

Ten Copies of this Application are Required

(10 hard copies of everything you're submitting - collated)

ZONING BOARD OF APPEALS APPLICATION

PAID - cash

REFERRED TO TP&Z

Applicant John H. Vontell
Street High Ridge Road Town South Glastonbury
Phone 860-770-0882 E-mail JohnV860@yahoo.com
Legal Representative (if any)
Address
E-mail

Date Filed & Fee Paid 5/17/23
Date Hearing Scheduled 6/5/23
Sign Deposit Paid on
Sign Taken on
Photo of Sign Rec'd on

Legal Property Owner John H. Vontell
Exact Location of Property Involved 46 High Ridge Road
Street # Street
If No Street #, Indicate Assessor's Key #

ZONE AA
Residential
Commercial

Under the provisions of Section 8-7, Connecticut General Statutes, the undersigned hereby appeals:

- For relief (a variance) from the restrictions imposed in Section(s) 7.1, 2, 3 of the Glastonbury Zoning Regulations.
For a special exception as provided in Section(s) of the Glastonbury Zoning Regulations.
From an adverse ruling by the Building Official, Glastonbury.
For the approval required by the State of Connecticut agency named below.

Describe in detail (in the space provided on page 2 or on a separate sheet) a description of the project. State why this violates the Section (s) of the Glastonbury Zoning Regulations cited above. If requesting a variance, be specific in describing the aspect of the project which does not meet the requirement, and the amount of relief (variance) you are requesting. Include the nature of the hardship which compels this request.

If requesting a special exception, be specific in the description of the project. Include the special exception conditions the project will meet, as specified in the Regulation.

We / I hereby depose and say that all the above statements contained in any papers submitted herewith are true to the best of my knowledge and belief.

John H. Vontell
Applicant

Owner, If Not Applicant (Required)

05/16/2023
Date

Date

SEE PERTINENT INFORMATION ON NEXT PAGE

Proposed Accessory Structure Detail

Address: 46 High Ridge Road
South Glastonbury, CT 06073

Property Owners: John & Laine Vontell

Contact Info: Phone: 860-770-0882
Email: Johnv860@yahoo.com

Contractor: Post and Beams Homes, Inc.
4 Sexton Hill Road
East Hampton, CT 06424
Phone: 860-267-2060
Email: pbhomes@aol.com

