

**ZONING BOARD OF APPEALS  
September 29, 2022  
TOWN OF EAST HARTFORD  
740 MAIN STREET  
EAST HARTFORD, CT 06108**

*Robert J. Park*

2022 OCT -3 PM 3:17

TOWN CLERK  
EAST HARTFORD



**REGULAR MEETING**

The Regular Meeting of the Zoning Board of Appeals was called to order by Chairman James McElroy at 7:00 p.m. in the Town Council Chambers.

**PRESENT:** Members: James McElroy, Fady El-Hachem Timothy Siggia, and Harrison Amadasun.

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

**ABSENT:** David Repoli

Pledge of Allegiance led by James McElroy.

**I. CHAIRMAN** James McElroy – Called meeting to Order – 7:00 p.m.

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

1. Humberto Romero, 1 Saint Regis Street, requests a variance from Section 214.2(e), to permit a garage of 576 sq. ft., 408 sq. ft. over what is permitted. (Zone R-4).

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

1. Humberto Romero, 1 Saint Regis Street, requests a variance from Section 214.2(e), to permit a garage of 576 sq. ft., 408 sq. ft. over what is permitted. (Zone R-4).

Mr. Romero would like to build a garage of 576 sq. ft., 408 sq. ft. over what is permitted in Zone R-4. A shed was built but was destroyed when a tree fell on it. He would like to replace with a garage for storage since the house is very small. In the meantime, items are stored on the porch and some in the house. The driveway will be the entrance to the garage.

It was asked if the foundation was made larger and was there a permit. The Town requires 6 ft. from property line. Mr. Romero is also in the process of getting a permit for the garage.

Herberto Soto, the tenant of this property, spoke in favor of the petition.

Vilma de Leon, Assistant Zoning Enforcement Official, attended a Planning and Zoning Commission meeting. The Town is working on the revision of the zoning regulations. The permitted size of the accessory building is going to change to 600 sq. ft., no matter the size of the house.

**Mr. Harrison Amadasun made a motion to approve the application permitting a garage of 576 sq. ft., 408 sq. ft. over what is permitted and Seconded by Tim Siggia. Variance approved 4-0.**

**IV. OLD BUSINESS - NONE**

**V. NEW BUSINESS**

Vilma de Leon, Assistant Zoning Enforcement Official, submitted a new map for a DMV Auto-repair license at 97 Tolland Street, to be signed by the Chairman. The business has been existing before and they are just changing the ownership.

**VI. APPROVAL OF ZBA MINUTES FOR August 25, 2022**

**Fady El-Hachem made a motion to approve the minutes. Seconded by Harrison Amadasun. Vote 4-0**

**VII. PAYMENT OF BILLS**

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

**Fady El-Hachem made a motion to remit payment to the clerk. Seconded by Harrison Amadasun. Vote 4-0**

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

**Mr. Siggia made a motion to adjourn at 7:25pm – Seconded by Mr. Amadasun. Vote 4-0**

The next regular meeting of the Zoning Board of Appeals is scheduled for Thursday, October 27, 2022.

Respectfully submitted by Juliet Relph, Clerk.