



Town of Westport
Zoning Board of Appeals
Town Hall, 110 Myrtle Avenue
Westport, CT 06880
Tel: 203-341-1030 Fax: 203-454-6145
www.westportct.gov

February 12, 2021

SPECIAL NOTICE ABOUT PROCEDURES FOR THIS ELECTRONIC MEETING:

Pursuant to the Governor's Executive Order No. 7B, there will be no physical location for this meeting. This meeting will be held electronically and live streamed on www.westportct.gov and shown on Optimum Government Access Channel 79 and Frontier Channel 6020. Public comments may be received PRIOR to the Public Hearing and should be sent to ZBA@westportct.gov by 12:00pm the day of the hearing. Public comments may also be received DURING the meeting if they: (i) are sent to ZBAcomments@westportct.gov, (ii) state your full name and address, (iii) identify the Public Hearing agenda item to which your comment relates, and (iv) are received before the public comment session on that agenda item ends. Comments on Public Hearing items that do not meet these requirements will be placed in the public file but will not be read aloud during the meeting. Comments not pertaining to Public Hearing items will not be read aloud during the meeting. If you would like to give your Public Hearing comments by participating in real time in the meeting, please send an email by noon on February 23, 2021, to ZBA@westportct.gov stating your name and address and the Public Hearing agenda item to which your comments will relate, and meeting participation details will be emailed to you to enable you to participate in real time in the Public Hearing. Meeting materials are available at www.westportct.gov, on the Planning and Zoning Department web page under "ZBA Pending Applications & Recent Approvals".

Zoning Board of Appeals Public Hearing **Notice & Agenda**

Zoning Board of Appeals: Tuesday, February 23, 2021

Zoom 5:00 P.M.

Members to be Present:

James Ezzes, Chairman

Elizabeth Wong, Vice Chairman

Amy Wistreich, Secretary

Thomas Hood

Josh Newman

Staff: Michelle Perillie, AICP CFM; Deputy Planning and Zoning Director

I. Public Hearing

- 1. 1655 Post Road East, Appeal: #ZBA- 20-00706** by John P. Delibero of 19 Westfair Drive Appeal decision of Zoning Enforcement Officer Mary Young that C.G.S. Sec. 8-13a applies to patios located at the 1655 Post Road East and 1655 Rear where no patios previously existed. Patios have been illegally installed where no patios previously existed entirely within the required yard setbacks and one foot from the property line in violation of yard setback requirements and other zoning regulations.
- 2. 15 Bradley Street:** Application #ZBA-20-00882 by Barr Associates, LLC for property owned by Holly Jaffe for variance of the Zoning Regulations: §6-2.1.7 (Expansion of a non-conforming building), §6-3.1 (Non-conforming setbacks), §13-4 (Setbacks in Residence A district), and §13-6 (Coverage in Residence A district) to allow construction

of a new front entryway and install grass pavers to create a second driveway, located in Residence A district, PID# D03151000.

3. **37 Soundview Drive:** Application #ZBA-20-00960 by Gloria Gouveia, of Land Use Consultants for property owned by Stacy Black Gendels for variance of the Zoning Regulations: §6-3.1 (Non-conforming setbacks), and §13-4 (Setbacks in Residence A district) to install a new FEMA compliant platform and generator, located in Residence A district, PID# E03001000.
4. **1 Juniper Road:** Application #ZBA-21-00022 by Jason & Julie K. Endich for property owned by Jason Endich for variance of the Zoning Regulations: §6-2.1.3 (Alteration of non-conforming building coverage), §6-3.1 (Non-conforming setbacks), and §13-4 (Setbacks in Residence A district) to construct a 325 sq.ft. in-ground swimming pool with associated mechanicals, located in Residence A district, PID# D11062000.

II. Work Session

- **Old Business**
 - No Old Business
- **Other ZBA Business**

A copy of the Agenda for the Zoning Board of Appeals Public Hearing on January 29, 2021 is available on-line at www.westportct.gov, on the Planning and Zoning Department web page under "Planning & Zoning Department". Due to the closing of Town Hall to the public during the COVID-19 emergency, and pursuant to the Governor's Executive Order #71, the Agenda for the Zoning Board of Appeals Public Hearing on January 15, 2021 cannot be viewed at the Westport Town Clerk's Office or the Westport Planning and Zoning Office at this time.

It is the policy of the Town of Westport that all Town-sponsored public meetings and events are accessible to people with disabilities. If you need assistance in participating in a meeting or event due to a disability as defined under the Americans with Disabilities Act, please contact Westport's ADA Coordinator at 203-341-1043 or eflug@westportct.gov at least three (3) business days prior to the scheduled meeting or event to request an accommodation.

Dated at Westport, Connecticut on this 12th day of February 2021, James Ezzes, Chairman, Zoning Board of Appeals.