

NOTICE OF DECISIONS

The Zoning Board of Appeals of the Town of Trumbull, after public hearing thereon, has taken action on September 3, 2025, with respect to the applications as follows:

Application 25-11: 11 Knollcrest Drive. Richard Ehrlich, applicant. Thiago & Camilla Rossi, owners. The applicant is requesting a side lot setback variance of 15', where 20' is required and 5' is proposed; a front lot setback variance of 4', where 50' is required and 46' is proposed; a variance for insufficient lot size of 30,361 sq. ft. where 43,560 sq. ft. is required and 13,199 sq. ft. is proposed; and a variance for insufficient road frontage of 69.99', where 150' is required and 80.01' is proposed in Residential Zone AA under Article III of the Trumbull Zoning Regulations. **WITHDRAWN**

Application 25-15: 80 Teller Road, Gregory & Colleen Gilbertson. The applicants are requesting a 1.5' front lot setback variance, where 50' is required and 48.5' is proposed, to construct a covered porch in Residential Zone AA under Article III of the Trumbull Zoning Regulations. **APPROVED**

Application 25-16: 6374 Main Street, Italian Corner Deli Property LLC. The applicant is requesting a 8' side lot setback variance, where 20' is required and 12' is proposed; a 19.5' front lot setback variance, where 50' is required and 30.5' is proposed; and a variance to expand a non-conforming use in Residential Zone A under Articles I,II & III of the Trumbull Zoning Regulations. **CONTINUED TO OCTOBER 8, 2025**

Application 25-17: 260 Old Town Road, Luiz Vaz. The applicant requests the following variances for lot A: reduce the minimum lot size from 21,780 sq. ft. to 6,820 sq. ft., reduce minimum road frontage from 125' to 74.2', a 28.1' front lot setback variance (Old Town Rd), where 50' is required and 21.9' is proposed, and increase the maximum F.A.R. from .29 to .346. The applicant requests the following variances for Lot B: reduce the minimum lot size from 21,780 sq. ft. to 6,000 sq. ft., reduce minimum road frontage from 125' to 60', increase maximum lot coverage from 25% to 27.5% and increase maximum F.A.R. from .29 to .393. The applicant requests the following variances for both Lots A & B: 29' front lot setback variances (Lansing Ave), where 50' is required and 21' is proposed, 4.5' side lot setback variances, where 20' is required and 15.5' is proposed, 31' rear lot setback variances, where 50' is required and 19' is proposed, to subdivide the lots and construct two new homes in Residential Zone A, under Articles, II & III of the Trumbull Zoning Regulations.

WITHDRAWN

Application 25-18: 1368 Huntington Turnpike, Mariana Lage for De Amorim Lindomar Goncalves. The applicant is requesting a front lot setback variance (Huntington Tpke) of 2.8', where 50' is required and 47.2' is proposed; a front lot setback variance (Pauline St) of 39.9', where 50' is required and 10.5' is proposed; and a side lot setback variance of 9.8', where 20' is required and 10.2' is proposed, to construct an addition and attached garage in Residential Zone AA under Article III of the Trumbull Zoning Regulations. **APPROVED WITH CONDITIONS**

Effective Date of Action has been set for September 20, 2025.

Dated at Trumbull, CT this 4th day of September 2025 by Gia Mentillo, Clerk.