

NOTICE OF DECISIONS

THE ZONING BOARD OF APPEALS OF THE TOWN OF TRUMBULL, AFTER PUBLIC HEARING THEREON, HAS TAKEN ACTION ON SEPTEMBER 1, 2021 WITH RESPECT TO THE APPLICATIONS AS FOLLOWS:

Application # 21-31 – 19 Jerome Avenue, Michael and Melissa Rowe. Variance of Art. I, Sec. 4.3.1 and Art. III, Sec. 1 to construct a 24' x 16' deck around an above ground pool, 24'5" from the rear lot line and 18' from the N/S lot line. Variance of Art. I, Sec 4.3.1 and Art. III, Sec.1 to construct an 8' x 6' front portico with steps, 41.9' from the front lot line. **APPROVED**

Application # 21-32 – 72 Primrose Drive, Raney and Jhoseline Nelson. Variance of Art. I, Sec. 4.3 1 and Art. III, Sec. 1 to construct a 10.4' x 6.5' covered porch with steps, 45' from the front lot line. **APPROVED**

Application # 21-33 – 94 Pinewood Trail, Kevin J. O'Neil. Variance of Art. I , Sec. 4.3.1 and Art. III, Sec. 1 to construct an 80.4' addition to the second story, consisting of a rear shed dormer and front gable dormer, 10' from the N/S lot line at its closest point. **APPROVED**

Application # 21-34 – 40 High Ridge Road, Jennifer Burke. Variance of Art. III, Sec. 7 to install a 20' x 40' pool, 13' from the E/S lot line. **APPROVED WITH CONDITIONS**

Application # 21-36 – Knollcrest Drive Map I-11 Lot 160 aka 35 Knollcrest Drive, Attorney Rizio for BCM Ventures, LLC. Variance of Art. II, Sec. 1.2.5 and Art. III (Exhibit) to reduce the minimum road frontage from 150' to 42.74' to make this a legal building lot. **CONTINUED TO OCTOBER 6TH, 2021**

Application # 21-37 – 807 and 811 White Plains Road, Attorney Rizio for Old Forge Development, LLC. Variance of Art. II, Sec. 1.3.5 and Art. III (Exhibit) to reduce the minimum front yard setback from 50' to 20' along White Plains Road frontage and to 30' from 50' along the Sunset Avenue frontage to construct a one-story professional office use building within the Professional Office Overlay Zone. **APPROVED WITH CONDITIONS**

Effective Date of Action has been set for September 18th, 2021

Dated at Trumbull, CT this 2nd Day of September, 2021.

By Gia Mentillo, Clerk