

CLINTON ZONING BOARD OF APPEALS
LEGAL NOTICE OF DECISION

The Town of Clinton Zoning Board of Appeals held its Regular Monthly Meeting on Wednesday, January 16, 2019 in the Green Room of the William Stanton Andrews Memorial Town Hall, 54 East Main Street, Clinton, Connecticut, and rendered the following decisions:

1. **ZBA18-024 & CAM:** 69 Shore Road, Rocky Ross (Applicant & Owner). Application for Certificate of Variance of Section 26.10.8 (Setback Other Than a Front or Rear Setback): 2 requests for a replacement residence with attached garage. Assessor's Map 79 Block 72 Lot 69. Zone: R-10. **Granted; CAM approved**
2. **ZBA 18-025:** 14 Watrous Road, Mingyin Lee Holt (Applicant & Owner). Application for Certificate of Variance of Sections 26.10.6 (Front Setback): 3 requests. 26.10.8 (Setback Other than a Front or Rear Setback) and 29.2.1 (Expansion of a Non-Conforming Structure) to raise the existing roofline to create living space in an attic space. Assessor's Map 3 Block 2 Lot 166. Zone: R-80. **Granted**
3. **ZBA 18-026:** 47 Hammonasset Avenue, Cedar Island, Matthew McKay (Applicant & Owner). Application for Certificate of Variance of Sections 26.10.6 (Front Setback), 26.10.8 (Setback Other than a Front or Rear Setback) and 29.2.1 (Expansion of a Non-Conforming Structure) for the construction of stairs with landings. Assessor's Map 57 Block 73 Lot 47. Zone: R-10. **Granted**
4. **ZBA 18-027:** 3 Sandy Brook Road Apt. #2, Michael W. Tripp (Applicant) Estate of Barbara Heath (Unit Owner) Sandy Brook Estates Condominium Association (Property Owner). Application for Certificate of Variance of Section 26.8.2 (Tidal Wetland Buffer) for the installation of an above-ground Liquid Propane Storage Tank. Assessor's Map 54 Lot 54 Block 3-3. Zone: R-20. **Granted with Condition**
5. **ZBA 18-029 & CAM:** 3 West Road, Paul O'Donnell (Applicant & Owner). Application for Certificate of Variance of Section 26.10.6 (Front Setback), 26.10.14 (Maximum Ground Coverage) and 29.2.1 (Expansion of a Non-Conforming Structure), to rise the existing roof to convert attic space to living space. Assessor's Map 69 Block 66 Lot 38. Zone: R-10. **Granted; CAM Approved**

A full record of these decisions is on file in the Land Use Office of the William Stanton Andrews Memorial Town Hall. Any party aggrieved by these decisions may appeal to the Superior Court, Middlesex County, within 15 days of publication of this notice. Dated at Clinton, Connecticut this 16th day of January, 2019. Mark Richards, Chair, Zoning Board of Appeals.

E-mailed to the Harbor News to appear one (1) time on Thursday, January 24, 2019