

ZBA VARIANCE or APPEAL APPLICATION

WESTPORT ZONING BOARD OF APPEALS Tel: 203-341-1030 Fax: 203-454-6145

INSTRUCTIONS for APPLICANT: For Questions visit P&Z office Daily 9:00-11:30.

Complete pgs 1 & 2 then, REVIEW & COLLECT ALL materials listed on pgs 3&4.

When all is collected DROP OFF to P&Z OFFICE DAILY between 8:30 & 4:00.

After the STAFF REVIEW is complete, a Hearing Date will be set. Please Review pgs. 5&7.

Note: Commercial projects may require Architectural Review Board approval, If needed. You MUST submit ARB application BEFORE going to ZBA Hearing.

OFFICE USE ONLY

Application#: _____

Submission Date: _____

Receipt Date: _____

Fee Paid: _____

1. Property Address: 10 Blue Ribbon Dr, Westport, CT 06880 Zone: AA
Commercial Property: or Residential:
2. Applicant's Name: Andrew Salomon E-Mail: andysalomon@gmail.com
Applicant's Address: 10 Blue Ribbon Dr, Westport, CT 06880 Daytime Tel: 917-881-6888

NOTE: Below List Owner's Name (s) as appears on the DEED (No abbreviations) If more space needed submit list.

3. Property Owner's Name: Andrew & Rona Salomon E-Mail: andysalomon@gmail.com
Property Owner's Address: 10 Blue Ribbon Dr, Westport, CT 06880 Daytime Tel: 917-881-6888

4. Is this property on: a Septic System: or Sewer:
5. Is this property within 500 feet of any adjoining municipality? Yes No
6. Does this project involve the **demolition** of any **structures** that are **50 years old or more**? Yes No

7. Briefly Describe your Proposed Project:
Partially remove existing undersized garage and roof lines above and renovate existing mud room. Add new (2) car garage accessed from the front of the house with pool storage and garbage area at the rear porch area, renovate existing mud room, add new storage and powder room areas. Add fitness area above the new garage on 2nd floor.

8. Will any part of any structures be demolished? No Yes - If **Yes** Attach a Demolition Plan:
Partially remove existing garage and mud room.

9. List each "**Regulation Section Number**" you are requesting a variance for: *i.e. (Sec 6-2 = Set back)*
Section 12-4: Side Setback

10. List any other variances that are requested to legalize any previous issues: *i.e. (Sec 11-5 Coverage for existing shed)*
Not applicable.

11. List the **PROPERTY HARDSHIP(s)** or **REASON(s)** why this Variance or Appeal should be granted, stating clearly the exceptional difficulty **REGARDING YOUR PROPERTY**. **Note: Financial Hardship will NOT warrant a variance approval see pg 5.**
See included letter.

12. I hereby certify that the above information is correct and that the accompanying exhibits attached are true.

Applicant's Signature (If different than owner)

Owner's Signature (Must be signed)

If the applicant is unable to obtain the signature of the property owner, a letter of authorization by the property owner must be submitted.

TO BE COMPLETED BY OWNER/ APPLICANT

After all required materials are collected, DROP OFF to P&Z OFFICE DAILY between 8:30 & 3:00 ONLY.

BUILDING PLANS (TITLE) Salomon Residence: Interior / Exterior Renovations
BY: Geitz Design Associates, LLC DATE 9/12/24 NUMBER of PGS. 21
REVISED DATE _____ NUMBER of PGS. _____

SURVEY OR SITE PLAN (TITLE) 10 Blue Ribbon Drive: Existing / Proposed Site Survey
BY: Land Surveying Services, LLC DATE 5/2 & 8/27 / 2024 NUMBER of PGS. 2
REVISED DATE _____ NUMBER of PGS. _____

GROSS LOT AREA: 47,315 **NET LOT AREA:** (*less 80% wetlands or steep slopes*): 47,315

SETBACKS: Front / Side / Rear (From Survey)

Existing: 58.48' / 26.17' / 216.06'
Required: 30' / 25' / 25'
Proposed: 58.48' / 9.9' / 216.06'

FLOOR AREA / FAR:

Existing: N/A
Allowed: N/A
Proposed: N/A

COVERAGE: Building / Total (From Survey)

Existing: _____ / 17.2%
Required: _____ / 25%
Proposed: _____ / 17.2%

PARKING:

Existing: 2
Required: 2
Proposed: 2

HEIGHT: In Feet / # of Stories

Existing: 27.5' / 2.5
Required: 40' / 3
Proposed: 27.5' / 2.5

SIGNS:

Existing: N/A
Required: N/A
Proposed: N/A

ATTIC / HALF STORY:

Existing: Attic / Proposed: Attic

LANDSCAPING:

Existing: N/A
Required: N/A
Proposed: N/A

CRAWL SPACE - CELLAR - BASEMENT:

Existing: Both / Proposed: Both

NOTE: If you submit Revised Plans – You **MUST SUBMIT A COVER LETTER** listing **EACH CHANGE & 9 COPIES**.

REVISIONS FEE: Revised Plans, which require additional staff review **ADDITIONAL FEE** of **HALF** of original Appl. fee is **REQUIRED**.