

AGENDA – REGULAR MEETING

Zoning Board of Appeals

March 27, 2014

City Council Chambers

7:00 pm

ROLL CALL:

CONTINUATION OF PUBLIC HEARING:

14-04 – CONTINUED from 1/23/14: Scott Hamilton, 207 Stadley Rough Rd.(J04153), Sec.4.A.3., to reduce min. front yard setback on Stadley Rough from 30 ft. to 5 ft.; Sec.3.G.3.a., to allow detached accessory building in required min. front yard; Sec.3.G.3.c., to allow detached accessory use to have ground floor area, when combined with other accessory buildings on the lot, to increase from 50% to 72% for detached garage (RA-20 Zone).

NEW BUSINESS:

14-08 – Patricia Marsalisi, 68 Aunt Hack Rd.(C11019), Sec.3.G.3.a., to permit detached accessory building in required min. front yard; Sec.4.A.3., to reduce min. front yard setback from 40 ft. to 4.2 ft. for shed (RA-40 Zone).

14-10 – John C. Eidt, III, 36 Vista Ave.(I05113), Sec.4.A.3., to reduce left side yard setback from 15 ft. to 6 ft.; to reduce right side yard setback from 15 ft. to 8 ft. for single-family dwelling (RA-20 Zone).

14-11 – Michael Barrett, 24 Beaver Brook Rd. (K12153), Sec.6.A.3., to reduce min. side yard setback from 20 ft. to 1.6 ft.; Sec.3.G.3.c., to increase total ground floor area of accessory buildings from 50% to 91.5% when combined with other accessory buildings on the lot (IL-40 Zone).

14-12 – Stephen Surace, Powell Street (I05154), Sec.4.A.3., to reduce both side yard setbacks from 15 ft. to 9.5 ft. to overhang; Sec.4.A.3., to reduce rear yard setback from 35 ft. to 18.7 ft. to overhang; Sec.3.I.1.b., to increase projection into rear yard from 10 ft. to 25 ft. for single-family residence (RA-20 Zone).

14-13 – Moody-Fantel Properties, Inc., 30 Shelter Rock Rd. (K15088), Sec.6.A.3., to reduce side yard setback from 20 ft. to 8.5 ft.; Sec.8.A.2.c.(4)., to permit bottom edge of excavation or fill within 5 ft. of property Line (IL-40 Zone).

14-14 – Maria Ripoll, Carmen D. Cianflone, Jr., Laretta R. Cianflone, 50 Westville Ave.(G14143), Sec.4.C.3., to reduce min. lot width from 75 ft. to 56.45 ft.; Sec.4.C.3., to reduce west side yard setback from 15 ft. to 2.5 ft. to roof overhang for 2-family dwelling (R-3 Zone).

14-15 – Maria Ripoll, Carmen D. Cianflone, Jr., Laretta R. Cianflone, 48 Westville Ave.(G14144), Sec.3.H.3.a., to reduce min. lot frontage from 50 ft. to 40 ft.; Sec.4.C.3., to reduce min. lot width from 50 ft. to 40.77 ft.; Sec.3.H.3.b.(1)., to reduce lot width from street line to rear yard setback from 50 ft. to 40 ft. at street line increasing to 50 ft. at a point 60% back to rear yard setback for single-family dwelling (R-3 Zone).

ACCEPTANCE OF MINUTES: February 27, 2014

ADJOURNMENT: