

**WEST HARTFORD ZONING BOARD OF APPEALS  
LEGAL NOTICE**

The Town of West Hartford Zoning Board of Appeals will hold its Regular Meeting at 7:00 P.M. on Wednesday, September 20, 2023. Public hearings will convene at 7:00 P.M. or as soon thereafter as the matter may be heard in Town Hall, 50 South Main Street, West Hartford, CT, Legislative Chamber, Room 314 on the following:

- #10-23**            **18 Ledyard Road** - Petition of Jack Kemper, Kemper Associates Architects, LLC, on behalf of Louisa & Nicholas Walsh, (RO), requesting a variance to Section 177-20 B. Obstructions in yards to allow for over the 25% of wall length requirement. Variance requests bay window to be 59% of associated wall for a 12'4" bay window which +/- 6.08' over the allowed length, per plans on file.(This item was received at the July 19, 2023 meeting and set for hearing at the September 20, 2023 meeting) **R-20 Zone**
- #12-23**            **1137 New Britain Avenue** – Petition of Elmwood Property Holdings, LLC, (RO), requesting a variance to Section 177-20 (D) to allow a gas station canopy to extend +/- 14.2' beyond the 15' Building Line Setback for this section of New Britain Avenue, per plans on file. **BC/TND Zone**
- #13-23**            **29 Wampanoag Drive – Northwest Catholic High School** – Petition of Christopher Adams, Adams Ahern Sign Solutions, Inc. on behalf of Northwest Catholic High School Corporation, (RO), requesting a variance to Section 177-33 (E) (3) Signs in connection with special use permits authorized by the Town Plan and Zoning Commission which allows a maximum sign area of 25 SF and one (1) sign per lot. Northwest Catholic currently has 18 signs with an approximate aggregate square footage of 414 square feet. This application is for an additional 11 signs with an aggregate square footage of 61.5 square feet. The intent of this variance is to improve traffic on site with new directional signage. All information per plans on file. **R-13 Zone.**

At this hearing, interested person(s) may be heard or submit written communication received. The full application is available for public review by visiting the Town's website and following this navigation path: Government Tab > Boards & Commissions > Zoning Board of Appeals> Next Meeting & Agenda at: <https://www.westhartfordct.gov/government-services/boards-commissions/zoning-board-of-appeals>, or by email request to [comment.tpz@westhartfordct.gov](mailto:comment.tpz@westhartfordct.gov).

Angelo DiMatteo, Chairperson of the Zoning Board of Appeals  
Robert Gosselin, Zoning Enforcement Officer, Secretary to the Board

“Anyone requiring auxiliary aid or service for effective communication or modification of policies or procedures to participate in a meeting, service, program or activity of the Town of West Hartford, should contact Suzanne Oslander, ADA Coordinator, at [suzanneo@westhartfordct.gov](mailto:suzanneo@westhartfordct.gov) or (860) 561-7580, as soon as possible, preferably seven days beforehand.”

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