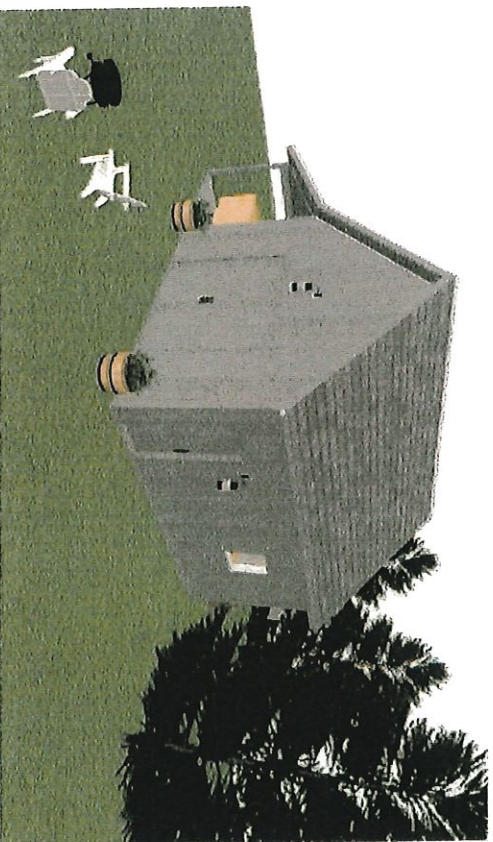
Accessory Structure

Type: Post & Beam

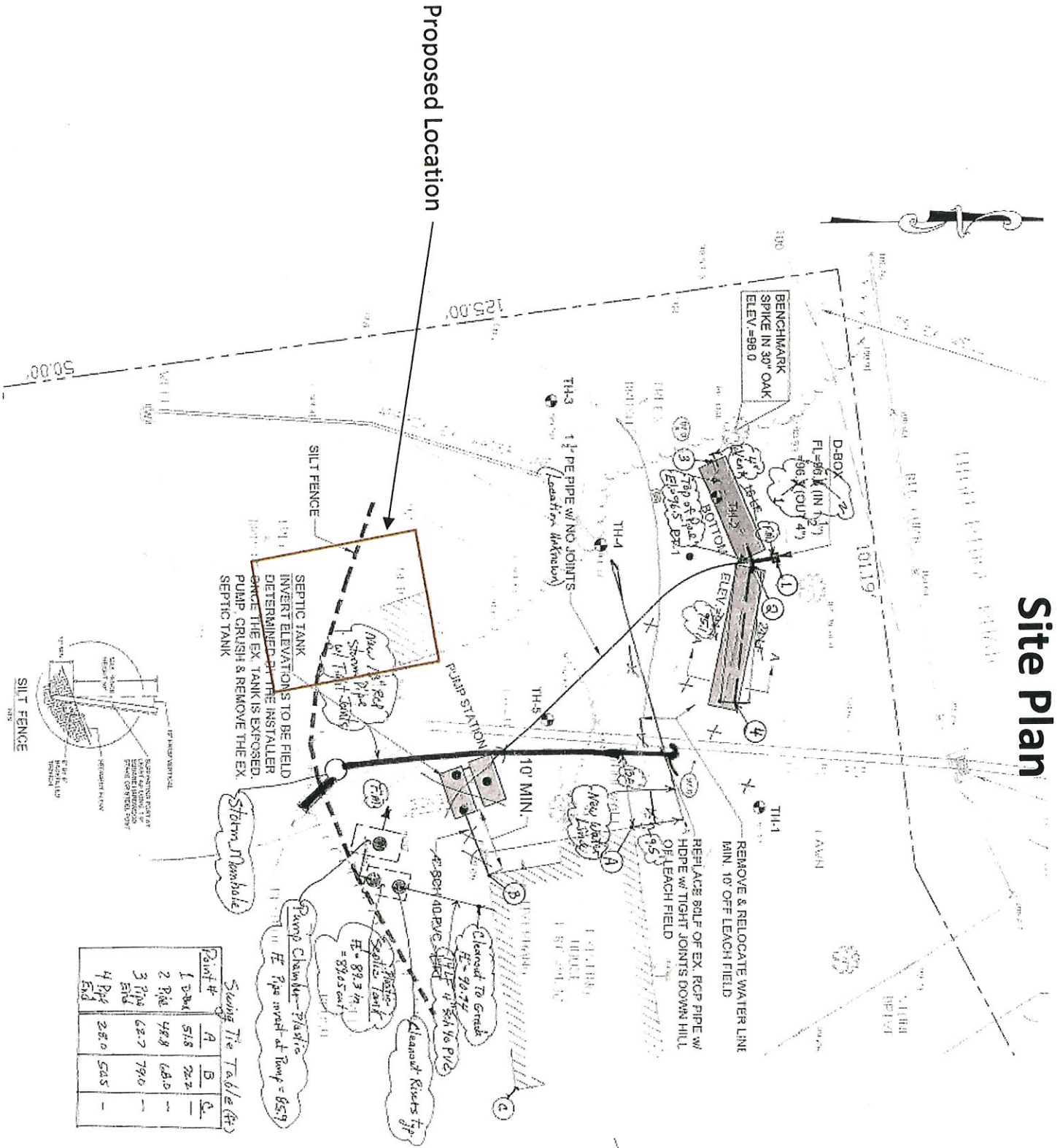
Dimensions: 18'-5" x 22' with a 10' wide lean too

