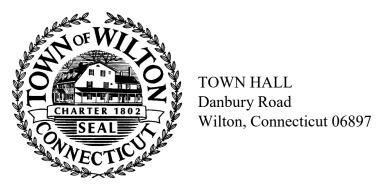
ZONING BOARD OF APPEALS 238 Telephone (203) 563-0185 Fax (203) 563-0284



# WILTON ZONING BOARD OF APPEALS REGULAR MEETING AGENDA

DATE: Monday, March 20, 2023

TIME: 7:15 PM

PLACE: ELECTRONIC MEETING

# **Special Notice About Procedures For This Electronic Meeting:**

Pursuant to Public Act No. 22-3, Remote Meetings, there is no physical location for this meeting, as it will be held electronically. To view a live stream of this meeting, go to the Town of Wilton website and follow the Zoom link:

https://us02web.zoom.us/j/85136993383

Members of the public can submit written comments to <u>Michael.Wrinn@wiltonct.org</u> by noon on March 20, 2023. To participate in the public hearing, public comments can be made by Zoom at the appropriate time by raising one's hand to notify the host of the intent to provide comments. Public participants will be promoted one at a time to provide comments live on Zoom.

#### A. CALL TO ORDER

# **B. PUBLIC HEARINGS**

# 1. 23-03-04 LASKY

# **86 OLD MILL ROAD**

Request a variance of Section 29-5.D to construct a hot tub/spa, 18' x 7'6" with a 21.2' front-yard setback in lieu of the required 40', in an R1-A zone. Said property is owned by Mitchell and Iris Lasky and consists of 2.126 +/- acres in a Residential (R-1A) Zoning District as shown on Assessor's Map #11, Lot #9-4.

See the following link for application materials:

ZONING BOARD OF APPEALS (wiltonct.org)

#### 2. 23-03-05 HARRELL

#### 39 WARNCKE ROAD

Request a variance of Section 29-5.D to construct a sport court, with a 4.5' side-yard setback in lieu of the required 40', in an R2-A zone. Said property is owned by Benjamin and Ruth Harrell and consists of 2.104 +/- acres in a Residential (R-2A) Zoning District as shown on Assessor's Map #60, Lot #30.

See the following link for application materials:

ZONING BOARD OF APPEALS (wiltonct.org)

# 3. 23-03-06 PHELAN

110 DUDLEY ROAD

Request a variance of Section 29-8.B.8.e (3) to allow driveways serving the same lot to be 96 feet apart in lieu of the required 150' and for a variance of Section 29-8.B.8.b.(3) to allow a driveway to have a grade in excess of 5% at 30' from the centerline of the road, in lieu of the required 35'. Said property is owned by Kay Phelan and consists of 1.009 +/- acre in a Residential (R-2A) Zoning District as shown on Assessor's Map #43, Lot #21.

See the following link for application materials:

zba 110 dudley rd 23-03-06.pdf (wiltonct.org)

# C. APPLICATIONS READY FOR REVIEW/ACTION

- 1. 23-03-04, LASKY, 86 OLD MILL ROAD
- 2. 23-03-05, HARRELL, 39 WARNCKE ROAD
- 3. 23-03-06, PHELAN, 110 DUDLEY ROAD

#### D. OTHER BUSINESS

Approval of Minutes - February 21, 2023

#### E. ADJOURNMENT