

**LEGAL NOTICE
TOWN OF BERLIN**

ACTIONS TAKEN BY THE TOWN OF BERLIN ZONING BOARD OF APPEALS

At its regular meeting of September 26, 2023, the Berlin Zoning Board of Appeals took the following actions:

ZBA #2023-11, #2023-12 653 Edgewood Road MBL 25-1-17-37

Voted unanimously to approve the applications of Ruslan and Jessica Lavriv for 1) a variance for a front yard setback of 70 feet for a covered front porch addition and 2) a variance for a front yard setback of 72 feet for a garage addition.

ZBA #2023-13 1474 Berlin Turnpike MBL 18-3-3-18E

Voted unanimously to approve the application of Timothy Sullivan Esq. representing The Pine Loft LLC for a sale of alcoholic beverages location approval for outdoor patio restaurant liquor permit.

ZBA #2023-14 1041-1055 Farmington Avenue MBL 9-4-84-2B

Voted unanimously to approve the application of Peter J. LaPointe, Colvest/Kensington LLC for a variance to relocate a free-standing sign for Starbucks 29 feet from the building.

ZBA #2023-15 100 Harding Street MBL 9-1-28-27

Voted unanimously to approve the application of Robert Manzo, Catching Instruction LLC for a use variance for an indoor baseball training facility at property owned by 100 Harding Holdings Inc.

ZBA #2023-16 658 Berlin Turnpike Map 10-4-83C-52

Voted unanimously to approve with conditions the application of Giovanni Gomez, Car Guys Automotive LLC for a motor vehicle use location approval for a Used Car Dealer and General Repairers license at property is owned by Cisaltina Viveiros.

Dated this 28th day of September, 2023 at Berlin, CT.

Christine Mazzotta, Secretary – Zoning Board of Appeals

Posted with the Berlin Town Clerk: September 28, 2023

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