Foundation type: Slab on grade

Foundation Dimensions: 18'-5" x 28'



Site Plan



Proposed Location

SEPTIC TANK
INVERT ELEVATIONS TO BE FIELD
DETERMINED BY THE INSTALLER
ONCE THE EX. TANK IS EXPOSED,
PUMP CRUSH & REMOVE THE EX.
SEPTIC TANK

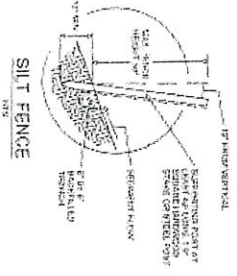
REMOVE & RELOCATE WATER LINE
MIN. 10' OFF LEACH FIELD

REPLACE SOUP OF EX. RCP PIPE W/
HPIPE W/ TIGHT JOINTS DOWN HILL
OF LEACH FIELD

Pump Chamber - 72" dia
11' FE Pipe invert at Pump = 85.9

Swing Tie Table (ft)

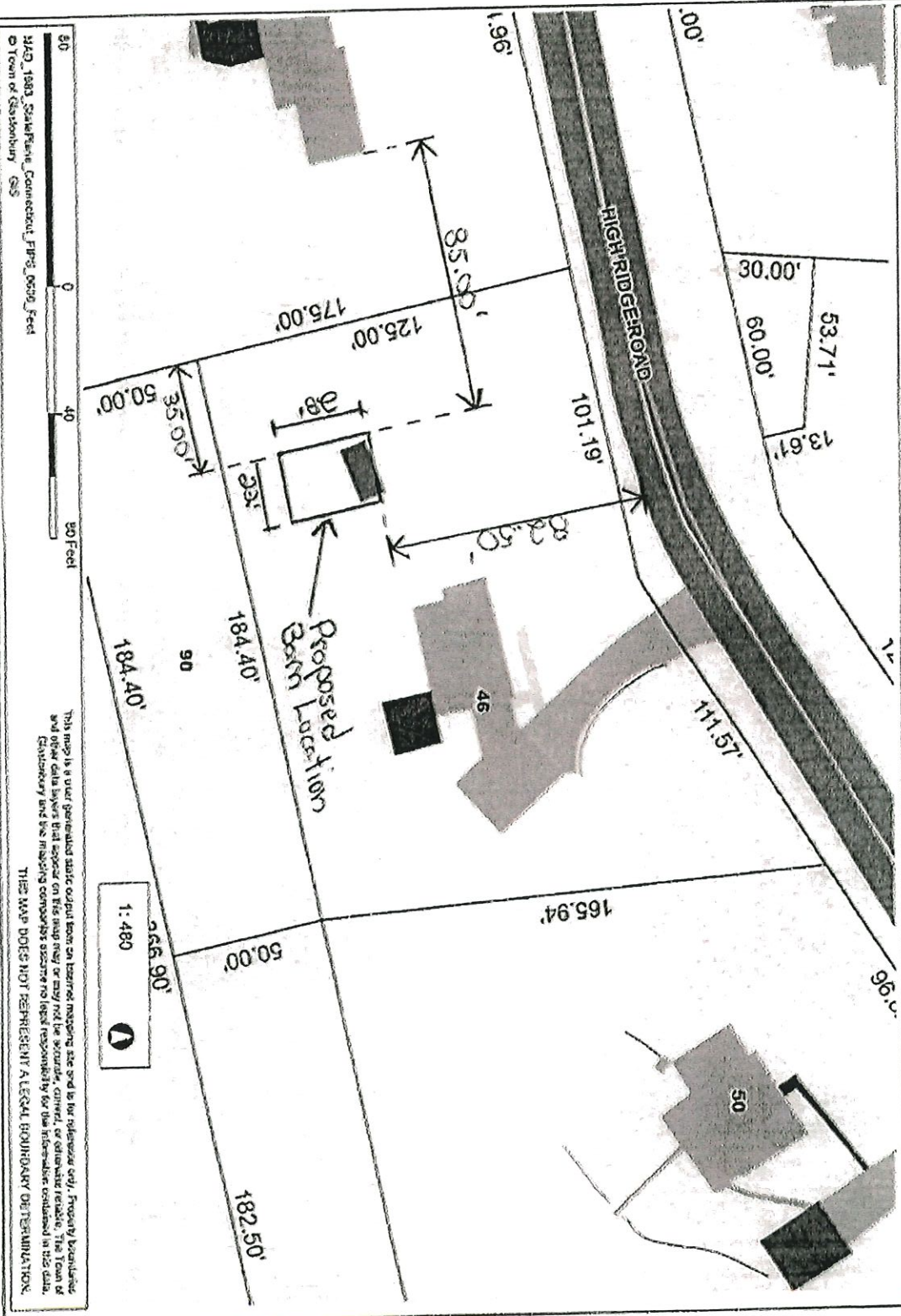
Point #	A	B	C
1 DBOX	51.8	22.2	-
2 Pipe	48.8	68.0	-
3 Pipe	62.7	79.0	-
4 Pipe	28.0	54.5	-



