

Received 2:45 PM  
April 22, 2021  
Susan J. Jeanfavre  
Assistant Town Clerk

## **AGENDA – Special Meeting April 28**

**Zoning Board of Appeals - Morris, CT APRIL 28, 2021**

**Hybrid Zoom Meeting – 6:30 PM**

**Morris Community Hall**

- 1. Call to Order**
  
- 2. Vote to Approve prior ZBA Meeting minutes**
  
- 3. Vote to accept or reject a Variation request for 84 West Street.**  
If accepted, a date will be set for a Variance Request meeting.  
If rejected, this meeting will be closed.
  
- 4. Vote to Adjourn.**

Topic: Zoning Board of Appeals

Time: Apr 28, 2021 06:30 PM Eastern Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/81606632909?pwd=ZnFlalVkJnME9hZURGNmdjNGFnZz09>

Meeting ID: 816 0663 2909

Passcode: 772210

One tap mobile

+13126266799,,81606632909#,,,,\*772210# US (Chicago)

+19292056099,,81606632909#,,,,\*772210# US (New York)

Dial by your location

+1 312 626 6799 US (Chicago)

+1 929 205 6099 US (New York)

+1 301 715 8592 US (Washington DC)

+1 346 248 7799 US (Houston)

+1 669 900 6833 US (San Jose)

+1 253 215 8782 US (Tacoma)

Meeting ID: 816 0663 2909

Passcode: 772210

Find your local number: <https://us02web.zoom.us/j/81606632909>

Received 9:06 AM  
March 8, 2021  
Susan J. Jeanfavre  
Assistant Town Clerk

Morris Zoning Board of Appeals  
Special Minutes  
Zoom Meeting- Variance Request for 142 Island Trail  
February 24, 2021

The Meeting of the Morris Zoning Board Appeals was called to order at 7:06 PM by acting Chair Allen Bernardini.

Attendees: Allen Bernardini, Jim Wheeler, Meg Palumbo, Nancy Skilton Giles Giovanazzi, and Mark Conlon.

The Greniers with their Attorney Franklin Pilicy presented information regarding their request for a variance at 142 Island Trail. The variance the Greniers were looking for was an increase in lot coverage from 15% to 25%.

Discussion of the variance between the ZBA and the Greniers ensued.

Giles Giovanazzi made a motion to grant the variance, which would allow the Greniers up to 25% lot coverage as opposed to the 15% that was originally approved. The motion was seconded by Jim Wheeler. All ZBA members voted unanimously in favor of the variance. Variance was granted.

Meeting adjourned 7:56 PM.

Jim Wheeler  
Secretary



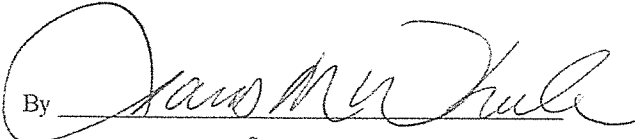
CERTIFICATE OF VARIANCE  
GRANTED BY THE MORRIS ZONING BOARD OF APPEALS  
PURSUANT TO CONNECTICUT GENERAL STATUTE SEC. 8-6

At a meeting held on February 24, 2021,

The Zoning Board of Appeals of the Town of Morris  
voted to approve the following variance:

1. Application Number: 2021-01
2. Owner(s) of Record: Roger Grenier; Mary Grenier
3. Applicant(s): Roger and Mary Grenier
4. Description of Premises: 142 Island Trail, Morris, CT
5. The provisions of the variance(s), including specific section(s) of the Morris Zoning Regulations, are as follows:  
Section 26 of the Morris Zoning Regulations stipulate a change in lot coverage from 25% maximum to 15% maximum during May of 2020. Because of the timing of the change, and the discussions prior to the change, the Zoning Board of Appeals voted unanimously to grant a variance to revert back to the 25% maximum coverage for this specific lot – one time only.  
ZBA Members were: A. Bernardini; J Wheeler; M Conlon; M Palumbo; G. Giovinazzi; N Skilton; D Galinski.

MORRIS ZONING BOARD OF APPEALS

By   
Secretary

ZONING BOARD OF APPEALS APPLICATIONS

TOWN OF MORRIS

3 East Street, P.O. Box 66, Morris, CT 06763

Date:	3/31/21	Permit #:	2021-02
Billing Name:	EDWARA J. ROICVERT		
Billing Address:	84 WEST ST.		
Property Location in Morris:			
Contact Phone Number			
Contact Cell Number	260 495 5290		

Fees listed are the minimum required and are to be paid upon receipt.

