



Town of Westport
Zoning Board of Appeals
Town Hall, 110 Myrtle Avenue
Westport, CT 06880
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www.westportct.gov

LEGAL NOTICE OF DECISIONS

Notice is hereby given that at a meeting held on April 20, 2021 the Westport Zoning Board of Appeals took the following action:

- 1. Granted: 11 Dexter Road:** Application #ZBA-21-00071 by Isabelle Carpi for property owned by Valeria Capri and Maria Marques for variance of the Zoning Regulations: §13-6 (building and total coverage), §13-4 (setbacks for existing patio and chimney), and §6-3.1 (non-conforming lot setbacks) to construct a new in ground pool with interior spa, over total coverage, for authorization of existing patio in setbacks and for authorization of existing shed over building coverage., located in Residence A district, PID#I09034000.
- 2. Granted with Conditions: 10 Scofield Place:** Application #ZBA-21-00097 by Robert Pryor, Landtech, for property owned by Jared and Danielle McGill for variance of the Zoning Regulations: §13-6 (coverage in Residence A district), §13-4 (setbacks for small corner of house), §6-3.1 (non-conforming lot setbacks), and §6-2.1.6 (new construction) to construct a proposed new floodplain compliant single-family residence and to determine consistency with the Coastal Area Management regulations located in Residence A district, PID#B02078000.
- 3. Granted: 18 Roosevelt Road:** Application #ZBA-21-00108 by Russell and Katharine Pfeffer for property owned by Russell and Katharine Pfeffer for variance of the Zoning Regulations: §6-2.2 (non-conforming Coverage), and §13-6 (coverage in Residence A district) to raise existing house to be floodplain compliant, construct additions and renovation with a new driveway, walkway, patio, and associated mechanicals located in Residence A district, PID#D03026000.
- 4. Denied: 6 Bradley St:** Application #ZBA-21-00165 by Andy Soumelidis, Landtech, for property owned by Goldan Home LLC for variance of the Zoning Regulations: §13-6 (coverage in Residence A district), §13-4 (setbacks for small corner of house), §6-1.2 (expansion non-conforming building), and §6-2.1.6 (new construction to a non-conforming building) to raise the existing house to comply with floodplain regulations and to construct additions considered New Construction per §5-2, located in Residence A district, PID#D03070000.

5. **Granted: 234 Bayberry Lane:** Application #ZBA-21-00171 by William Achilles, Achilles Architects, for property owned by Sarah H. Sachs for variance of the Zoning Regulations: §6-2.1.6 (new construction to a non-conforming building), §6-2.1.7 (alteration of a non-conforming building), §6-3.1 (setbacks for a non-conforming lot), and §11-4 (Setbacks in Residence AAA district) To construct a 20' x 40' inground swimming pool with patio expansion; new landing with stairs, roof, and closet; relocation of generator; and to retain existing outdoor shower, located in Residence AAA district, PID#F16024000.

A copy of the Legal Notice of Decision is available on-line at www.westportct.gov, on the Planning and Zoning Department main page. 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 Legal Notice of Decision cannot be viewed at the Westport Town Clerk's Office or the Westport Planning and Zoning Office at this time.

Dated in Westport, CT, April 21, 2021 James Ezzes, Chairman, Zoning Board of Appeals.