

NEW FAIRFIELD ZONING BOARD OF APPEALS

NEW FAIRFIELD, CT 06812

**MEETING
THURSDAY APRIL 17, 2014**

LEGAL NOTICE AND AGENDA

Notice is hereby given that the New Fairfield Zoning Board of Appeals will hold a public hearing followed by a business session on Thursday April 17, 2014 at 7:00pm in the New Fairfield Library Community Room located at 2 Brush Hill Road regarding the following applications and appeals.

Continued Application # 06-14: McIntyre, 2 Manning Street, for variances to zoning regulations 7.2.3A & B; 3.2.5A and 3.2.6A Front Setback to 25' for the purpose of constructing a single family home. Zoning District: R-44; Map: 31; Block: 6; Lot: 14

Continued Application # 07-14: Hearth Home Builders, 2 Elwell Road, for variances to zoning regulations 7.2.3A & B; and 3.1.6A Front Setback to 36.4' on the proposed Barn Brook Estates Road for the purpose of converting a barn into a garage. Zoning District: R-88; Map: 13; Block: 2; Lot: 1

Continued Application # 08-14: Rowan, 63 Bogus Hill Road, for variances to zoning regulations 7.2.3A, B & E; 3.2.11; 3.2.5A and 3.2.6B Side Setback to 10' and 3.2.6C Rear Setback to 38.4' for the purpose of constructing a 2nd story addition and a 2 story addition. Zoning District: R-44; Map: 11; Block: 2; Lot: 25

Application # 09-14: Picciano, 7 Spruce Ridge Dr., for variances to zoning regulations 7.2.3A & B and 3.0.9C Width of Pergola Shall Not Extend More Than 10' for the purpose of constructing pergola. Zoning District: R-88; Map: 14; Block: 2; Lot: 1.8

Application # 10-14: Schwam, 22 Lake Drive South (CI), for variances to zoning regulations 7.2.3A, B, & E, 3.2.5A, 3.2.6B Side Setback to 17.1' and 3.2.6C Rear setback to 28.6' for the purpose of constructing a 2nd story addition. Zoning District: R-44; Map: 20; Block: 1; Lot: 67.

Regulations Key: 7.2.3A, B, & E Nonconforming use of building or structure, nonconforming buildings or structure. 3.2.5A&B Minimum lot area; Minimum lot frontage; 3.2.11; Minimum lot dimension; 3.2.7 Maximum lot coverage and 3.2.8 Impervious Surface Coverage.

Joe DePaul, Chairman
JDP/lb

PUBLISH DATES: April 2, 2014 and April 9, 2014 of the Citizen News