

#033-23

Application # .

CITY OF STAMFORD  
ZONING BOARD OF APPEALSStamford Government Center  
888 Washington Blvd.  
P.O. Box 10152  
Stamford, CT 06904-2152

Telephone 203.977.4160 - Fax 203.977.4100 - E-mail mjjudge@stamfordct.gov

PLEASE PRINT ALL INFORMATION IN INK

1. I/we hereby apply to the Zoning Board of Appeals for:

☒ Variance(s)☐ Special Permit☐ Appeal from Decision of Zoning Enforcement Officer☐ Extension of Time☐ Gasoline Station Site Approval☐ Motor Vehicle Approval:New Car Dealer ☐ Used Car Dealer ☐ General Repairer ☐ Limited Repairer ☐

2. Address of affected premises:

106 BOUTON STREET WEST

06907

street

zip code

Property is located on the north ☒ south ☐ east ☐ west ☐ side of the street.

Block: 380

Zone: R-10

Sewered Property ☒ yes ☐ noIs the structure 50 years or older ☒ yes ☐ No

Corner Lots Only: Intersecting Street:

MINIVALE ROAD

Within 500 feet of another municipality:

No ☒ Yes ☐ Town of

3. Owner of Property:

DAVID &amp; TANYA HEIGEL

Address of Owner:

106 BOUTON ST W.

Zip 06907

Applicant Name:

DAVID &amp; TANYA HEIGEL

Address of Applicant

106 BOUTON ST. W.

Zip 06907

Agent Name:

DAVID &amp; TANYA HEIGEL

Address of Agent:

106 BOUTON ST. W.

Zip 06907

EMAIL ADDRESS:

TANO13@AOL.COM

(Must be provided to receive comments from letters of referral)

Telephone # of Agent

203-536-4913

Telephone # of Owner

203-536-4913

(CONTACT IS MADE WITH AGENT IF ONE)

4. List all structures and uses presently existing on the affected property:

EXISTING SINGLE FAMILY RESIDENCE

5. Describe in detail the proposed use and give pertinent linear and area dimensions:

PROPOSED 5'-3" x 31'-3" COVERED LANDING AND

PROPOSED 21'-6 3/4" x 12'-5 3/4" SECOND STORY BUILDING  
ADDITION OVER EXISTING BUILDING FOOT PRINT

VARIANCES (complete this section for variance requests only) See a Zoning  
Enforcement Officer for help in completing this section

Variance(s) of the following section(s) of the Zoning Regulations is requested  
(provide detail of what is sought per the applicable section(s) of the Zoning Regulations):

VARIANCES OF TABLE III, APPENDIX 'B' FRONT STREET LINE

AND STREET CENTER ARE REQUESTED FOR PROPOSED SECOND (2ND)

STORY BUILDING ADDITION. IF APPROVED 2ND STORY ADDITION

WILL BE (A) 29.5' TO THE STREET LINE IN LIEU OF THE 40' MIN ALLOWED

AND 59.5' TO THE STREET CENTER IN LIEU OF THE 65' MIN ALLOWED

PROPOSED COVERED LANDING WILL BE (C) 39.4' TO THE STREET LINE  
IN LIEU OF THE 40' MIN ALLOWED. \*STREET WIDTH IS 60' SO  
NO STREET CENTER VARIANCE IS REQUESTED FOR COVERED LANDING\*

ZONING ENFORCEMENT APPROVAL  
For Submission To Zoning Board Of Appeals

Sheet 1 of 1  
Authorized Signature  Date 8/17/23

DO NOT WRITE ON BACK OF PAGE

Variances of the Zoning Regulations **may** be granted where there is unusual hardship in the way of carrying out the strict letter of the Regulations solely with respect to a parcel of land where conditions especially affect such parcel but do not affect generally the district in which it is situated. In your own words:

A. Describe the unusual hardship in being unable to carry out the strict letter of the Zoning Regulations:

EXISTING HOUSE PLACEMENT, LOT CONFIGURATION AND  
BEING DESIGNATED AS A CORNER LOT

B. Explain why the variance(s) is/are the minimum necessary to afford relief:

PROPOSED BUILDING ADDITION IS OVER THE EXISTING BUILDING  
FOOT PRINT THE PROPOSED COVERED LANDING IS THE MINIMUM WIDTH  
TO BE FUNCTIONAL

C. Explain why granting of the variance(s) would not be injurious to the neighborhood.

IF THE SUBJECT PROPERTY WAS A TYPICAL RECTANGLE OR SQUARE IN  
SHAPE WITH NO CURVED BOUNDARY LINE THEN THEORETICALLY NO  
VARIANCES WOULD BE NEEDED

#### **SPECIAL PERMIT**

(Complete this section **only** for special exceptions)

SPECIAL EXCEPTION is requested as authorized by Section(s) \_\_\_\_\_ of  
the Zoning Regulations.

Provide details of what is being sought:

#### **MOTOR VEHICLE APPLICATIONS**

(Complete this section only for Motor Vehicle/Service Dealers Applications) Provide  
details of what is being sought.

