

**CITY OF MIDDLETOWN, CT**  
**AGENDA**  
**THE ZONING BOARD OF APPEALS**

CHAIR: (11/2018)  
VICE CHAIR: Jonathan Pulino (11/2016)  
VICE CHAIR: Linda Reil (11/2016)  
MEMBERS: Judith Pehota (11/2020)  
            Gary Middleton (07/2021)  
  
ALTERNATES: Gina Athena Ulysse (11/2022)



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**THURSDAY, MAY 4, 2017**  
**MUNICIPAL BUILDING**  
**COUNCIL CHAMBERS**  
**5:30 P.M.**

**RECENT RESIGNATIONS**

**ELECTION OF OFFICERS**

Chair  
Vice-Chair (if needed)

**1. PLEDGE OF ALLEGIANCE**

**2. ROLL TAKING**

**3. MINUTES**

Minutes of 3/2/17 Regular Meetings

**4. PUBLIC HEARING**

1. Proposed variance with regard to Section 21.03 to install at 15' diameter above ground pool at 20 Bidwell Terrace, increasing the percentage of coverage from 25% to 28%. Applicant/ agent Susanne Holly ZBA#2016-19

***Date of receipt January 5, 2017; PH postponed to February 2, 2017 at applicant's request; PH postponed to March 2, at applicant's request (65 days from date of receipt to open PH – March 12, 2017); PH postponed to May 4, 2017 per applicant's request for a 65 day extension***

2. Proposed variance of Section 33.03 to reduce street line setback from 50' to 14.25' to construct gas pump canopy (40' x 50') at 436 South Main Street. Applicant/ agent P&P Investment Group, LLC ZBA#2017-2

***Date of receipt March 2, 2017; PH postponed to April 6, 2017 meeting -- meeting cancelled; 65 day to open PH = May 6, 2017***

- 3 Proposed variance of Section 38.03 to permit a rear lot in the NPC Zone and to reduce lot width from 150' to 17.35' at 815 Newfield Street. Applicant Middletown Development Partners, LLC; Agent Michael Dowley ZBA2017-3

*Date of receipt April 6, 2017; 65 days to open PH = June 10, 2017*

4. Proposed variance of Section 44.08.27.H to reduce street line setback from 100' to 97' to construct accessory building (barn) at 649 Atkins Street. Applicant/agent Margaret Jakubiak ZBA2017-4

*Date of receipt April 6, 2017; 65 days to open PH = June 10, 2017*

5. Proposed variance of Section 12.14.8 to permit accessory apartment (668 sq. ft. and 61% of floor area of existing home) where maximum of 33% (425 sq. ft.) is permitted at 9 Pinewood Terrace. Applicant/agent Robert & Denise Romeo ZBA2017-5

*Date of receipt May 4, 2017; 65 days to open PH = July 8, 2017*

## **5. OLD BUSINESS**

Discussion of DRAFT Revised By-Laws

## **6. NEW BUSINESS**

## **7. ADJOURNMENT**

**ALTERNATES:** Gina Athena Ulysse