

**AGENDA  
ZONING BOARD OF APPEALS  
LINCOLN CENTER HEARING ROOM  
AND VIRTUALLY VIA ZOOM  
APRIL 26, 2023  
7:00 P.M.**

This meeting will be held both in person and virtually, via Zoom. Individuals who wish to speak at or attend the virtual meeting must complete a Request to Attend Virtually form, available at <https://manct.us/meeting> by 4:00 p.m. on the day of the meeting. These individuals will need to join the Zoom meeting and will be allowed to speak when directed by the Chairman. Zoom meeting information will be sent to individuals who complete a Request to Attend Virtually form. Only individuals who complete a Request to Attend Virtually form will be allowed to join the Zoom meeting. A physical location and electronic equipment will be provided for the public to use if a written request is received at least 24 hours in advance, via email to [pzccomments@manchesterct.gov](mailto:pzccomments@manchesterct.gov), or by mail to the Planning Department, 494 Main Street, P.O. Box 191, Manchester, CT 06045-0191.

**A. PUBLIC HEARINGS**

**JESSE FERNANDEZ** – application #ZSE-0001-2022 (*Continued from March 29, 2023*) – Request a special exception under Art. II, Sec. 26.04 to allow a child day care center at 346 Middle Turnpike West, Form-Based zone.

**JAMES GRADY** – application #VAR-0048-2023 – Request a variance from Art. II, Sec. 1.03.04(c) to allow a garage approximately 7 feet from the side property line (8 feet required) at 16 North Elm Street, Residence B zone.

**MANCHESTER PUBLIC SCHOOLS** – application #VAR-0047-2023 – Request variances from Art. IV, Sec. 13.06.01 and 13.09 for the height of signage and for use of an electronic message board in a residential zone at 134 Middle Turnpike East, Residence A and Residence B zones.

**B. BUSINESS MEETING**

1. Consideration of Public Hearings
2. Determination on Acceptance of Application VAR-0049-2023
  - **ORFORD VILLAGE HOUSING DEVELOPMENT CORPORATION** – application #VAR-0049-2023 – Request a use variance from Art. II, Sec. 4.01 to construct 4 senior multi-family units at 190 North Elm Street, Residence A zone.
3. Approval of Minutes
  - March 29, 2023 – Public Hearing, Business Meeting

4. Acceptance of New Applications

5. Other Business

- Upcoming Training Opportunities