof sign to project above the parapet; vary Sec. 5.3.5.1 to allow flag pole to be used as 2nd ground sign (only 1 ground sign is permitted), maximum sign height is 20', merchant flag is displayed above the 20' permitted height (varies). Map 89, Block 836, Parcel 59E.
10. **79 Orland Street** (Zone R-5) Stephen W. Studer, attorney, for Angelo & Maria Macci, owners – request to vary Sec. 3.1.4.1 side yard setback from 10' to 4' (5' to dwelling; 4' to overhang) to construct new single family dwelling. CAM received. Map 38, Block 559, Parcel 38.
11. **78-80 Munson Street** (Zone LI) Anita Flannagan Steenson, attorney, for Mathew Bull, appellant, for H & L Properties, LLC, owner – request to vary Sec. 5.4.2.1 minimum lot area for automotive use from 22,000 sq. ft. to 15,000 sq. ft. Map 32, Block 337, Parcel 8 & 9.

12. **3 Walker Street** (Zone R-12.5) Vincent & Victoria Ambrose, owners – request to vary Sec. 3.1.4.1 front yard setback from 30' to 20' to extend open, covered porch with “doghouse” dormer over. CAM received. Map 45, Block 513, Parcel 5.
13. **198 West River Street** (Zone R-12.5) John Grant, appellant, for Melvyn & Amanda Pond, owners – request to vary Sec. 3.1.4.1 front yard setback from 30' to 22' to erect addition. Map 65, Block 314, Parcel 27.
14. **130 Fourth Avenue** (Zone R-10) Thomas Cianciolo, owner – request to vary Sec. 3.1.4.1 side yard setback from 10' to 2'3” and rear yard setback from 25' to 3'11” to construct 1½ story addition. CAM required. Map 9, Block 78, Parcel 19.

7/30/07:rme

By: Fred Katen, Chairman

(This ad to be published in the New Haven Register on **Friday, August 3, 2007 and Wednesday, August 8, 2007**).