

**AGENDA
ZONING BOARD OF APPEALS
LINCOLN CENTER HEARING ROOM
AND VIRTUALLY VIA ZOOM
SEPTEMBER 22, 2021
7:00 P.M.**

This meeting will be held both in person and virtually, via Zoom. Individuals who wish to speak at or attend the virtual meeting must complete a Request to Speak form, available at <https://manchesterct.seamlessdocs.com/f/RequestToSpeakPlanning>, by 4:00 p.m. on the day of the meeting. These individuals will need to join the Zoom meeting and will be allowed to speak when directed by the Chairman. Zoom meeting information will be sent to individuals who complete a Request to Speak form. Only individuals who complete a Request to Speak form will be allowed to join the Zoom meeting. A physical location and electronic equipment will be provided for the public to use if a written request is received at least 24 hours in advance, via email to pzccomments@manchesterct.gov, or by mail to the Planning Department, 494 Main Street, P.O. Box 191, Manchester, CT 06045-0191.

A. PUBLIC HEARINGS

CHRISTOPHER BRUCKNER – application #2021-065 – Request a variance of Art. II, Sec. 4.01.01 to allow a deck 3.33 ft. from the side property line (10 ft. required) at 14 Welcome Place, Residence A zone.

MASUDOR MD RAHMAN – application #2021-066 – Request variances of Art. IV, Sec. 9.03.02 to allow 7 parking spaces (20 parking spaces required); of Art. IV, Sec. 9.02.10 to allow 11 +/- ft. driveway width (16-24 ft. required); of Art. II, Sec. 9.07.01 to allow no landscaped buffer (8-foot landscaped buffer required); and of Art. II, Sec. 9.07.01 to allow no new fence adjacent to the existing adjacent property wood fence (4-foot lightproof wood fence required adjacent to residential use) at 9 Delmont Street, Business II, Residence A, and Design Overlay zones.

B. BUSINESS MEETING

1. Consideration of Public Hearings
2. Approval of Minutes
 - July 28, 2021 – Public Hearing, Business Meeting
3. Acceptance of New Applications
4. Other Business