



Town of Westport
Zoning Board of Appeals
Town Hall, 110 Myrtle Avenue
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ACTION MINUTES

The following meeting of the Zoning Board of Appeals was held remotely using Zoom Technology

ZONING BOARD OF APPEALS: Tuesday, January 25, 2022
Public Meeting Started: 6:00 P.M. **Ended:** 7:10 P.M.

Members Present:

James Ezzes – Chairman
Elizabeth Wong – Vice Chair
Amy Wistrieich - Secretary
Thomas Hood
Josh Newman

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

I. Work Session

A. Annual Meeting

Election of officers

1. Chair

1. **Thomas Hood nominated James Ezzes for Chairman and Elizabeth Wong seconded 4-1-0 (Hood, Wong, Newman, Wistrieich - Ezzes abstained)**

2. Vice-Chair

1. **Josh Newman nominated Elizabeth Wong for Vice-Chairman and Thomas Hood seconded 4-1-0 (Hood, Ezzes, Newman, Wistrieich - Wong abstained)**

3. Secretary

1. **Elizabeth Wong nominated Amy Wistrieich for Chairman and James Ezzes seconded 4-1-0 (Hood, Wong, Newman, Ezzes - Wistrieich abstained)**

B. Appointment of alternates

1. **Amy Wistreich nominated Michelle Hopson for Republican Alternate and James Ezzes seconded the motion. (5-0) Her term will expire November 2025.**

II. Public Hearing at 6:00pm

1. **120 Harbor Road:** Application #ZBA-21-00670 by Ante Jelcic, for property owned by Ante Jelcic for variance of the Zoning Regulation: §13-6 (Total Coverage), to relocate the driveway from Marine Avenue to Harbor Road, located in Residence A district, PID# B02160000.

Action: James Ezzes made motion to grant. Elizabeth Wong seconded the motion (5-0). Hardships stated were non-conforming lot, safety, reducing non-conformity.

2. 27 Edgewater Hillside: Application #ZBA-21-00889 by William Achilles, Achilles Architects, for property owned by Mark A. & Deborah C. Ritter for variance of the Zoning Regulation: §13-6 (Building and Total Coverage) to authorize unpermitted exterior deck over Building and Total Coverage, located in Residence A district, PID#E05083000.

Action: Application was opened with testimony and continued to the 2/8/22 public hearing.

3. 20 Mills Street: Application #ZBA-21-00912 by Angela M. Gontijo for property owned Angela M. Gontijo for variance of the Zoning Regulation: §6-2.1.6 (New Construction), §6-2.1.7 (Expansion of a Non-Conforming Building in Setbacks), §13-4 (Setbacks), §13-5 (Height) and §13-6 (Building and Total Coverage) to expand the front covered porch partially within the front setbacks; to construct an attached garage partially within the front setback and to expand the footprint in rear of the house, to construct a two story addition over the new first floor for a total of three stories, all over the allowable number of stories and over the allowable Building and Total Coverage, located in Residence A district, PID# G09108000 (*must close by 3/1/22*).

Action: Application was opened with testimony and continued to the 2/8/22 public hearing.

III. Work Session

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

Respectively submitted by James Ezzes, Chairman, January 26, 2022