

Issued:

**ZONING BOARD OF APPEALS REGULAR MEETING & PUBLIC HEARING AGENDA
WEDNESDAY, FEBRUARY 16th, 2022
VIRTUAL MEETING**

VIRTUAL MEETING VIEWING INSTRUCTIONS:

Members of the public can view the meeting live on YouTube at <https://youtu.be/P8xvrFH-teA> or on West Hartford Community Television at www.whctv.org and www.youtube.com/whctv5. The meeting is also being recorded for on-demand viewing and will be available on the Town’s website for at least 45 days.

AUDIO COMMENT:

Any interested person(s) may participate in real-time by calling:

1 (408) 418-9388 and using the following Access Code: 2341 637 8737, at 6:00 pm. Participants using caller ID blocking will not be permitted to participate. Participants will be called on in the order in which their call was received. When prompted by the Chair and/or Moderator, participants will have the permission to speak on matters germane to the hearing.

WRITTEN COMMENT:

Any interested person(s) may submit a written comment via email to comment.tpz@westhartfordct.gov or via mail attention: Town Plan & Zoning Commission, Town Plan and Zoning Office, Room 214, Town Hall, 50 South Main Street, West Hartford, CT 06107.

Written comments will be made part of the record at the February 16, 2022 public hearing and posted on the Town’s website. In order to be included as part of the record, comments must meet the following requirements:

- Comments must be received no later than 3:30 PM on February 16, 2022.
- The “subject” of the email shall be: “[Application # and Address], ZBA February 16th Public Hearing”.
- The body of the email must begin with the interested person(s) full name and street address.
- Comments must be germane to the application and no longer than 500 words.

Agenda

CALL TO ORDER/ROLL CALL: 6:00 P.M.

NEW BUSINESS:

- #05-22** **983 New Britain Avenue** - [Petition of West Hartford No. 1, LLC](#) (R.O.) is requesting multiple variances per plans on file, to section 177-33 Signage, including section 177-33(G)(2) (a)[1][a], which limits the size of total attached and freestanding signage for the property and section 177-33(G)(2) (a)[1][d], which limits the size of the freestanding signage for the property. **BG Zone**
- [Request to Postpone Opening the Public Hearing](#)
- #06-22** **95 Ballard Drive** - [Petition of J. Lis](#) (R.O.) requesting a Special Exception approval in order to maintain a customary home occupation for a "Cottage Food" business as an accessory to the residence per Section 177-49 for a period of three (3) years per plans on file. **R-6 ZONE**
- #07-22** **203 Newfield Avenue-** [Petition of GB Auto Sales and Repairs, LLC](#) seeking location approval for a Motor Vehicle Dealers/Repairers License per plans on file. **IG Zone**
- [Plans](#)

Regular meeting of the Zoning Board of Appeals following the presentation of petitions:

1. Discussion and vote on each petition
2. Approval of minutes from the regular meeting held on [January 19, 2022](#)
3. Adjournment

ALL INTERESTED PERSONS ARE INVITED TO ATTEND.

"ANY INDIVIDUAL WITH A DISABILITY WHO NEEDS SPECIAL ASSISTANCE TO PARTICIPATE IN A MEETING OR PUBLIC HEARING SHOULD CONTACT SUZANNE OSLANDER, DEPARTMENT OF SOCIAL SERVICES, 860-561-7580 SEVEN DAYS PRIOR TO THE MEETING OR PUBLIC HEARING."