

**LEGAL NOTICE
TOWN OF SHERMAN
ZONING BOARD OF APPEALS**

The Zoning Board of Appeals of the Town of Sherman CT has scheduled the following Public Hearings to take place on Tuesday, September 2, 2025, beginning at 7:00 pm. at Mallory Town Hall for consideration of the following Cases:

ZBA CASE # 771- 1 Echo Lane North- (M.-52, L.- 28) Eric Meyers & Jacqueline Kelian - PROPOSED:

Renovations and new construction within the pre-existing, non-conforming dwelling footprint location to raise the roof height from 5',10" to 13', 6" to improve run off. Reference to Section 384- Non-Conformity, Other than use for a bulk area increase within an existing footprint of the dwelling.

Northern Property Line:

1. Requesting Variance of Section 332.5, Minimum Setback Requirements, Side Property Line from 25' to 4.88'.
2. Requesting Variance of Section 332.5, Minimum Setback Requirements, Side Property Line from 25' to 6.58'.
3. Requesting Variance of Section 332.5, Minimum Setback Requirements, Side Property Line from 25' to 10.39'.

Eastern Property Line:

1. Requesting Variance of Section 332.5, Minimum Setback Requirements, Front Property Line from 50' to 36.41'.

All in accordance with submitted building plans entitled: "Meyers Residence, Additions & Renovations 1 Echo Lane North, Sherman, CT; Drawing List Project Notes" (nine pages), prepared by: Kevin Quinlan Architecture, dated: June 25, 2025. Shown within the exact existing footprint shown on submitted A-2 Survey entitled; "Lot 1- Candlewood Echoes- Squantz Bay, Zoning Location Survey Prepared for Eric Meyers & Jacqueline Kelian Meyers 1 Echo Lane North, Sherman, CT" Dated: June 25, 2025. Prepared by: Robert L. Hock, Licensed Land Surveyor. Zone B.

ZBA CASE # 772- 19 Orchard Rest Road (M.-63, L.-5) Robert W. Putnam- PROPOSED: Renovations and new construction to a pre-existing non-conforming detached garage to allow a 4' addition along the Northern Property Line, and a roof height increase of 4' to improve run-off . Reference to Section 384- Non-Conformity, Other Than Use- for a bulk area increase within an existing footprint of a pre-existing detached garage.

1. Requesting Variance from Section 332.5 Minimum Setback Requirements- Front Property Line Setback: from 50'to 38, 5'.
2. Requesting Variance from Section 332.5 Minimum Setback Requirements- Side Property Line Setback: from 25' feet to 9.2'.

All in accordance with submitted building plans entitled; "Proposed Detached Garage, 19 Orchard Rest Road".

Prepared by: Seventy2 Architects. Dated: July 29, 2025. As shown in the exact footprint location shown on submitted A-2 survey entitled; "Proposed Garage Addition, Zoning Location Survey Prepared for Robert W. Putnam, 19 Orchard Rest Road, Town of Sherman, Fairfield County, CT". Last revised: August 5, 2025. Prepared by: Sydney A. Rapp, Land Surveying, P.C. Zone B.

At this hearing, interested parties may appear and be heard and written correspondence can be received.

Dated at Sherman, Connecticut this 13th day of August, 2025 Kenric Gubner, Chairman