SECTION I: ZONING BOARD OF APPEALS

Zoning Board of Appeals Variance (4500-468-0)	\$ 240.00	
ZBA Surcharge (4502-475-0)	\$ 60.00	

GRAND TOTAL:	\$ 300.00
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Print 3 Copies.

Original to Treasurer with Check or Cash

1 copy to Client, 1 copy to P&Z, I/W, or ZBA

pd. 03-31-2021  
ch. # 1593 \$ 300.00

ZONING BOARD OF APPEALS APPLICATIONS  
TOWN OF MORRIS  
3 East Street, P.O. Box 66, Morris, CT 06763

APPLICATION FOR VARIANCE

Applicant EDWARD J. Boisvert Date 3/31/21

Location 84 WEST ST. Mailing Address 84 WEST ST.

Phone # 860 485 5280 MORRIS, CT. 06763

Property Owner (if not applicant) \_\_\_\_\_ Mailing Address \_\_\_\_\_

Phone # \_\_\_\_\_

STATE CLEARLY VARIANCE REQUESTED

FRONT YARD SETBACK OF 50' FOR DETACHED  
ACCESSORY STRUCTURE TO 35' FOR AN  
ADDITIONAL GARAGE BAY.

\*\*\*\*\*OVER\*\*\*\*\*

TOWN OF MORRIS  
ZONING BOARD OF APPEALS  
VARIANCE APPLICATION

Applicant: EDWARD J. BOICKER  
Location: 84 WEST ST. MORRIS CT.  
Phone #: 360 485-5280  
Owner: EDWARD BOICKER

Date: 3/31/21  
Mailing Address: 84 WEST ST.  
MORRIS CT. 06763  
Property Address: 84 WEST ST.

STATE CLEARLY VARIANCE REQUESTED

FRONT YARD SETBACK OF 50' FOR DETACHED  
ACCESSORY STRUCTURE TO 35' FOR AN  
ADDITIONAL GARAGE BAY.

The applicant shall send a copy of the Variance Application to all adjoining and adjacent property owners, via certified/return receipt mail, using form letter provided. The return receipts shall be given to the ZBA Clerk at the hearing to become a part of the applicant's file.  
A transcript of the record of the hearing may be made available upon formal request at the prevailing price.  
A Plot Plan, 24" X 36", showing grade elevations, drawn by a registered surveyor, with a photograph of the property and the land in question should be attached to this application.  
A request for postponement of the hearing shall be treated as a new Application, including all costs.

