



TOWN OF STONINGTON
Zoning Board of Appeals
Stonington Police Station Meeting Room
173 South Broad Street
Pawcatuck, Connecticut 06379

REGULAR MEETING
AGENDA
October 13, 2015

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 shall commence after 10:30 p.m. All business shall end at 11:00 p.m.

1. Call to Order – 7:00 p.m.
2. Old Business
3. Public Hearings: 7:00 p.m.
 - a. **ZBA #15-15AAP – Mercedeh Pourmoghadam & Massoud Kalkhoran** - Seeking to overturn the ZEO Cease & Desist Order #15-016 regarding an A-Frame temporary portable sign for the Lighthouse Bakery. Property located at 21 E. Main St., Mystic. Assessor's Map 174 Block 2 Lot 5 Zone DB-5
 - b. **ZBA #15-16 & CAM David P. Madacsi** – Seeking a variance from ZR 5.2.1 bulk requirements to increase the maximum height from 20' to 38.5'; and ZR 7.3.8.4 to reduce distance from the Coastal Jurisdiction Line from 100' to 50' and ZR 7.3.5 to increase Coastal Height Limitation from 24' to 37.2' for demolition and reconstruction of a single family residence. Property located at 53 Roseleah Dr., Mystic. Assessor's Map 175 Block 1 Lot 17; Zone MC-80.
4. New Business:
 - a. **ZBA #15-17 Gennaro Modugo** – Seeking a variance from ZR 7.7.8.3.1 to reduce the Coastal High Hazard Area from 100' to 10' for reconstruction of a single family residence. Property located at 35 East Shore Rd., Stonington. Assessor's Map 154 Block 6 Lot 4; Zone RM-20.
 - b. **ZBA #15-18 Matthew Gutmann** – Seeking a variance from ZR 5.1.1 bulk requirements to reduce the side yard setback from 75' to 25' for construction of an attached garage. Property located at 69 Wamphassuc Rd., Stonington. Assessor's Map 126 Block 4 Lot 3; Zone RC-120.
5. Administrative Review
6. Correspondence
7. Review of meeting minutes: 9/8/2015
8. 2016 ZBA Calendar Approval
9. Election of Officers
10. Adjournment:

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15 OCT -9 PM 2:55
CYNTHIA LADWIG
TOWN CLERK