

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

The Town of West Hartford Zoning Board of Appeals, at the special meeting on Wednesday, March 20, 2024, took the following actions:

VARIANCE DENIED:

#01-24 **28 North Main Street** - Petition of Matt Haskell, ARTfx, on behalf of North Main Holdings LLC, (RO), requesting a variance to Section 177-33H(2)(a)[3] which provides sign restrictions for free standing signs in Office Districts. Applicant proposes to remove the existing monument sign and is requesting a +/- 11.33 foot variance to install a smaller free standing sign forward of the 15' setback, per plans on file. **RO Zone**

VARIANCE APPROVED:

#02-24 **773 Farmington Avenue** - Petition of James Cassidy, P.E., Hallisey, Pearson & Cassidy Engineering Associates, Inc., on behalf of WHP 773 Farmington LLC, (RO), requesting a variance to Section 177-10, standards for required open space in Multifamily Residence Districts and more specifically required by Section 177-6E, standards for Multifamily Residence Districts. Applicant is requesting a 2,200 sf variance to forego the required 2,200 sf of useable open space to create a parking area in the rear of the property. In addition, the applicant is requesting a variance to Section 177-32E(8)(b) to reduce parking spaces by 2' for a depth of 18' instead of 20'; a variance to Section 177-32E(8)(c) to reduce drive aisle width by two feet to 22' instead of 24'; lastly requesting a variance to Section 177-32E(7), the required distance between parking spaces and windows of habitable dwelling units, to be reduced by 4.5' from 15' to 10.7', per plans on file. **RM-1 Zone**

The final plans and the applications related to the above items are available for public review by sending an email request to robert.gosselin@westhartfordct.gov or calling 860.561.7554 to schedule a review appointment.

The effective date of this action is April 6, 2024.

Angelo DiMatteo, Chairman ZBA
Robert Gosselin, ZBA Secretary

Dated March 21, 2024
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