

# Zoning Board of Appeals

## Branford, Connecticut 06405

Canoe Brook Senior Center, 11 Cherry Hill Road

Tuesday November 20, 2018 at 7:00 p.m.

### Agenda

#### Old Business:

18.8 – 3. Brian and Nicole Gallagher, 120 Queach Road, (F2-1-5 Zone R-5) Var. Sec. 3.4.A – Line 5: Front line setback from 50 ft. to 28 ft. and Waiver Sec 6.2.E (2) narrow street requirement for additional square footage and interior storage for improved functionality, incl. garage. (Continued from October 16, 2018)

18/10 – 5. Joseph Tamaro, (unnumbered lot between #233 and #249 East Main Street, (F6-5-12 Zone BR) Var Sec.4.3.B – Line 7: Height from 40 ft. to 42 ft. to allow twelve attached dwelling units with ten (10) at grade parking spaces below the units. Also, Coastal Site Plan Review (Continued from October 16, 2018)

#### New Business:

18/11 – 1. Amy H. Sherman Trust, / John McCarthy (Adm.); New owners Olena and Daniel J. Murphy / Anthony Thompson, Applicant, 129 Linden Avenue, (E11-4-11 Zone R-3) Var. Sec.3.4.A – Line 5: Front Setback from 30 ft. to 20.3 ft. for deck and 20.9 ft. for house and Line 6: Side setback from 15 ft. to 6.2 ft.; 9.4 ft. to garage and 8 ft. to deck. Also, Waiver of Sec. 8.1.C. – Line 3: Enlargement of Nonconformity.

18/11 – 2. Janice Blustein and Leslie Greengard JTRS, 223 Linden Avenue, (E12-2-6 Zone R-3) Var.3.4.A – Line 5: Street line setback from 27.5 ft. to 12.5 ft. (5 ft. existing) for proposed steps (existing corner of house 6.3 ft.) and Line 10: Increase in Max. Coverage from 25% to 27.7 % (26.7% existing). Also, Waiver of Sec. 6.2.E – Line 4: Narrow Street and Sec. 8.1.C. – Line 3: Increase in nonconformity and Sec. 8.1.F – Line 1 (1) Nonconforming Lot.

#### Other Business:

Action on Minutes of October 23, 2018: Sitting all members