



**AGENDA
ZONING BOARD OF APPEALS
REGULAR MEETING**

July 28, 2025

**7:00 PM - Town Hall-Council Chambers
820 Enfield St, Enfield, CT**

<https://www.youtube.com/watch?v=L9kzto2le6A>

1. CALL TO ORDER

2. FIRE EVACUATION ANNOUNCEMENT

3. PLEDGE OF ALLEGIANCE

4. ROLL CALL

5. OLD BUSINESS

A. Legal Notice

B. Motion to Approve Stipulated Agreement - Jarmoc Real Estate LLC v. Zoning Board of Appeals of the Town of Enfield, Docket number LND-HHD-CV23-6168303-S (147 Abbe Road)

6. NEW BUSINESS

A. Legal Notice

B. **ZBA# 2025-06-23 - 47 Wheeler Drive** - Application for a variance seeking relief of Front Yard Setback requirement under Section 4.10.3; Justin LeBrun, Owner/Applicant; Map 80/Lot 133; R-33 Zone

C. **ZBA# 2025-06-25 - 55 West Shore Drive** - Application for a variance seeking relief of Section 4.10.3 for the front yard setback; Shaquille Jessop, Applicant/Owner; Map 79/Lot 29; R-33 Zone

7. APPROVAL OF MINUTES

A. June 23, 2025

8. CORRESPONDENCE/STAFF REPORT

9. OTHER BUSINESS

10. TOWN ATTORNEY REPORT

A. June 24, 2025

11. EXECUTIVE SESSION

12. ADJOURNMENT

The next regular meeting of the Zoning Board of Appeals is September 22, 2025.
