



TOWN OF WESTPORT
ZONING BOARD OF APPEALS
TOWN HALL, 110 MYRTLE AVENUE
WESTPORT, CT 06880 (203) 341-1081

ACTION MINUTES

ZONING BOARD OF APPEALS

Tuesday – March 11, 2014

7:30 p.m. – Auditorium

Members present:

Jim Ezzes - Chairman

Elizabeth Wong – Vice Chairman

Sheri Gordon

Bill Harris

Bernard Deverin

Heather Lee sat for Bill Harris on 28 Bermuda Road

Staff: Larry Bradley, Director of Planning and Zoning

I PUBLIC HEARING

1. **28 Bermuda Road:** ZBA Appl. #7243 by Eric Bernheim/Lawrence Weisman for property owned by Mark Fishman for variances for setbacks and coverage for legalization of a gazebo in a Res A zone, PID #B02020000.

Motion to deny by Jim Ezzes and seconded by Sheri Gordon

Denied: 5 – 0 {Ezzes, Wong, Gordon, Lee, Deverin}

2. **163 Compo Road South:** ZBA Appl. #7250 by Barr Associates, LLC for property owned by Revocable Trust of Claudia Covo for a variance for lot area and shape to facilitate a lot split of a 1.5 acre parcel into a .5 acre lot and a 1 acre lot in a Res A zone, PID #C07198000.

Action: Hearing opened and continued to 3/25/14. Testimony was taken

3. **31 Marine Avenue:** ZBA Appl.#7254 by Barr Associates, LLC for property owned by Lynne Delmonte for a variance for setbacks and for grading within five (5) feet of the property line to raise and extend an existing patio with a new entry in a Res A zone, PID #B01076000.

Motion to approve by Jim Ezzes and seconded by Liz Wong

Granted: 5 – 0 {Ezzes, Wong, Gordon, Harris, Deverin}

4. **216 Hillspoint Road:** ZBA Appl. #7256 by David Van Dorsten and Ellen Van Dorsten for property owned by David Van Dorsten and Ellen Van Dorsten for a variance for building coverage over 15% to facilitate a lot line changes in a Res B zone, PID #E054052000.

Motion to deny by Bill Harris and seconded by Sheri Gordon

Denied: 5 – 0 {Ezzes, Wong, Gordon, Harris, Deverin}

5. **129 Harbor Road:** ZBA Appl. #7257 by William Achilles, Achilles Architects for property owned by Matthew S. Forelli, for variances to setbacks and coverage requirements for a 2nd floor addition and new entry stairs, and a variance to height requirements to raise an existing dwelling in excess of minimum FEMA requirements, for property located in a Res A zone, PID #B0213800.

Action: Hearing was opened and continued to 4/8/14. No testimony was taken

6. **7 Norwalk Avenue:** ZBA Appl. #7248 by Mark LaClair for property owned by Mark LaClair for a variance for setbacks, coverage and height and for grading within five (5) feet of the property line for construction of a new single family dwelling in a Res A zone, PID #D03145000.

Motion to approve by Jim Ezzes and seconded by Sheri Gordon

Granted: 5 – 0 {Ezzes, Wong, Gordon, Harris, Deverin}

Work Session: *(Note: the public may observe the work session but may not participate)*

- **Review and action on the cases heard above**
- **Old Business**
- **Other ZBA business**