

SEYMOUR ZONING BOARD OF APPEALS

MINUTES

REGULAR MEETING - AUGUST 7, 2008

MEMBERS PRESENT: Phil Wilhelmy, Theresa Conroy, Nicolette O'Toole,
David Coe

MEMBERS ABSENT: Arlene Brumer, Robert Ricciuti

OTHERS PRESENT: Bob Looker, Town Planner

1. An application for a side yard, rear yard and lot coverage variance for the purpose of building a 26 ft. by 36 ft. detached garage at 14 Stoddard Street.

Mrs. O'Toole stated that she felt that it would be very congested with a three car garage in that area. She stated that she was not opposed to a garage but felt that the size of the proposed garage might be too much for the neighborhood. Mr. Wilhelmy stated that the board needs to hear what the hardship is for locating the garage where it is proposed. He felt that the applicant could modify the plans and propose a smaller garage which would be less non-conforming.

MOTION: T. Conroy/D. Coe, to continue the application to the September meeting.
In Favor: Wilhelmy, Conroy, O'Toole, Coe
Motion Carried 4-0.

2. An application for a variance of lot square, pre development slope and setback requirements for an interior lot for the purpose of establishing a second building lot at 12 Bungay Road.

Chm. Wilhelmy read the hardship reasons submitted with the application into the minutes (copy attached).

MOTION: T. Conroy/D. Coe to approve the application for 12 Bungay Road and grant variances for minimum lot square from 150 ft. to 148 ft.; Vary requirements for contiguous area within building setback lines have predevelopment slopes of 25% or less from 15,000 s.f. to 7,100 s.f.; vary front and side building setbacks for interior lots in R-40 zone from 65 ft. to 50 ft.; vary rear building setbacks for interior lots in R-40 zone from 65 ft. to 30 ft.; and no further subdivision of the property is allowed.
In Favor: Wilhelmy, Conroy, O'Toole, Coe
Motion Carried 4-0.

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Chm. Wilhelmy stated that the approval of the minutes will be tabled to the September meeting.

MOTION: N. O'Toole/T. Conroy, to adjourn the meeting.
In Favor: Wilhelmy, Conroy, O'Toole, Coe
Motion Carried 4-0.

The meeting was adjourned at 8:35 p.m.

Respectfully submitted,


Maryanne DeTullio
Recording Secretary