ZONING BOARD OF APPEALS-  
APPLICATION FOR VARIANCE

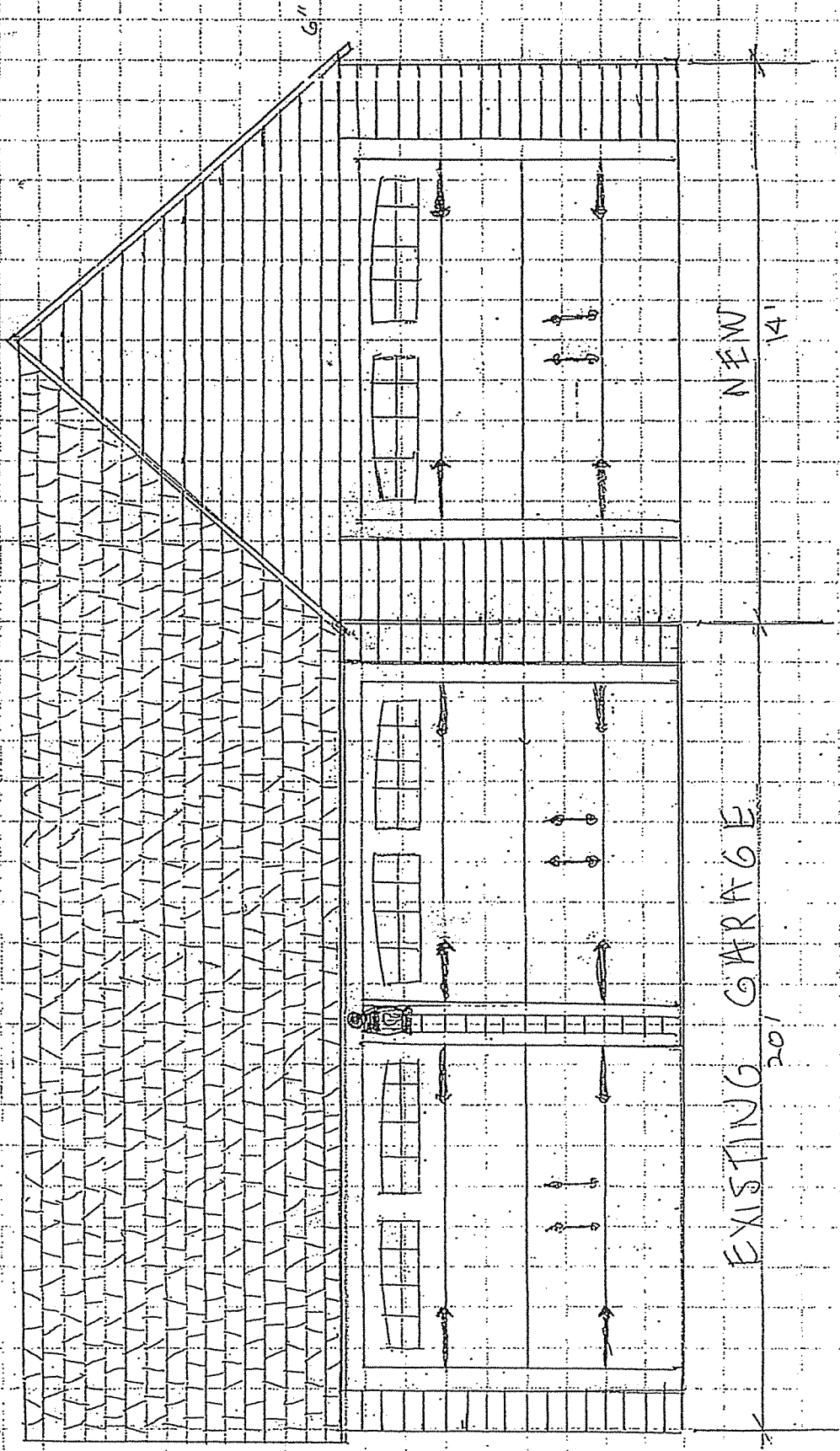
Date: \_\_\_\_\_  
Applicant: \_\_\_\_\_  
Location: \_\_\_\_\_  
Hearing Held: \_\_\_\_\_  
Action Taken: \_\_\_\_\_

FEE SCHEDULE:

All Applications to the ZBA shall include:  
A Receipt from the Town Clerk that the Fee has been paid as follows:  
(1) Appeal from Decision of ZEO-\$250.00  
(2) Application for Variance - \$250.00 <sup>500.00</sup>

