



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

COMMISSIONERS

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Jeff Walker
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Member

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Alternate

Diana Lurie Boersma
Alternate

Vacancy
Alternate

Please note:

Verbal comments from the public will be accepted only when designated by the Chairman of the meeting.

AMENDED AGENDA
Special Meeting
April 13, 2021 – 7:00 p.m.

VIRTUAL MEETING

[Click for instructions to join meeting](#)

1. Call to Order – 7:00 p.m.
2. Roll Call:
3. Appoint Alternates:
 - James Stanton (seated 2/9/21)
 - Diana Lurie Boersma (seated 2/9/21)
4. New Business:
 - a. **ZBA #21-06 Manly & Sharon Church (Mark Comeau-Agent)** – Seeking a variance from ZR 5.1.1 to reduce Side Yard setback from 75' to 25' for construction of an attached garage. Property located on 69 Wamphassuc Rd., Stonington. Assessor's Map 126 Block 4 Lot 3; Zone RC-120.
5. Public Hearing:
 - a. **ZBA #21-03 Tracy Molloy (Michael Roy-Agent)** – Seeking a variance from ZR 5.1.1 to reduce Front Yard setback from 30' to 26' to construct a second-floor addition. Property located on 152 Hewitt Road, Mystic. Assessor's Map 151 Block 3 Lot 19; Zone RA-20.
Application: <https://www.stonington-ct.gov/zoning-board-of-appeals/files/zba21-03-application>
Plans: <https://www.stonington-ct.gov/zoning-board-of-appeals/files/zba21-03-plans>
Site Plan: <https://www.stonington-ct.gov/zoning-board-of-appeals/files/zba21-03-site-plan>
 - b. **ZBA #21-04 Howard L. & Gaye T. Reichart (Peter J. Springsteel Architect, LLC-Agent)** – Seeking a variance from ZR 5.1.1 to reduce Rear Yard setback from 40' to 35'5" to construct covered entry and steps. Property located on 6 Black Duck Road, Mystic. Assessor's Map 176 Block 7 Lot 11; Zone RA-20.
Application: <https://www.stonington-ct.gov/zoning-board-of-appeals/files/zba21-04-application>
Survey & Site Plan: <https://www.stonington-ct.gov/zoning-board-of-appeals/files/zba21-04-survey-site-plan>
Building Plans: <https://www.stonington-ct.gov/zoning-board-of-appeals/files/zba21-04-building-plans>
 - c. **ZBA #21-05 Jennifer & Daniel Wilson**– Seeking a variance from ZR 5.1.1 to reduce Side Yard setback from 10' to 1.5' to construct a pergola with privacy fence. Property located on 2 Plover Lane, Mystic. Assessor's Map 176 Block 2 Lot 7; Zone RA-20.
Application: <https://www.stonington-ct.gov/zoning-board-of-appeals/files/zba21-05-application>

Survey: <https://www.stonington-ct.gov/zoning-board-of-appeals/files/zba21-05-survey>

Letters in Favor: <https://www.stonington-ct.gov/zoning-board-of-appeals/files/zba21-05-letters>

Letter in Opposition: <https://www.stonington-ct.gov/zoning-board-of-appeals/files/letter-in-opposition>

Staff Report: <https://www.stonington-ct.gov/zoning-board-of-appeals/files/staff-report>

6. Review of meeting minutes: 2/9/21.

7. Adjournment:

James Kading, Chairman

Instructions to join virtual meeting

Join by WebEx: www.webex.com or following link:

<https://townofstonington.webex.com/townofstonington/j.php?MTID=m3980f217bba9f6cfe19943a2d8cd76fa>

Meeting number (access code): 129 050 7633

Meeting password: kY7p9ekRGE2

Tap to join from a mobile device (attendees only)

[+1-408-418-9388,1290507633##](tel:+1-408-418-9388,1290507633##) United States Toll

Join by phone:

+1-408-418-9388 US Toll Access Code: 129 050 7633

Join from a video system or application

Dial [1290507633@townofstonington.webex.com](tel:1290507633@townofstonington.webex.com)

You can also dial 173.243.2.68 and enter your meeting number.

Join using Microsoft Lync or Microsoft Skype for Business

Dial [1290507633.townofstonington@lync.webex.com](tel:1290507633.townofstonington@lync.webex.com)