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AGENDA – ZONING BOARD OF APPEALS

Meeting date: August 17, 2016
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Notice is hereby given that the Vernon Zoning Board of Appeals will hold a Public Hearing on Wednesday, August 17, 2016 at 6:30 p.m., at the Town Hall, 14 Park Place, First Floor, Room 5, Vernon, CT, to hear the following applications:

Application # ZBA-2016-005 - ROBERT GOLD, Applicant, seeking a Variance from the Vernon Zoning Regulations **Section 12.3.2 No portion of a parking area shall be located closer than ten (10) feet to the boundaries of the parcel to be used or to any highway right-of-way**, to allow a widened gravel driveway and parking area four (4) feet eight (8) inches from the northern side boundary line, on the property located at **102 Berkeley Drive**, in the R-27 Zone.

Application # ZBA-2016-006 - JOANNE RANKIN and JOHN WILLIAMS, Applicants, seeking Variances from the Vernon Zoning Regulations **Section 4.4.1.3 Minimum Front Yard Setback thirty (30) feet**, and **Section 4.4.1.4 Minimum Side Yard Setback ten (10) feet**, to allow the installation of a concrete pad and propane tank seventeen (17) feet from the southern front boundary line, and four (4) feet from the western side boundary line; further seeking a Variance from **Section 4.4.1.4 Minimum Side Yard Setback ten (10) feet**, to allow the installation of an air conditioning unit seven (7) feet from the western side boundary line; further seeking a Variance from **Section 4.4.1.8 Maximum lot coverage when not in an aquifer protection zone: 25%**, to allow 39.5% lot coverage, on the property located at **129 Grier Road**, in the R-27 Zone.

Application # ZBA-2016-007 – SAYYED K. MEHMOOD, Applicant, seeking Variances from the Vernon Zoning Regulations **Section 12.3.2 No portion of a parking area shall be located closer than ten (10) feet to the boundaries of the parcel to be used or to any highway right-of-way**, to allow an additional eighteen (18) foot x thirty (30) foot parking area, eight (8) feet two (2) inches from the northern side boundary line; further seeking a Variance from **Section 4.4.1.8 Maximum lot coverage when not in an aquifer protection zone: 25%**, to allow 47.6% lot coverage, on the property located at **18 Summit Road**, in the R-27 Zone.

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Agenda Items:

1. Nominate and Elect a new Chairperson.
2. Discussion and Vote on the above-referenced Applications.
3. Review Draft Minutes of the March 16, 2016 ZBA meeting.
4. Other business.
5. Adjournment.

**TOWN OF VERNON
ZONING BOARD OF APPEALS
ANDY MARCHESE, ZBA LIAISON**