



**Town of Stonington**  
**Zoning Board of Appeals**  
 152 Elm Street, Stonington, CT 06378

**COMMISSIONERS**

**William Lyman**  
 Chairman

**James Kading**  
 Vice-Chairman

**Mark Mitsko**  
 Member

**Raymond Dussault**  
 Member

**Jeff Walker**  
 Member

**Nat Trumbull**  
 Alternate

**Vacancy**  
 Alternate

**Vacancy**  
 Alternate

The Stonington Police Station Meeting Room is wheelchair accessible. If you plan to attend this public meeting and you have a disability that requires special arrangements, please call 860-535-5095 at least 24 hours in advance. Reasonable accommodations will be made to assist your needs.

While the Public Hearing is being recorded, the Board kindly asks that you refrain from making background noises that will make the tape inaudible. Please turn off all cell phones, pagers, and any other personal devices that may cause a disturbance. No new agenda item(s) shall commence after 10:30 p.m. All business shall end at 11:00 p.m.

**AGENDA**  
**Regular Meeting**  
**September 10, 2019 – 7:00 p.m.**  
 Stonington Police Station  
 Meeting Room  
 173 South Broad Street, Pawcatuck, CT 06379

RECEIVED FOR RECORD  
 STONINGTON, CT.  
 19 SEP - 6 PM 3: 31  
 CYNTHIA LADWIG  
 TOWN CLERK

1. Call to Order – 7:00 p.m.
2. Pledge of Allegiance.
3. Appoint Alternates:
  - Nat Trumbull (seated 7/9/19)
4. Old Business:
5. New Business:
  - a. **ZBA #19-13 Roderick Desmarais & Cheryl Robdau** – Seeking a variance from ZR 5.1.1 to increase Floor Area Ratio from 25% to 40%, reduce rear yard setback from 15' to 5' and side yard setback from 5/20' to 3/20' for construction of an addition to a single family residence and detached garage. Property located on 2 Bay Street, Mystic. Assessor's Map 173 Block 13 Lot 4; Zone RH-10.
6. Public Hearing: 7:00 p.m.
  - a. **ZBA #19-09 Cynthia R. Palmer (Peter J. Springsteel-Agent)** – Seeking a variance from ZR 5.1.1 to reduce Front Yard setback from 20' to 16'4" to construct a one-story addition and porch. Property located on 15 Beach Dr., Mystic. Assessor's Map 175 Block 2 Lot 9; Zone RM-15 (RH-10 applies).
  - b. **ZBA #19-10 Cullen Taplin** – Seeking a variance from ZR 5.1.1 to increase Floor Area Ratio from existing 0.38 to 0.49 and total side yard required setback from 20' to 18.4' to allow construction of a 600 sq. ft. two-story addition. Property located on 30 Washington St., Mystic. Assessor's Map 174 Block 19 Lot 6; Zone RH-10.
  - c. **ZBA #19-11 Lorell Madden & Derek Hanssen (David Reagan-Agent)** – Seeking a variance from ZR 5.1.1 to reduce Front Yard setback from 50' to 19.5' and Side Yard setback from 25' to 19.4' to construct a second story addition and roofed porch. Property located on 280 New London Turnpike. Assessor's Map 138 Block 3 Lot 9; Zone GBR-130 (RR-80 applies).
  - d. **ZBA #19-12 Amy & Joseph O'Brien (Julia M. Leeming-Agent)** – Seeking a variance from ZR 5.1.1 to increase Floor Area Ratio from existing .17 to .22 to allow construction of a 528 sq. ft. two-story addition. Property located on 11 Quarry Path, Stonington. Assessor's Map 129 Block 8 Lot 4; Zone RM-20.
7. Administrative Review:

8. Correspondence:
9. Discussion:
  - a. Elections.
10. Review of meeting minutes: 8/13/2019
11. Adjournment:

William Lyman, Chairman