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TOWN OF NORTH BRANFORD

TOWN HALL, 909 FOXON ROAD, NORTH BRANFORD, CONNECTICUT 06471
Building Department (203) 484-6008 Engineering Department (203) 484-6009 Planning & Zoning (203) 484-6010
Department Fax (203) 484-6018

AGENDA **REGULAR MEETING** **NORTH BRANFORD ZONING BOARD OF APPEALS** **Monday, October 20, 2025** **7:00 p.m.** **Town Hall, 909 Foxon Road**

1. CALL TO ORDER
2. ROLL CALL
3. PLEDGE OF ALLEGIENCE
4. MINUTES - Meeting of July 21, 2025, September 15, 2025
5. PUBLIC HEARING AND POSSIBLE ACTION ON PUBLIC HEARING ITEMS:
 - A. **Appl. #2025-6, 630 Forest Road** – Appeal of Zoning Enforcement Officer's (ZEO) cease and desist order of July 11, 2025 regarding commercial uses at the property. **Owner: Mary Ferraro Family Trust/Applicant: Timothy J. Lee, Esq.**
 - B. **Appl. #2025-7, 3 Lakeview Drive** – requesting a variance of Section 24, Schedule B, Line 7.1 – to reduce the front property line setback to 14' where 50' is required, for placement of a 11' x 13' greenhouse. **Owner/Applicant: Cynthia & Kenneth Szombathy**
6. OTHER BUSINESS
7. ADJOURNMENT