PROPOSED ADDITION

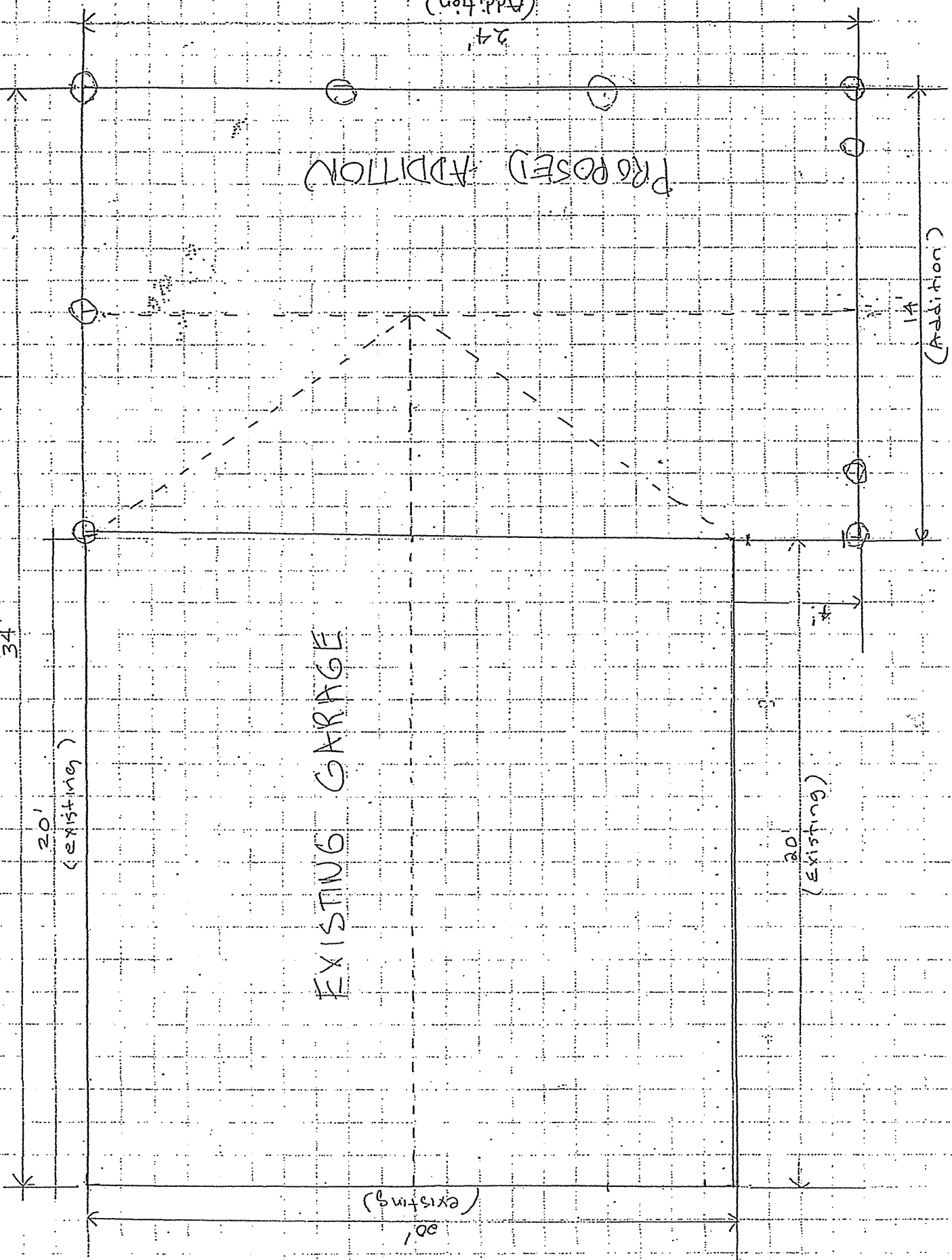
ED BOISVERT  
84 WEST ST.  
MORRIS, CT  
860-485-5280





# PROPOSED ADDITION TO GARAGE

ED BOISVERT  
34 WEST ST  
MORRIS, CT



EXISTING GARAGE

PROPOSED ADDITION

34'

20'

(existing)

20'

(existing)

24'

(Addition)

6\" post

8\" PITCH on ROOF

10\" SOWTHUBS

14'

(Addition)

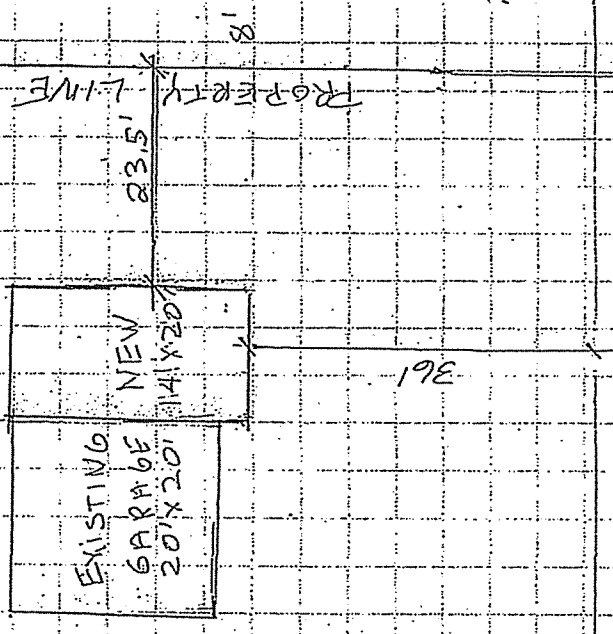
20'

(existing)

