

# Zoning Board of Appeals

## Town of Southington

### SOUTHINGTON ZONING BOARD OF APPEALS LEGAL NOTICE

At their Regular Meeting of **APRIL 27, 2021**, the Southington Zoning Board of Appeals voted to take the following actions:

- A. **APPROVED** – ZBA #6496A, Application of Robert Gorski for a 2’ side yard setback variance under Sections 7A-00 & 15-04 of the Zoning Regulations, 511 Curtiss Street, property of Kelley Babcock, in an R-20/25 zone.
- B. **APPROVED WITH STIPULATIONS** – ZBA #6503A, Application of John Ortiz for a special exception to allow a food truck under Sections 4-01.31 & 15-05 of the Zoning Regulations, 826 South Main Street, property of 824 South Main Street Building LLC in a CB zone.
- C. **APPROVED** – ZBA #6504A, Application of Olive Branch Enterprises LLC for a 28.5’ and 13’ front yard setback variances under Sections 7A-00 & 15-04 of the Zoning Regulations, 1217 South Main Street, property of Olivia Marina LLC in a B zone.
- D. **CONTINUED PUBLIC HEARING** – ZBA #6505A, Application of Troy Karwowski for an 8’ side yard setback variance & an 5’ rear yard setback variance under Sections 2-01.A.A.1 & 15-04 of the Zoning Regulations, 144 Valley View Court, property of Troy R. & Kelly Y. Karwowski in an R-40 zone.
- E. **APPROVED** – ZBA #6506A, Application of Marc Dynder for a 25’ side yard setback variance & a 3.5’ front yard setback variance under Sections 7A-00 & 15-04 of the Zoning Regulations, 71 Burning Tree Drive, property of Marc & Kerri Dynder in an R-80 zone.
- F. **APPROVED** – ZBA #6507A, Application of Daniel Champagne for an 8’ rear yard setback variance & a 19’ front yard setback variance for a shed and a 2’ height variance & 21.5’ front yard setback variance for a fence under Sections 2-01.A.A.1, 7A-00 & 15-04 of the Zoning Regulations, 25 Redwood Lane, property of Daniel & Shaaron Champagne in an R-40 zone.
- G. **APPROVED** – ZBA #6508A, Application of Ralph T. Riccio for a 2’ side yard setback variance under Sections 11-13 & 15-04 of the Zoning Regulations, 18 Quaker Lane, property of Kevin Gilligan in an R-12 zone.
- H. **APPROVED** – ZBA #6498A, Application of Slawomir Olchanowski for a 36’ front yard setback variance under Sections 7A-00 & 15-04 of the Zoning Regulations, 54 Triano Drive, property of CT Masons LLC in an I-2 zone.

Dated this 28<sup>th</sup> Day of April, 2021

ZONING BOARD OF APPEALS

Alicia Novi, Chair