NOTICE OF DECISIONS

The Zoning Board of Appeals of the Town of Trumbull, after public hearing thereon, has taken action on August 5, 2026, with respect to the applications as follows:

176 Hilltop Circle. Paul MacKnight is appealing the decision of the zoning enforcement officer's denial of a building permit to construct a portico over the front steps of the home in Residential Zone AA, that would require variance approval under Article III of the Trumbull Zoning Regulations since the portico would encroach on the 50' front lot setback requirement. **APPROVED**

Application 26-15: 10 Crown Street. Robert Duva for Paul Lakeland & Beth Palmer. The applicant is requesting a 12,892 sq. ft. lot size variance, where 21,780 sq. ft. is required; 10,570 sq. ft. exists; and 8888 sq. ft. is proposed to convey 1682 sq. ft. to the abutting lot at 53 Middlebrooks Avenue in Residential Zone A under Article III of the Trumbull Zoning Regulations. **APPROVED**

Application 26-16: 161 & 163 Pinewood Trail. George Lewis. The applicant is requesting a .10 variance for maximum floor area ratio, where .29 is the maximum and .39 is proposed and a 10.1' side lot setback variance, where 20' is required and 9.9' is proposed to combine 161 & 163 Pinewood Trail and connect both existing homes to create one single family home in Residential Zone AA under Article III of the Trumbull Zoning Regulations. **APPROVED**

Application 26-17: 34 Wesley Drive. Nicholas Montanaro. The applicant is requesting a 15' side lot setback variance, where 25' is required and 10' is proposed to construct an inground pool and a 35' rear lot setback variance, where 50' is required and 15' is proposed to construct a 600 sq. ft. pavilion in Residential Zone A under Article III of the Trumbull Zoning Regulations. **APPROVED WITH CONDITIONS**

Application 26-18: 93 Broadway. Fred D'Amico for Jose Parra. The applicant is proposing to subdivide the lot. Lot #2 will become an interior lot, making both existing structures non-conforming. The applicant is requesting a 46' side lot setback where 50' is required and 4' is proposed; a .8' side lot setback variance, where 50' is required and 49.2' is proposed; a 6.1' rear lot setback variance, where 50' is required and 43.9' is proposed and a 12' front lot setback variance, where 50' is required and 38' is proposed in Residential Zone A under Article III, section 9 of the Trumbull Zoning Regulations. **APPROVED WITH CONDITIONS**

Application 26-19: 84 Ridgeview Avenue. Steven Keedle for Cynthia & Richard Istvan. The applicant is requesting a 10' front lot setback variance, where 50' is required and 40' is proposed and a 195 sq. ft. variance for an accessory apartment, where 645 sq. ft. is allowed and 840 sq. ft. is proposed in Residential Zone A under Article I, section 1.2 and Article III of the Trumbull Zoning Regulations. **APPROVED**

Effective Date of Action has been set for August 22, 2026.

Dated at Trumbull, CT this 6th day of August 2026 by Abigail Farrell, Clerk