

Any Individual with a disability who needs special assistance to participate in the meeting should contact the ADA Coordinator, at 385-4020 or 385-4022 (TDD) 5 days before the meeting if possible.

AGENDA

The STRATFORD BOARD OF ZONING APPEALS will hold a Public Hearing on Tuesday evening, March 4, 2014, at 7:00 P.M. in the Council Chamber, Town Hall, to hear arguments for and against the following:

1. 462 HOUSATONIC AVE. Petition of JOHN & LAURIE GOODSSELL to waive the 75 ft. setback to a tidal wetland to 60 ft. in order to install an above ground pool on property located in an RS-4 District.

Hardship: There is only one practical location for the pool given the slope of the land. This results in a setback to the wetlands of 60 ft. rather than the required 75. Ft.

A Coastal Site Plan Review of this petition is required in accordance with the Coastal Management Act.

2. 269 BRUCE AVE. Petition of JOHN COTTER JR. to waive two sideyards from 10 ft. to 2.2 ft. and 6.3 ft. in order to construct additions on property located in an RM-1 District.

Hardship: Size of Lot

3. 177-207 GROVE ST. (LOT 3) Petition of MISTY BLUE, LLC & 177 GROVE ST., LLC to waive the accessway width from 25 ft. to 15 ft. and the tidal wetlands setback from 75 ft. to 60 ft. in order to construct a residence on property located in an RS-4 District.

Hardship: Size and shape of property and existence of tidal wetlands on site.

A Coastal Site Plan Review of this petition is required in accordance with the Coastal Management Act.

4. 177 & 207 GROVE ST. L (LOT 5) Petition of MISTY BLUE, LLC & 177 GROVE ST., LLC to waive the accessway width from 25 ft. to 15.01 ft. in order to construct a residence on property located in an RS-4 District.

Hardship: Size and shape of property and existence of tidal wetlands on site.

5. SNIFFENS LA. & MAIN ST. Public meeting pursuant to Connecticut Practice Book 14-7A to review and approve settlement of Breakwater Key Association Inc. et al. v. Town of Stratford Board of Zoning Appeals, et al.

Maps showing the locations of the above properties are on file in the Office of the Board of Zoning Appeals, Room 113, Town Hall, Stratford, CT. A copy of this notice is on file in the Town Clerk's Office.

ATTEST: John M. Dempsey, Chairman
BOARD OF ZONING APPEALS

