

PLANNING AND ZONING DEPARTMENT

MUNICIPAL CENTER – 196 NORTH MAIN STREET
SOUTHINGTON, CONNECTICUT 06489

Phone: (860) 276-6248 / Fax: (860) 628-3511

TO: Planning and Zoning Commission
FROM: David Lavallee; Assistant Town Planner *D.L.V.*
RE: Special Permit Use Application – 212 Valley View Ct. (SPU #642)
DATE: 10/28/20

This Special Permit Use application of Michael Treviso is to allow an increase in garage space on this developed property. The applicant would like to build a detached 28' x 25' garage.

For reference purposes, a typical 3 car garage complying with our regs would have 1092 s.f.; total garage space proposed will bring garage area on site to 1,324 square feet.

The property is located in an R-40 zone and consists of .92 acres; a rendering has been provided. As with all new detached garages, the structure shall contain no more than 1.5 stories and have the same exterior finish as the house on site.

Existing- 624 sq. ft.

Proposed- 700 sq.ft.

= 1,324 sq.ft. on site

(232 square feet over allowable space per the regs.)