# PLOT PLAN

114 BOISVERT  
184 WEST ST  
MORRIS, CT  
860-485-5280

TOWNE FARM DRIVEWAY



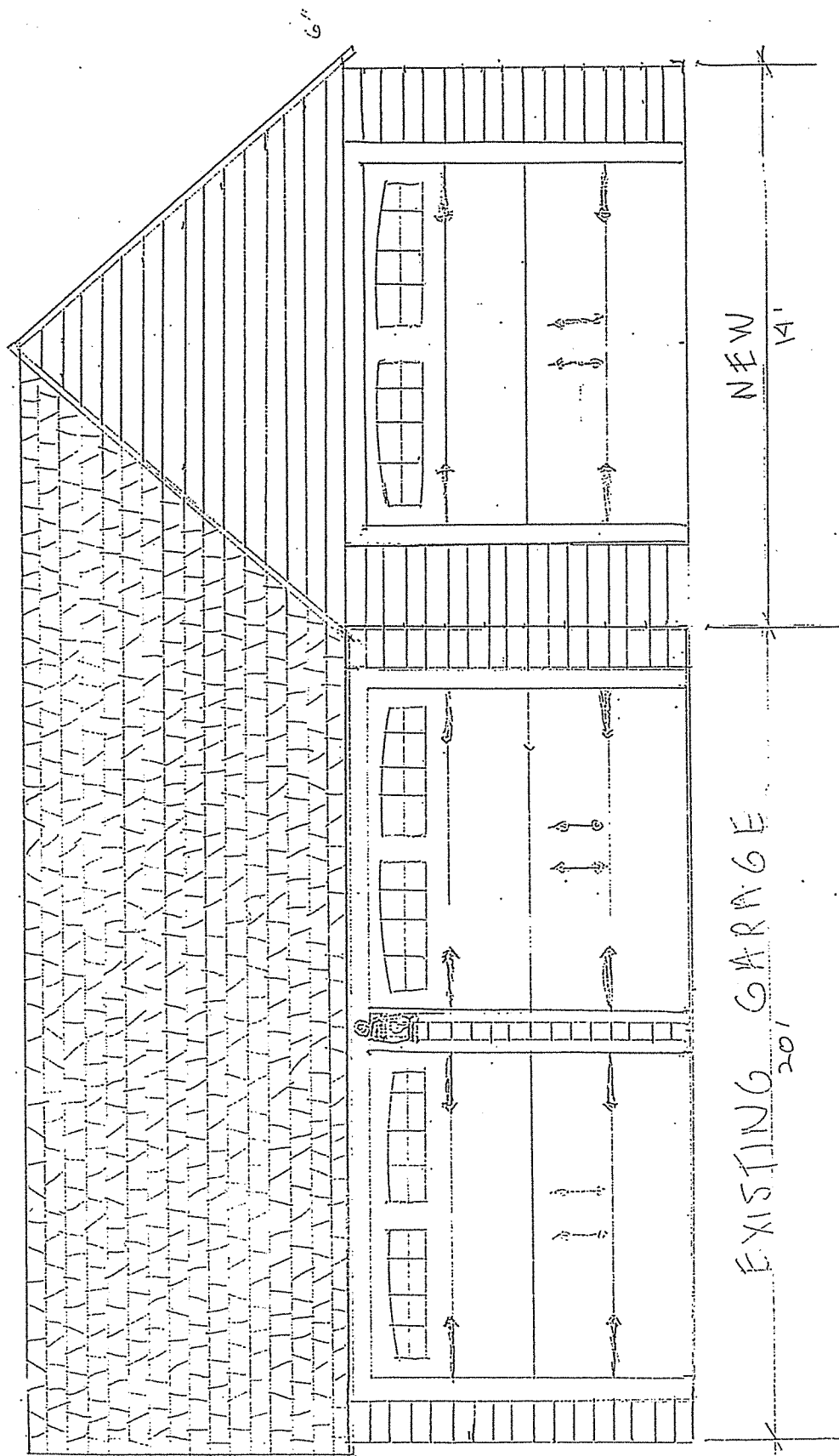
STATE RIGHT  
STUDY  
33

100' ±

5'-79-5"

