

**ZONING BOARD OF APPEALS  
September 28, 2023  
TOWN OF EAST HARTFORD  
740 MAIN STREET  
EAST HARTFORD, CT 06108**



**REGULAR MEETING**

The Regular Meeting of the Zoning Board of Appeals was called to order by Vice-Chairman Harrison Amadasun at 7:10 p.m. in the Community Cultural Center auditorium.

**PRESENT:** Members: Fady El-Hachem, Harrison Amadasun, Daron Ross, and Erwin Hurst Sr.

**Also Present:** Vilma de Leon, Assistant Zoning Enforcement Official and Juliet Relph, Clerk

**ABSENT:** James McElroy, David Repoli (excused)

Pledge of Allegiance led by Vice-Chairman Harrison Amadasun

**I. VICE-CHAIRMAN** Harrison Amadasun – Called meeting to Order – 7:10 p.m.

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

1. VN Family Property, LLC, 110 Main Street, Zone B-1 Business. Application for appeal of the order of the Assistant Zoning Enforcement Official to Cease and Desist the operation of a rooming house, a Barber Shop, a Spa and a Nail Salon, a violation of Section 3.2 – Business Zones and Uses and Section 3.2.B.3/Section 6.5.A.1 – Personal Service Establishments Type 2 of the Zoning Regulations. **[Withdrawn by the applicant]**
2. Jeffrey Zoufaly, Agent of Kia of East Hartford, 99 Ash Street, Zone B-2 Business. Application for a variance from Section 7.1.E.3 – Ground Signage, to increase the height of the ground sign from 15 feet in height to 20 feet in height. **[Withdrawn by the applicant]**
3. Curtis J. D’Addario Sr., 117 Burnside Avenue, Zone B-2 Business. Application for a variance from Section 3.4.C –Yard Setbacks, to reduce the required side yard setback of the westerly property line from 5 feet to 1.8 feet.

**III. HEARINGS DISCUSSIONS AND BOARD DECISIONS:**

**The Vice Chairman stated that there is not a full board to vote and the parties have an option of postponing until next meeting. If they choose to go forward, they can appeal but not because of the fact that there are only 4 members.**

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4. Curtis J. D’Addario Sr., 117 Burnside Avenue, Zone B-2 Business. Application for a variance from Section 3.4.C –Yard Setbacks, to reduce the required side yard setback of the westerly property line from 5 feet to 1.8 feet. [**Postponed until next meeting, October 26, 2023 by the request of the Owner**]

**IV. OLD BUSINESS – None**

**V. NEW BUSINESS - None**

**VI. MISCELLANEOUS – None**

**VII. APPROVAL OF ZBA MINUTES FOR July 27, 2023**

Fady El-Hachem made a motion to approve the minutes and Seconded by Daron Ross.  
Vote 4-0

**VIII. PAYMENT OF BILLS**

**A. Payment of Clerk - \$100.00**

Fady El-Hachem made a motion to remit payment to the clerk. Seconded by Erwin Hurst, Sr.  
Vote 4-0

**IX. ADJOURNMENT - There being no further business –**

Daron Ross made a motion to adjourn at 7:20pm – Seconded by Erwin Hurst, Sr.  
Vote 4-0

The next regular meeting of the Zoning Board of Appeals is scheduled for Thursday, October 26, 2023.

Respectfully submitted by: Juliet Relph, Clerk.