



REGULAR MEETING – ZONING BOARD OF APPEALS AGENDA

DECEMBER 18, 2025, 7:00 PM
BY ZOOM VIRTUAL MEETING

To allow public access, anyone may access a meeting by telephone and/or Zoom, or a recording in the City of Norwalk YouTube channel. Specific instructions and links can be found at [norwalkct.gov/meetings](https://www.norwalkct.gov/meetings).



Members of the public may call in to participate. Callers will not be able to see the meeting participants. All participants will be muted upon entering the meeting. To speak, dial *9 on the phone and you will be called on by the host of the meeting during the public comment section. All speakers must state their name and address. Comments must be on a topic on the agenda, and are limited to three minutes. Anyone disrupting the orderly conduct of the meeting, including by using threatening, hateful, or sexually-explicit language, will be removed. Please find the information using the link above.



Members of the public who wish to provide "live comments" may also use the Zoom meeting platform. All participants will be muted upon entering the meeting. To speak, click the "raise your hand indicator" and you will be called by the host of the meeting during the public comment section. All speakers must state their name and address. Comments must be on a topic on the agenda, and are limited to three minutes. Anyone disrupting the orderly conduct of the meeting, including by using threatening, hateful, or sexually-explicit language, will be removed. Please find the information using the link above.



Members of the public who wish to provide public comment are encouraged to submit those via email in advance of the meeting. For these comments to be included into the record, they must be submitted by 12:00 p.m. the day of the meeting. Please email Tammy Maldonado at tmaldonado@norwalkct.gov with the subject line "Public Comment" to provide written public comment prior to the meeting.

Application materials can be found at this link:

<https://www.norwalkct.gov/2066/Pending-applications-Zoning-Board-of-App>

- I. **CALL TO ORDER**
- II. **ROLL CALL**
- III. **PUBLIC HEARINGS**
 - A. **25-1120-01 – Danielle Hogan – (Continued from November 20, 2025) - Variance for accessory structure front setback and side setback for proposed inground pool at an existing single family residence. Property located at 222 West Rocks Road.**
 - B. **25-1120-03 – Eva (Yihua) Zhang – (Continued from November 20, 2025) - Variance for front setback, driveway width and to allow parking within the front setback for**

proposed 2 ½ story side addition with integral garage at an existing single family residence. Property located at 8 Belmont Place.

- C. 25-1120-02 – Charisse Litchman – Variance for front setback for proposed front addition to include an elevator at an existing single family residence. Property located at 68 Shorefront Park. District 2, Block 85, Lot 5.
- D. 25-1218-01 – Osborne Avenue LLC – Special exception to change one non-conforming commercial use to another commercial use (office). Property located at 48 Osborne Avenue.

IV. BOARD ACTION ON: A-D

V. ADMINISTRATIVE ACTIONS

- A. 2026 Meeting Calendar
- B. Action on Hearing Minutes (November 20, 2025)

VI. ADJOURNMENT