

**NOTE TO APPLICANTS:** This agenda is considered tentative and may be revised at any time prior to the meeting. Applicants are advised to be present at 7:00 p.m. Final agendas will be available at the meeting.

## **AGENDA**

### **WINDSOR BOARD OF ADJUSTMENT TOWN HALL, 301 WALNUT STREET THURSDAY, JANUARY 28, 2010**

#### **BOARD ROOM 7:00 P.M.**

Chairman, Danny Horner presiding.

1. Call to order
  - a. Roll call
  - b. Reading of the statement of the documents to be entered into the record
2. **PUBLIC INVITED TO BE HEARD**
3. Approval of the minutes of December 8, 2009
4. Continued from December 8, 2009 Board of Adjustment meeting - Variance of Municipal Code Section 16-12-40 Building Location in the Single Family Residential (SF-1) zoning district - 500 Oak Street – Gus Pantelopoulos, applicant/Kevin Lueck of Lueck Construction, applicant’s representative – D. Aungst
  - a. Motion to open public hearing to receive evidence and comment regarding the variance request and second
  - b. Presentation of variance request by applicant
  - c. Receipt of any comments from the public regarding the variance request
  - d. Staff report and recommendation
  - e. Questions and answers to/from BOA members to/from applicant, public, staff, legal counsel
  - f. Motion to close public hearing and second
  - g. Motion on variance and second
  - h. Board discussion
  - i. Board action on variance request
5. Variance of Municipal Code Section 16-12-40 pertaining to Building Location in the Single Family Residential (SF-1) zoning district – 222 Elm Street – Michael DeShazo, applicant – D. Aungst
  - a. Motion to open public hearing to receive evidence and comment regarding the variance request and second
  - b. Presentation of variance request by applicant
  - c. Receipt of any comments from the public regarding the variance request
  - d. Staff report and recommendation
  - e. Questions and answers to/from BOA members to/from applicant, public, staff, legal counsel

- f. Motion to close public hearing and second
  - g. Motion on variance and second
  - h. Board discussion
  - i. Board action on variance request
6. Election of Officers (Chairman, Vice-Chairman and Secretary) for the 2010 Calendar Year – J. Plummer
  7. Communications from the Board of Adjustment
  8. Communications from the staff
  9. Adjourn

**STATE LAW DICTATES THAT A FAVORABLE VOTE OF 4 OUT OF 5 MEMBERS OF THE BOARD OF ADJUSTMENT IS REQUIRED TO GRANT ANY VARIANCE. A SIMPLE MAJORITY VOTE IS NOT SUFFICIENT.**

Applicants may discuss the variance request and the recommendations with staff during normal business hours of 8:00 a.m. to 5:00 p.m., Monday through Friday, except holidays. For the convenience of the applicants, appointments are recommended.

Upcoming Meeting Dates

<u>Thursday, January 28, 2010</u>	7:00 P.M.	Regular Board of Adjustment Meeting*
<u>Thursday, February 25, 2010</u>	7:00 P.M.	Regular Board of Adjustment Meeting*
<u>Thursday, March 25, 2010</u>	7:00 P.M.	Regular Board of Adjustment Meeting*
<u>Thursday, April 22, 2010</u>	7:00 P.M.	Regular Board of Adjustment Meeting*

\* All regular meetings of the Board of Adjustment are subject to the receipt of an item of business to be placed on the meeting agenda.