

SEYMOUR ZONING BOARD OF APPEALS

Public Hearing Minutes
September 6, 2018
Norma Drummer Room, Town Hall

COPY RECEIVED
DATE: 9/12/18
TIME: 12:00 PM
TOWN CLERK'S OFFICE

Members Present: R. Demko, Paula Chapla, J. Hanewicz, T. O'Neil

Members Absent: B. Seale, C. Aliman, P. Wilhelmy

Also Present: Jim Baldwin, Colleen Kochan

The public hearing was opened at 7:30 p.m.

R. Demko read the notice of the public hearing as follows:

The Seymour Zoning Board of Appeals will conduct a public hearing on September 6th 2018 at 7:00 pm in the Norma Drummer Room; Seymour Town Hall 1 First Street, Seymour, CT 06483 for the following application:

Application for variance of Section 6.0 table of dimensional requirements to reduce side yard setback from fifteen feet required to plus or minus four feet for the purpose of a garage addition. Property located at 150 Maple Street Seymour CT.

John Kapusta, 150 Maple Street stated that he presently has a small garage underneath the house and wants to add a garage to the side. It will be a little wider and an oversized one car garage. He stated that he spoke with his neighbor and the closest will be 4' in the rear and 7' in the middle and front. The entrance will be in the front from the street. There will be one wide door. He stated that this will be on the only garage on the property. The trees in the front will be removed and there will be some grading in the rear. He stated that the lot is level in the rear and he will add some drainage.

P. Chapla asked about the paving and Mr. Kapusta stated that he will repave up to the garage. T. O'Neil asked if it is a one car garage why the width. Mr. Kapusta stated that he wanted to do a two car garage but did not want to go right up to his neighbor's property.

R. Demko stated that there is no structure on the lot on the left and he asked if there is any future use. Mr. Kapusta stated that he spoke with the owner of that lot and he has no plans for anything there.

P. Chapla asked about putting the garage on the other side and Mr. Kapusta stated that there is less room on that side and it would be closer to the property line. P. Chapla stated that she was concerned with the double driveway and all the paving. She stated that there is a great deal of pavement which significantly reduces the front lawn. She also noted that other houses in the area do not have that much pavement.

T. O'Neil stated that the amount of building on the total lot is very little and there are no restrictions that prevent them from putting in the driveway. P. Chapla stated that with the additional paving there may be runoff. Mr. Kapusta stated that it will not be going to the street; it slopes toward the garage.

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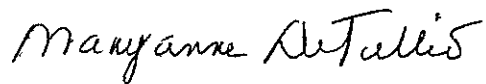
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R. Demko asked what the intention is for the existing driveway. Mr. Kapusta stated that it will remain as it is the only access to the backyard. He stated that there is grass in the front and also to the left will be grass. P. Chapla stated that she was concerned with the excessive amount of paving and did not feel that it fit with the rest of the street. T. O'Neil noted that a lot of the houses in that area have variances for garages.

There was no public comment on the application.

The public hearing was closed at 7:55 p.m.

Respectfully submitted,

A handwritten signature in cursive script that reads "Maryanne DeTullio".

Maryanne DeTullio, Recording Secretary