Plot Plan



46 High Ridge Rd



M:\GIS_1983_Shapefile_Connecticut_Fire_0606_Feet
 Town of Glastonbury GIS

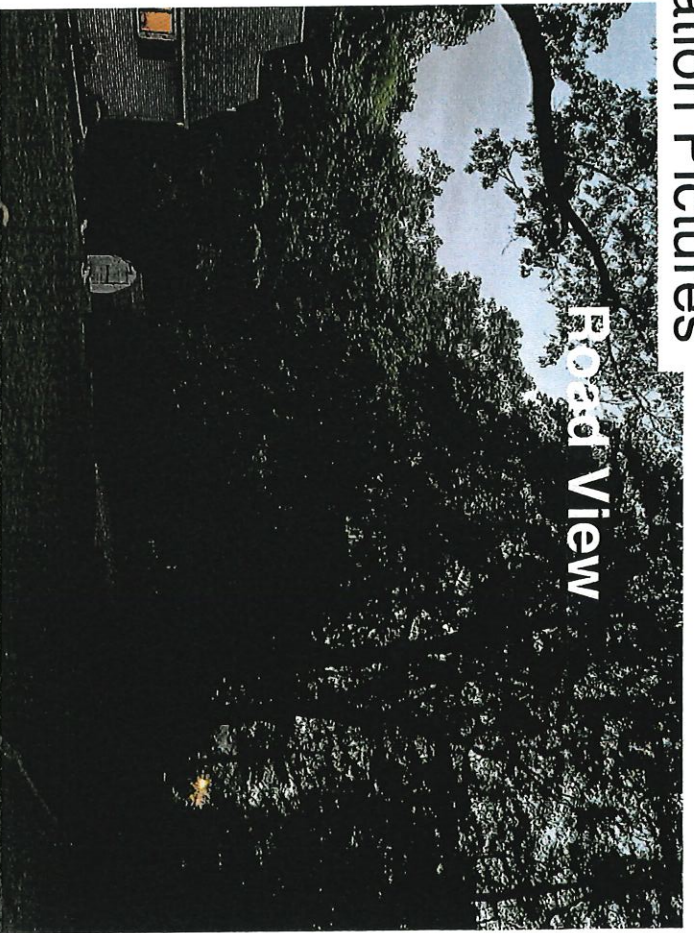
This map is a user-generated static output from an internet mapping site used for reference only. Property boundaries and other data layers that appear on this map may or may not be accurate, current, or otherwise reliable. The Town of Glastonbury and the mapping computer systems have no liability for the information contained in this data.
 THIS MAP DOES NOT REPRESENT A LEGAL BOUNDARY DETERMINATION.