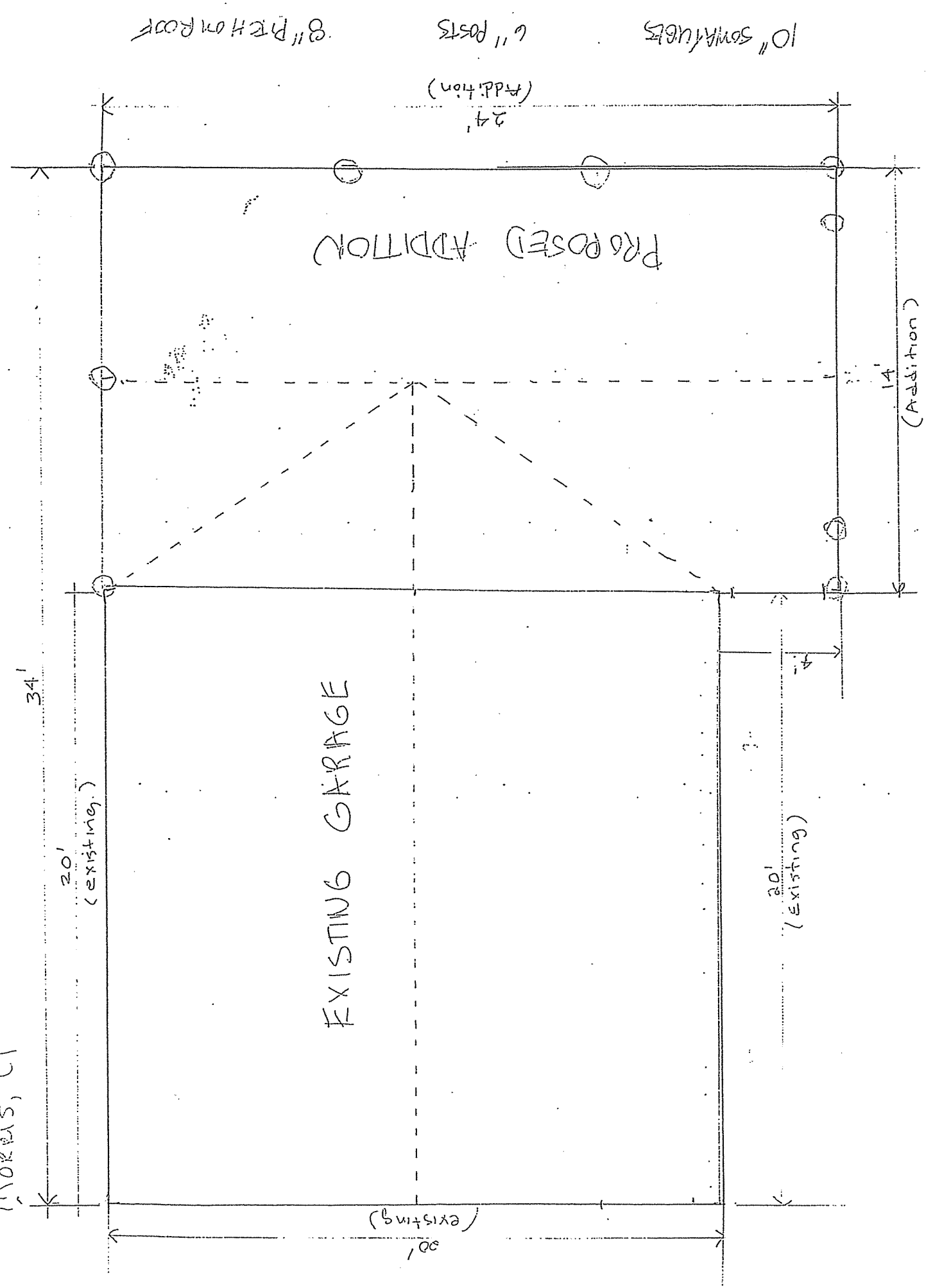
PROPOSED ADDITION

ED BOISVERT  
84 WEST ST.  
MORRIS, CT  
860-485-5280



# PROPOSED ADDITION TO GARAGE

ED BOISVERT  
84 WEST ST.  
MORRIS, CT

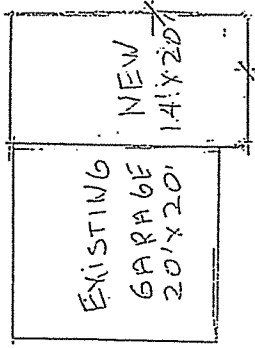


# PLOT PLAN

ED BOISVERT  
84 West St  
MORRIS, CT  
860-485-5280

TOWNE FARM DRIVEWAY

PROPERTY LINE



STATE RIGHT  
33'

RT 100

152 = 5"