



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

May 6, 2022

**SPECIAL NOTICE ABOUT PROCEDURES FOR THIS ELECTRONIC MEETING:**

Pursuant to "Public Act 22-3", there will be no physical location for this meeting. This meeting will be held electronically and live streamed on [www.westportct.gov](http://www.westportct.gov). Public comments may be received PRIOR to the Public Hearing and should be sent to [ZBA@westportct.gov](mailto:ZBA@westportct.gov) by 12:00pm the day of the hearing. Public comments may be also be received DURING the meeting if they: (i) presented using the provided zoom link, (ii) state your full name and address, (iii) identify the Public Hearing agenda item to which your comment relates, and (iv) are received during the public comment session on that agenda item. 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. Meeting materials are available at <https://www.westportct.gov/government/departments-a-z/planning-and-zoning-department/zba-pending-applications>.

**Instructions to Attend ZOOM Meeting**

Phone: + 1 646 876 9923 US (New York)

Meeting ID: 865 7429 5052

Passcode: 682752

ZOOM Link: <https://us02web.zoom.us/j/86574295052?pwd=b2UwaGluOVJ0RG11MFBDzBkU1V4QT09>

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

**Zoning Board of Appeals: Tuesday, May 17, 2022**

**Zoom 6:00 P.M.**

**I. Public Hearing**

- 1. 7 Quintard Place (Opened without testimony on 4/26/22 and continued to 5/17/22):** Application #ZBA-22-00211 by Gregory T. Solometo for property owned by Gregory T. Solometo, for variance of the Zoning Regulation: §6-3 (Driveway expansion on Non-Conforming Lot), and §11-6 (Total Coverage) to expand the driveway over Total Coverage, located in Res. A & AAA district, PID# H08034000.
- 2. 4 Buena Vista Drive:** Application #ZBA-22-00155 by William Achilles, Achilles Architects, for property owned by Paul and Sheri Rabiner Gordan, for variance of the Zoning Regulation: §12-6 (Total Coverage), to expand the existing driveway over allowable Total Coverage, located in Residence AA district, PID# D0501000.
- 3. 233 Hillspoint Road:** Application #ZBA-22-00226 by Eric Bernheim, Esq., FLB Law, for property owned by 233 LLC, for variance of the Zoning Regulation: §6-3.3 (Height for Non-Conforming Lot); §14-5 (Building Height) for elevator roof access above allowable building height, review of request for a reasonable accommodation pursuant to 42 U.S.C. §3604(f)(3)(A) to allow for roof access by handicapped person and modification of Res. #7629 regarding the condition requiring conformance with the approved plans dated May 8, 2018, located in Residence B district, PID# E04107000.

## 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 May 17 2022, is available on-line at [www.westportct.gov](http://www.westportct.gov), on the Planning and Zoning Department web page under "Planning & Zoning Department".

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](mailto: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 6<sup>th</sup> day of May 2022, James Ezzes, Chairman, Zoning Board of Appeals.