

AGENDA

ZONING BOARD OF APPEALS

Public Hearing

Wednesday, August 15, 2018 at 6:00 pm

(#1 - #5 rescheduled from July 10th)

City Hall, 45 Lyon Terrace, Common Council Chambers

NEW BUSINESS

#1 188 Pequonnock St. – Petition of Natwerks Catering & Events – Seeking an approval of location for a café/restaurant liquor permit with a consumer bar under Sec. 12-10 in the existing mixed-use building in an OR zone.

#2 3369-3375 Fairfield Ave. – Petition of 3369 Fairfield Avenue, LLC – Seeking a use variance under Sec. 6-1-2 to legalize the establishment of a landscaping business and also seeking to legalize the conversion of the office area into an apartment without any approvals and seeking to expunge two conditions of approval to an application granted by the Zoning Board of Appeals on June 12, 2012, which limited material storage, trucks and vehicles storage in the retail garden center in an OR zone.

#3 563-565 Shelton St. – Petition of Edwin Montanez – Seeking variances of Sec. 5-1-3 of the residential density requirement of 2,700-sq. ft. of property per residential unit; the minimum and cumulative side yard setback requirement to permit the construction of a 2-family dwelling in an R-C zone.

#4 19 Michael St. – Petition of Hector A. Oliva – Seeking a variance of the minimum lot size requirement under Sec. 5-1-3 to permit the construction of a single-family dwelling in an R-A zone.

#5 1598 Capitol Ave. – Petition of Edward McClain, d/b/a Joey's Capitol Wood Service Center – Seeking a variance under Sec. 4-12-3 to legalize the establishment of a convenience store use in the existing motor vehicle general repair facility in an OR zone.

#6 262 Broad St. – Petition of Krzysztof Dziedzic/DK Painting & Renovation, LLC – Seeking a variance of the minimum side setback requirement under Sec. 5-1-3 to permit the construction of a 12' x 13' open wood deck in an R-B zone.

(End of Public Hearing)

OTHER BUSINESS

OB-1 DISCUSSION (1469 - 1473 Wood Ave.) – Change in the approved plans of October 23, 2007.

OB-2 DISCUSSION (S/E CRN of Park Ave. & Geduldig St.) – Sacred Heart University student housing.

OTHER MATTERS THAT MAY PROPERLY COME BEFORE THE BOARD

APPROVAL OF MINUTES

ADJOURNMENT

The applications and plans for the above described matters are on file in the Zoning Department, Room 210, 45 Lyon Terrace and may be inspected Monday through Friday during office hours of 9am-5pm.

ATTEST: DENNIS BUCKLEY, CLERK
ZONING BOARD OF APPEALS
CITY OF BRIDGEPORT