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TOWN OF PLYMOUTH ZONING BOARD OF APPEALS

Town Hall 80 Main Street
Terryville, Connecticut 06786
Telephone 860-585-4043
www.plymouthct.gov

AGENDA REGULAR MEETING Tuesday, August 26, 2025

Time: 7:00 PM
Assembly Room, Town Hall
80 Main Street
Terryville, Connecticut

1. Call to Order.
2. Attendance.
3. Public Introduction by The Chairman
4. Public Comment: Requested limit of no more than 3 minutes in duration. Note: public comment is for non-agenda topics; for agenda related items, comments need to be made during agenda item discussion for that comment to be part of the record on the item.
5. Public Hearing on Variance Applications:

- a. Continued from July 29, 2025 Meeting – Application for 23 Meghan Boulevard

Application of Property Owner Stephen Butler for Variance of Side Yard Setback Requirement in Residence R-40 District, Section 4.C. of the Zoning Regulations, for Construction of Second Attached Garage at 23 Meghan Boulevard / Assessor Parcel Number 019-017-003-3.

- b. New – Application for 3 Lynn Avenue

Application of Property Owner Yvette Wylie for Variance of Section 4.C. Maximum Building & Site Coverages for the construction of Accessory Building at 3 Lynn Avenue / Assessor Parcel Number 033-024-003; part of Special Permit review before Planning & Zoning Commission for Accessory Building under provisions of Section 4.3.iii. of the Zoning Regulations.

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6. Deliberation & Take Action on Applications.

- a. Project at 23 Meghan Boulevard / Assessor Parcel Number 019-017-003-3;
Application of Property Owner Stephen Butler for Variance of Side Yard Setback
Requirement in Residence R-40 District, Section 4.C. of the Zoning Regulations, for
construction of Attached Garage.
- b. Project at 3 Lynn Avenue / Assessor Parcel Number 033-024-003; Property Owner
Yvette Wylie for Variance of Section 4.C. Maximum Building & Site Coverages for
the construction of Accessory Building.

7. Review, deliberate and motion & vote to approve, to amend or to reject the minutes
of July 29, 2025 Regular Meeting.

8. Administrative Matters.

9. Adjournment.

Submitted by,
Marty Sandshaw
Chairman
Zoning Board of Appeals
August 25, 2025