1:480

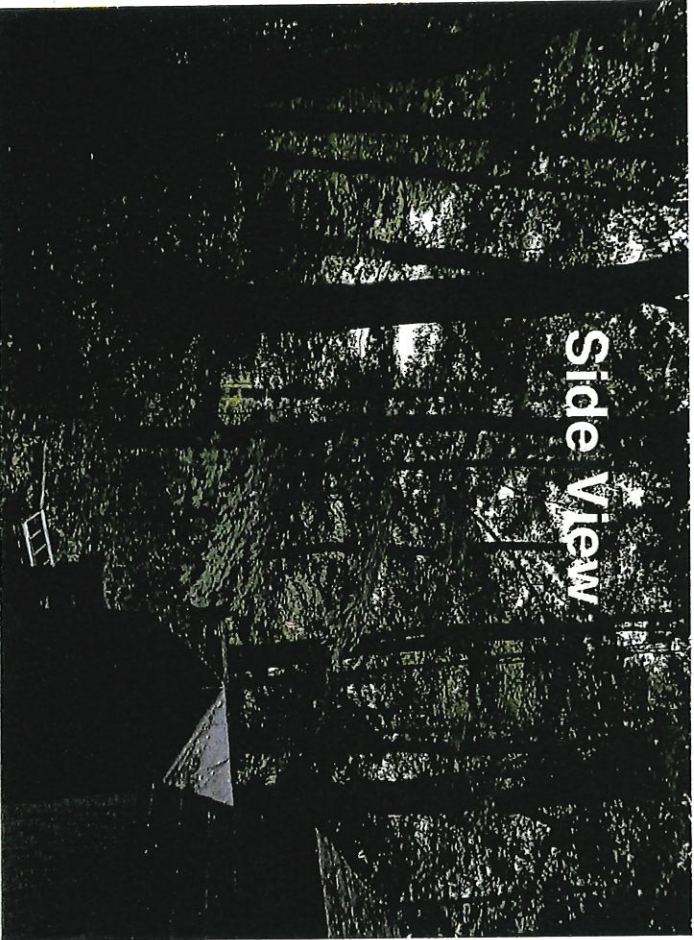
Proposed Location Pictures



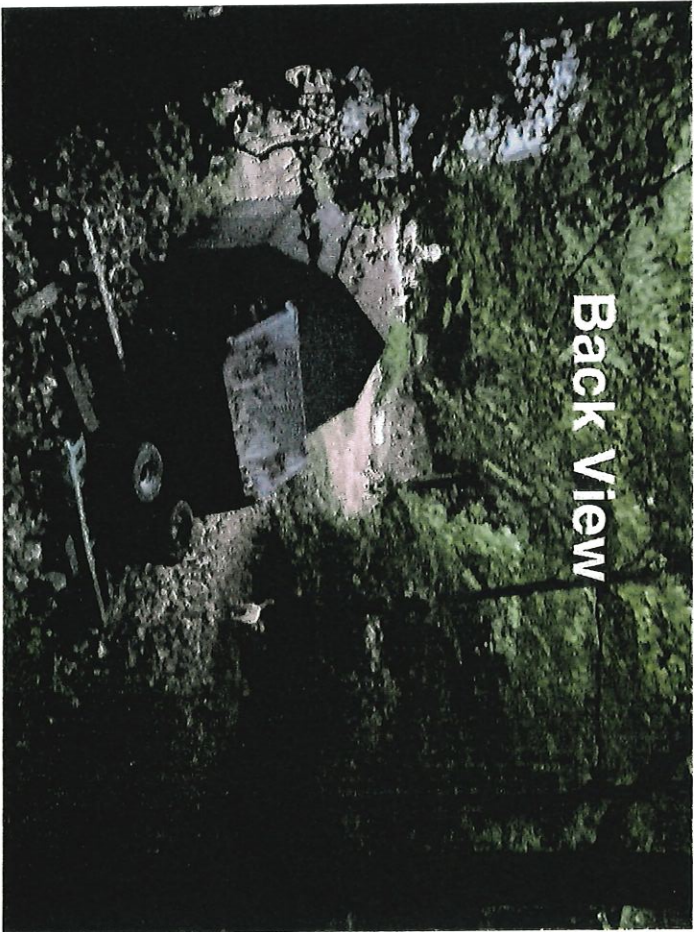
