

**ZONING BOARD OF APPEALS  
AUGUST 30, 2007  
TOWN COUNCIL CHAMBERS**

**TOWN OF EAST HARTFORD  
740 MAIN STREET  
EAST HARTFORD, CT 06108**



**REGULAR MEETING**

A Regular Session of the East Hartford Zoning Board of Appeals was called to order by Chairman Richard Torpey at 7:30 p.m. on Thursday, August 30, 2007 in the Town Council Chambers, 740 Main Street, East Hartford, Connecticut.

**PRESENT:** Chairman Richard Torpey, Terry Kitchen, James McElroy, Lucien Plante, Tom Rup, Alternate Anne Fornabi.

Also present: Bonnie Nichols, Director/Inspections and Permits.

**ABSENT:** Richard Begley, Alternates: Randall Newbury,

**I. Chairman – Call to Order**

Chairman Torpey began the meeting with the Pledge of Allegiance and a reminder to the audience of the Fire Exits.

Chairman Torpey appointed Anne Fornabi as a voting member in the absence of Richard Begley.

**II. HEARING OF ITEMS TO COME BEFORE THE BOARD; CALL OF ITEMS.**

1. Mohammad A. Khan, **58 Ellington Road**, Requests a variance from Section 205.1 (b) Nonconforming Uses, to permit the relocation of fuel dispensing equipment at an existing "gas station" in a residential zone. **(Zone R-2)**
2. Cliff Cyr, **25 McNulty Drive**, Requests a variance from Section 214.2(a) Accessory Structures, to permit a garage in front of the principal building. **(Zone R-2)**

**RECESS**

**III: HEARINGS DISCUSSION AND BOARD DECISIONS:**

1. Mohammad A. Khan, **58 Ellington Road**, Requests a variance from Section 205.1 (b) Nonconforming Uses, to permit the relocation of fuel dispensing equipment at an existing "gas station" in a residential zone. **(Zone R-2)**

**James McElroy made a motion to approve the application as submitted.  
Seconded by Anne Fornabi.**

James McElroy stated that the applicant showed hardship related to the property.

**Approved 5:0**

Reason #6 A hardship exists and can be alleviated by the granting of a variance without materially impairing the effect of the zoning regulations.

2. Cliff Cyr, **25 McNulty Drive**, Requests a variance from Section 214.2(a) Accessory Structures, to permit a garage in front of the principal building. **(Zone R-2)**

**Tom Rup made a motion to approve the application as submitted. Seconded by Terry Kitchen.**

Tom Rup stated that the property has a genuine hardship.

**Approved 5:0**

Reason #6 A hardship exists and can be alleviated by the granting of a variance without materially impairing the effect of the zoning regulations.

**IV. OLD BUSINESS**

None

**IV: NEW BUSINESS**

None

**V: MISCELLANEOUS**

James McElroy stated that each ZBA Commission member received a letter from a resident in town stating a concern relating to property on the corner of Leverich Drive and Goodwin Street. The resident informed the Commission that an numerous amount of trees are being cut from the property. Chairman Torpey reported that this letter was for information only.

**VI: APPROVAL OF ZBA MINUTES FOR:**

A. May 31, 2007

**Tom Rup made a motion to approve the minutes of May 31, 2007 as distributed. Seconded by Terry Kitchen. Approved.**

B. July 26, 2007

**Tom Rup made a motion to approve the minutes of July 26, 2007 as distributed. Seconded by Chairman Torpey. Approved with two abstentions (Terry Kitchen; Lucien Plante)**

**VII: PAYMENT OF BILLS**

ZBA Clerk

**Motion made by Terry Kitchen to approve payment to the ZBA clerk. Seconded by Anne Fornabi. Unanimous.**

**VIII: ADJOURNMENT**

There being no further business a motion was made by Terry Kitcheni to adjourn the meeting at 8:13 p.m. Seconded by Anne Fornabi. Voted unanimously.

The next regular meeting of the Zoning Board of Appeals is scheduled to Thursday, September 27, 2007 at 7:30 p.m. in the Town Hall Council Chambers.

Respectfully submitted,

Theresa Godreau