

Branford Zoning Board of Appeals  
Canoe Brook Senior Center, Cherry Hill Road  
Tuesday,

January 15, 2019 at 7:00 p.m.

**Agenda**

**Old Business**

19/1 – 1. Chris Morley, (Owner)/Stephen Perdo (Applicant), 146 Cedar Street (D 6/7/3 MF) Var. Sec. 3.4.A – Line 5: Front setback from 50 ft. to 38 ft. and Line 6: Side setback from 50 ft. to 38 ft. to replace front steps and canopy with new steps and porch. Also, Waiver of Sec. 8.1.C – Line 3: Enlargement of nonconforming structure. Continued from January 15, 2019

**New Business**

19/2 – 1. Russell W. Burgess, Jr and Michele A. Burgess, 40 Thimble Islands Road, (J-8/8/17 R-3), The following proposed project entails the construction of an accessory structure to be used as an accessory apartment under Sec. 7.4A of the Branford Zoning Regulations: Var. Sec. 7.4.A.7: Increase from 30% to 47% to allow accessory apartment to be greater than the gross floor area of the principal structure. (Total gross floor area to be 852 SF)

19/2 – 2. Charles Pepe, Executor Estate of Anthony Pepe, Owner/Danby Gasoline Marketers, Inc. Applicant, 165-195 Main Street, (D8/1/7 BL), Waiver of Sec. 8.1.C – Line 3: Enlargement of nonconformity and Var. Sec. 4.4.B: Front setback from 15 ft. to 6.7 ft. to allow for proposed 24x32 ft. fueling area canopy cover and renovation to partial convenience store

19/2 – 3. Louis M. Maturo, Jr. and Mary Sue Maturo, 108 B Limewood Avenue, (F10-13-9 R-2), In order to enlarge and winterize a cottage, requesting Waiver of Sec. 8.1.C – Line 3: Enlargement of nonconformity and Var. Sec. 3.4.A – Line 6: Sideline setback from 10 ft. to 9.4 ft. (west) and 2.8 ft. (east) to expand first floor and enlarge second level by approx. 192 SF and revise roofline.

19/2-4. WS Collision & Auto Center, c/o William Snow, Owner, 3 Liesl Lane. DMV Location approval per C.G.S.

**Action on Minutes**

Minutes of January 15, 2019 – (Jim, Lenny, Brad, Don, David voting members).

Adjournment