Front View



Road View

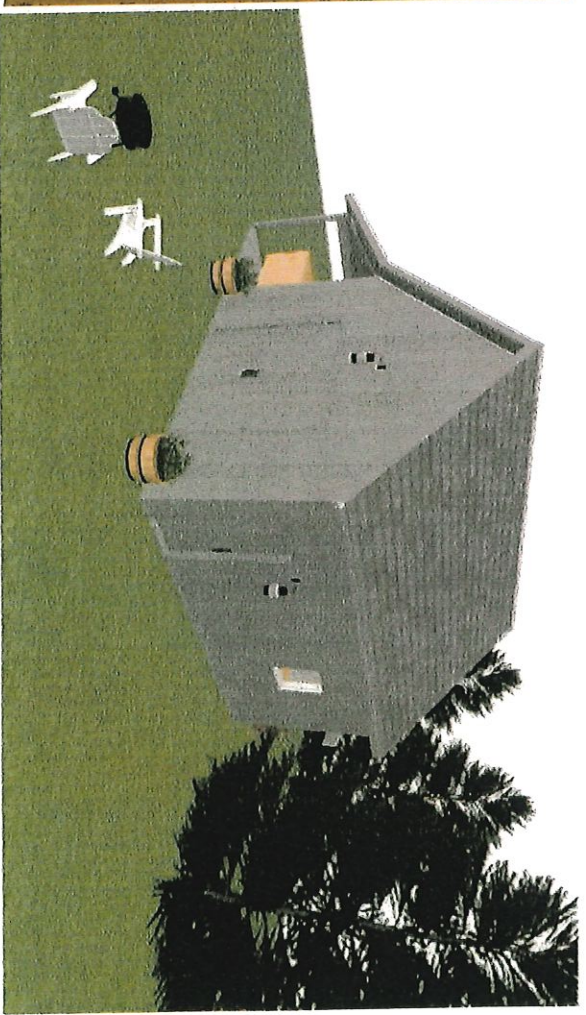
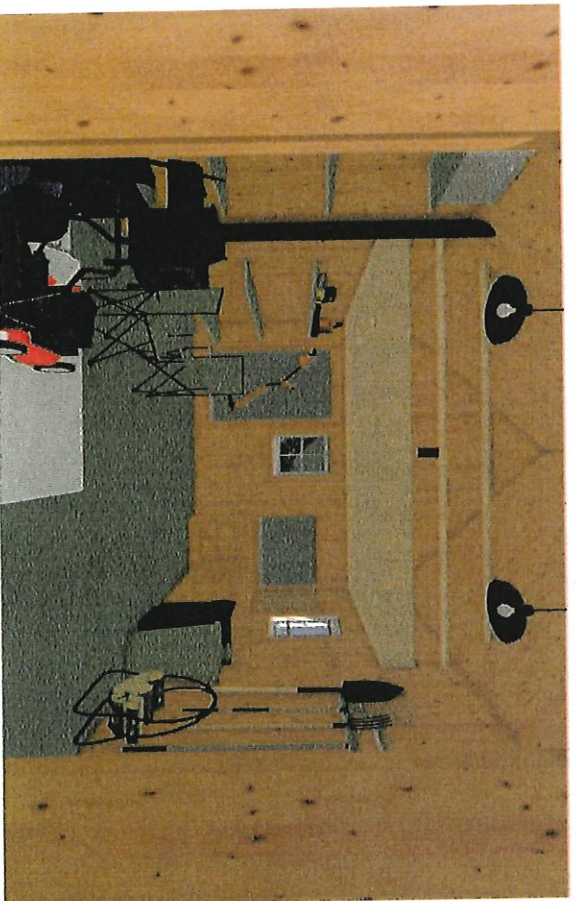
