

**NEW FAIRFIELD ZONING BOARD OF APPEALS
NEW FAIRFIELD, CT 06812**

**MEETING
Thursday April 19, 2012**

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 19, 2012 at 7:00pm in the New Fairfield Library located at 4 Brush Hill Road regarding the following applications and appeals.

Continued Application # 07-12: Dietrich, 14 Bay Drive, for variances to zoning regulations 7.3.2 H Accessways Requirements—Grades for travel-way for the purpose of reconfiguring the driveway. Zoning District: R-44; Map: 15; Block: 12; Lot: 3-5

Continued Application # 08-12: Wiede, 24 Ridge Road, for variances to zoning regulations 7.2.3A & B; 3.2.5A & B; 3.2.11; 3.2.6A Front Setback to 38' and 3.2.6B Side Setback to 13.8' for the purpose of constructing a 2nd story addition, a covered front entry way, and convert screened porch to living space. Zoning District: R-44; Map: 15; Block: 5; Lot: 38

Continued Application # 09-12: Riggs, 36 Ridge Road, for variances to zoning regulations 7.2.3A, & B; 3.2.5A & B; 3.2.11; 3.2.6B Side Setback to 7.2' and 3.2.6C Rear Setback to 43' for the purpose of constructing a 2nd story addition; and a 3rd story attic addition with a balcony. Zoning District: R-44; Map: 15; Block: 5; Lot: 29

Continued Application # 10-12: Mann, 4 Meadow Avenue, for variances to zoning regulations 7.2.3A & B; 3.2.5A; 3.2.11; 3.2.6A Front Setback to 32' and 3.2.6C Rear Setback to 36' for the purpose of enclosing an open deck. Zoning District: R-44; Map: 39; Block: 3; Lot: 39 - 47

Application # 11-12: Tipper, 20 Great Meadow Road, for variances to zoning regulations 7.2.3A & B; 3.2.5A&B, 3.2.11 and 3.2.6C Rear Setback to 36' for the purpose of constructing an addition and a porch. Zoning District: R-44; Map: 10; Block: 5; Lot: 11

Application # 12-12: Smalley, 8 Lake Circle, for variances to zoning regulations 3.0.6A Swimming Pools in the Front Yard; 2.1 Definitions: Front Yard. Zoning District: R-44; Map: 20; Block: 5; Lot: 6-11.

Application # 13-12: Gabriele, 12 Carleon Road, for variances to zoning regulations 7.2.3A & B; 3.2.5A&B, 3.2.11; 3.2.6A Front Setback to 30'; 3.2.6B Side Setback to 9' and 3.2.6C Rear Setback to 43' for the purpose of constructing a second story addition over the garage. Zoning District: R-44; Map: 33; Block: 3; Lot: 2

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 4, 2012 and April 11, 2012 of the Citizen News