



Town of Westport
Zoning Board of Appeals
Town Hall, 110 Myrtle Avenue
Westport, CT 06880
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www.westportct.gov

LEGAL NOTICE OF DECISIONS

Notice is hereby given that at a meeting held on July 21, 2020 the Westport Zoning Board of Appeals took the following action:

- 1. GRANTED WITH CONDITIONS: 222 Wilton Road:** ZBA Application #ZBA-20-00243 by Andy Soumelidis, LANDTECH, for property owned by FBCH CT HOLDINGS LLC for variance of the Zoning Regulations: §32-8.2.3 (Maximum Fill Exceeded with fill height exceeding a ratio of 0.20 relative to the distance from the property line), §32-8.3.2 (Standard for fill with grading within 5' of the property line and with man-made slope exceeding a 20% grade), and §12-4 (Setbacks for porch within setback), to retain the existing fill along the property line, located in Residence AA zone, PID# C12012002.
- 2. GRANTED: 37 Spicer Road:** ZBA Application #ZBA-20-00381 by William Achilles, Achilles Architects, for property owned by SPICER37WESTPORT LLC for variance of the Zoning Regulation: §13-4 (Setbacks), to construct a second floor addition over the existing residence and to install an air conditioning unit, located in Residence A zone, PID#E09029000.
- 3. GRANTED: 10 Marion Road:** ZBA Application #ZBA-20-00329 by Megan Robertson for property owned by VITELLI MICHAEL A & JODY M for variance of the Zoning Regulations: §12-4 (Setbacks) and §6-3.1 (Setback for a non-conforming lot), to construct a garage addition and to retain the existing patio, located in Residence AA zone, PID#B08036000.
- 4. GRANTED: 42 Washington Avenue:** ZBA Application #ZBA-20-00288 by Howard S. Raabe, Jr for property owned by LUSTIG LORI B & MATTHEW W for variance of the Zoning Regulation: §13-6 (Building and Total Coverage), to construct a two story addition and driveway expansion, located in Residence A zone, PID#D10036000.
- 5. GRANTED: 20 Owenoke Park:** ZBA Application #ZBA-20-00146 by William Achilles, Achilles Architects, for property owned by 1720 OWENOKE LLC C/O PETER ARMSTRONG for variance of the Zoning Regulations: §32-8.3.2 (Grading within 5' of Property Line) and §32-8.2.3 (Fill height exceeds 0.20 Ratio), to construct a driveway, stairs, and parking area, a new residential nursery, removal and replacement of an existing wall, and to find consistency with the Coastal Area Management (CAM) Act, located in Residence A zone, PID# C03027000.

A copy of the Legal Notice of Decision is available on-line at www.westportct.gov, on the Planning and Zoning Department main page. Due to the closing of Town Hall to the public during the COVID-19 emergency, and pursuant to the Governor's Executive Order #71, the Legal Notice of Decision cannot be viewed at the Westport Town Clerk's Office or the Westport Planning and Zoning Office at this time.

Dated in Westport, CT, July 22, 2020
James Ezzes, Chairman, Zoning Board of Appeals.