**APPEALS OF THE DECISION OF THE ZONING ENFORCEMENT OFFICER**

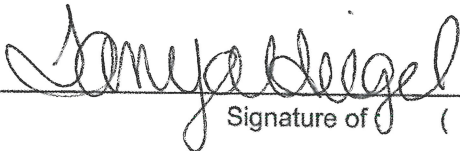
(Complete this section **only** for appeals of zoning enforcement officer decision)

DECISION OF THE ZONING ENFORCEMENT OFFICER dated \_\_\_\_\_ is appealed because:

---

---

**SIGNATURE REQUIRED FOR ALL APPLICATIONS**



Signature of ☐ Agent

☒ Applicant

☐ Owner

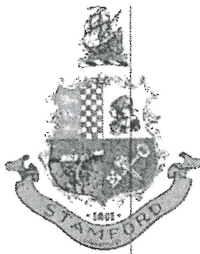
Date Filed: 8-30-23

Zoning Enforcement Officer Comments:

---

**DO NOT WRITE ON BACK OF PAGE**





**CITY OF STAMFORD  
ZONING BOARD OF APPEALS**

**APPLICATION PACKET**

Board Members  
**Joseph Pigott, Chair**  
**Claire Friedlander**  
**Lauren Jacobson**  
**George Dallas**

Alternate  
**Ernest Matarasso**  
**Matthew Tripolitsiotis**  
**Jeremiah Hourihan**

Land Use Administrative Assistant  
**Mary Judge**

**ALL APPLICANTS MUST MAKE AN APPOINTMENT WITH THE ZONING  
ENFORCEMENT OFFICE FOR PLAN REVIEW OF ZBA APPLICATIONS AT  
LEAST TWO WEEKS PRIOR TO THE APPLICATION DEADLINE.**

Zoning Enforcement: \_\_\_\_\_ Date: \_\_\_\_\_

8/30/23

Is the project situated in the coastal boundary? Yes ( ) No (X)

Is the project exempt from the coastal regulation?  
Yes ( ) Exemption # \_\_\_\_\_ No ( ) N/A ( )

Environmental Protection: \_\_\_\_\_ Date: \_\_\_\_\_

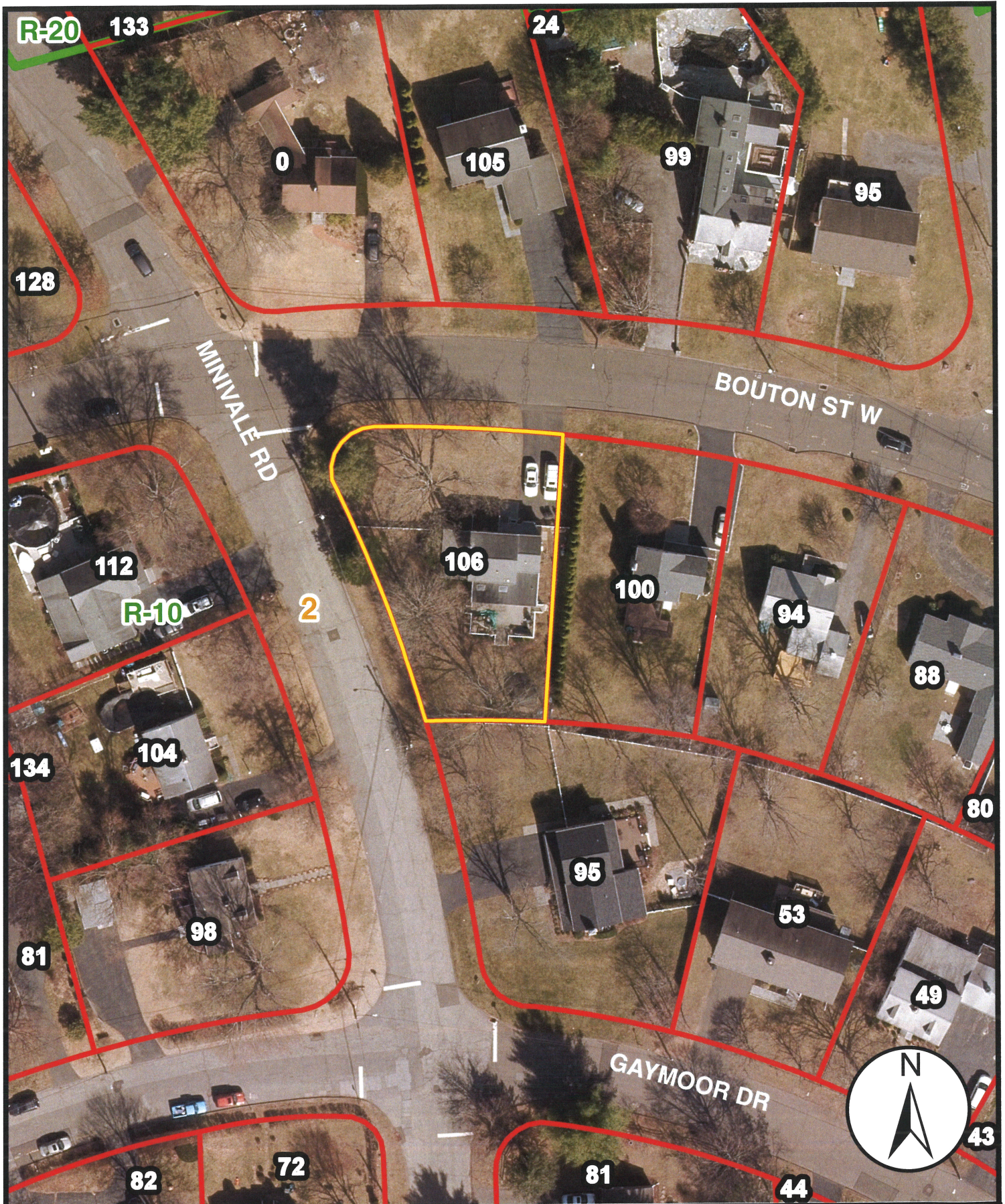
CAM Review by: Zoning Board

☐

ZBA

☐





**ZBA Application #033-23**  
**106 Bouton Street West**

Date: 9/12/2023

1 inch = 58 feet