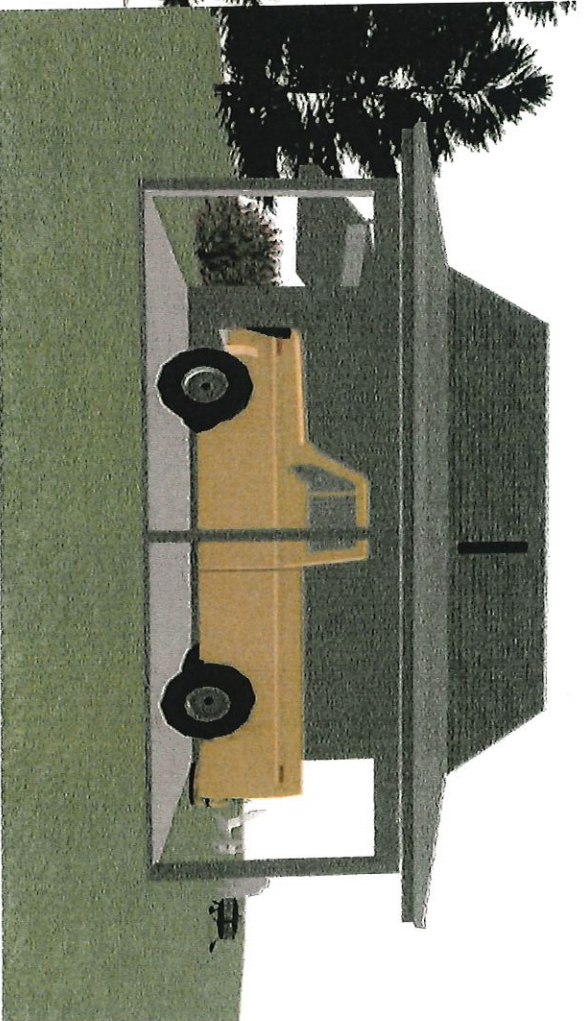
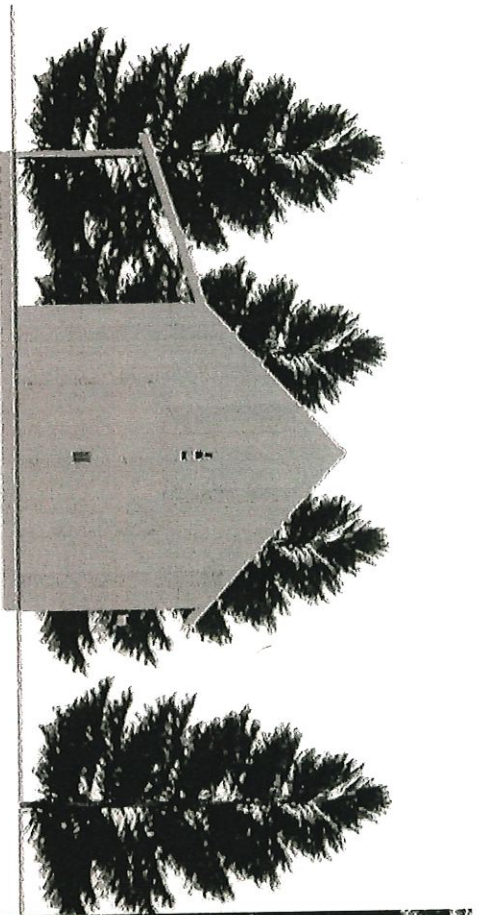


Side View



Back View

Conceptual Drawings



Floor Plan

