**TOWN OF BERLIN ZONING BOARD OF APPEALS**

**Regular Meeting Agenda October 25, 2022 7:00 p.m.**

The Berlin Zoning Board of Appeals will hold a regular meeting with Public Hearings on Tuesday, October 25, 2022

at 7:00 p.m. in Town Council Chambers, Berlin Town Hall, 240 Kensington Road, Berlin, CT.

Interested parties may join and participate in person or remotely by video or telephone as provided below.

1. **Call to Order**
2. **Public Hearings:**
3. **ZBA 2022-12, 797 Farmington Avenue, Map 9-1 Block 28 Lot 31B**

Alen Cecunjanin is requesting a modification to an existing sales of alcoholic beverages location approval to allow a restaurant with patio liquor permit per Berlin Zoning Regulations §XI.B at property in the CCD-2 zone.

1. **ZBA 2022-09, 266 Lower Lane, Map 15-2 Block 91 Lot 70**

Joseph Ranniello is appealing per Berlin Zoning Regulations §XV.A.1., the determination of the Town Planner/Zoning Enforcement Officer regarding number of dwelling units permitted at the existing house in the R-11 zone. (Opened 6-28-2022/ Continued from 7-19-2022 and 9-27-2022 meeting)

1. **ZBA 2022-15, 0 Chamberlain Highway, Map 14-1 Block 12 Lot 13**

Kazimierz Karwowski is appealing per Berlin Zoning Regulations §XV.A.1., the order of the Zoning Enforcement Officer regarding commercial vehicles and equipment on the vacant residential property in the R-21 zone.

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1. **Adjournment**

**Join Zoom video conference:\*** *\*Data and toll charges may apply*

<https://town-berlin-ct-us.zoom.us/j/8140556035?pwd=YU0xb1J2Yyt4RDVLUkRIbFpFTFRuQT09>

**Or join by phone:\*** 1 929 205 6099 Meeting ID: 814 055 6035 Passcode: 488321