

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, May 5, 2015, at 7:00 P.M. in the Council Chamber, Town Hall, to hear arguments for and against the following:

1. 44 SHARON RD. Petition of CHRISTOS & ABIGAIL AGATHOS to waive one sideyard from 10 ft. to 5.2 ft. in order to construct a second story addition on property located in an RS-4 District.
Hardship: Non-conforming structure
2. 2224 BARNUM AVE. Petition of GINO'S PIZZA & GRILL, LLC to waive 15 parking spaces to 9 spaces and to waive size of spaces from 9 ft. by 20 ft. to 9 ft. by 18 ft. in order to open a take out pizza establishment on property located in a CA District.
Hardship: Due to the size and configuration of the lot a zoning waiver is required as the property cannot accommodate 16 parking spaces along with the location and configuration of the building.
3. 65 CANARY PL. Petition of JOSEPH SABRE to waive the setback from 10 ft. to 7 ft. in order to install an above ground pool on property located in an RS-3 District.
Hardship: For required additional (3'-0') to accommodate length of pool swimming area.
4. 141 MONROE ST. Petition of VIVIAN CRISTINI TITOK to waive one sideyard from 10 ft. to 7.8 ft. in order to enlarge a porch on property located in an RS-4 District.
Hardship: Structurally unsound convert to useful space for better access.
5. HARDING AVE, LOT 29, BETWEEN 394 AND 414 Petition of DOROTHY DENONATO to waive lot width from 60 ft. to 50 ft.; lot depth from 100 ft. to 95 ft. and lot area from 7,500 sq. ft. to 4,750 sq. ft. in order to build a single family residence on property located in an RM-1 District.
Hardship: Pre-existing non-conforming lot width, depth & area.
6. 225 REED ST Petition of ANN REPASI to waive a pool setback from 50 feet to 42.8 ft. from Arcadia and from 10 ft. to 3.3 ft. to a side property line and to waive a garage setback from 65 ft. from Arcadia to 33.9 ft. and maximum building coverage from 25% to 30.7% on property located in an RS-4 District.
Hardship: Narrow lot and two street fronts

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

