

RECEIVED
SEP 28 2023

Received by the Town Clerk:

Date:

[Signature]

Signed: _____

APPLICATION COVER PAGE

Date: 9.27.23

Date Received by ZBA: 9/28/2023

Name of Applicant and Mailing Address: JESSE LIOTTA ?
ROBIN LIOTTA (WILLIAM WING-AGOR)

65 KINGS HIGHWAY N. WESTPORT, CT 06880

Email Address: LIOTTA-DESIGN@GMAIL.COM Telephone Number: 203.858.0058

Name of Owner and Mailing Address (If not Applicant): K-WORTH AND WING.COM
508.687.9504
ROBIN LIOTTA (WILLIAM WING-AGOR)
+ JESSE LIOTTA

ROBIN LIOTTA (65 KINGS HIGHWAY N. WESTPORT, CT 06880)

Map and Lot #: 7-143 Street Address 31 MILLSTONE LANE

Applicant is: OWNER + AGENT (Owner, Agent, Tenant, Purchaser, Other)

Nature of Application (Special Permit, Appeal, Variance): SPECIAL PERMIT

Applicable Section of Zoning Bylaw: 11.1-3A EXTENSION OR ALTERATION

Date of Denial by Building Inspector, Zoning Inspector, or Planning Board (If Applicable): N/A

Plot Plan: Must provide a plan by a registered surveyor showing the total property with the existing buildings, including the proposed project, all setback distances and driveway access to road.

Floor Plans and Elevations: 2 sets of scaled drawings of floor plans that show total sq. ft. per floor (measured from exterior of wall), at least 2 elevations with one showing proposed height to ridge. If the project is an addition to existing structure please clearly identify proposed work.

Narrative: Detailed description of proposed project.

Application fee of \$200.00 payable to: The Town of West Tisbury.

I have read the overview of the ZBA process attached to this application, completed all sections of the application cover page and provided all required documentation and therefore request a hearing before the West Tisbury Zoning Board of Appeals with reference to the above noted application.

Signed: *[Signature]*

Title(s): OWNER

Application fee of \$200.00 is required.

Date Paid: 9/27/23

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CK#695

PROJECT DESCRIPTION

We are requesting permission and seeking a special permit to construct a 400sf Detached Bedroom suite, that is located to the West side of the existing dwelling (under the Zoning by law 11.1-3 - Extension / Alteration). The proposed bedroom extends into the side yard setback by roughly 16' (see the attached site plan), it does not disturb the existing tree line shared with the neighboring property. The detached bedroom is connected to the main house via outdoor deck space, which does not conflict with any setbacks.

Given the central location of the existing dwelling, the septic tank & leaching field to the south & west, and wetlands to the East, we had limited area to plan the project. Anything built to the east or south would become much closer to the wetlands and the 50' "no work zone", which we wanted to avoid entirely.

The owners are year-rounders, Jesse, Jonah (an ELL teacher at the high school) and their daughter, Josephine, who share ownership with their mother, Robin. They are looking to accommodate their growing family as the existing dwelling is 1127sf. They are conscious of preventing anything that would become detrimental or overpowering to the property, character of the neighborhood or the existing home.