

**TOWN OF EAST HARTFORD**  
**ZONING BOARD OF APPEALS**  
**Decisions of the January 25, 2007 Public Hearing**

At a public hearing held by the East Hartford Zoning Board of Appeals, in the Town Council Chambers, 740 Main Street, East Hartford, Connecticut, on Thursday, January 25, 2007 at 7:30 p.m., the following applications were heard and acted upon:

1. Peter Liapakis, **1469 Silver Lane**, Requests a variance from Section 302.1 Permitted Uses and Section 205.1(b) Nonconforming Uses, to permit a parking lot in a residential zone as an accessory use to “Anna’s Restaurant”. **(Zone R-2)[Denied by a vote of 5-0]**
2. KFC US Properties Inc., **18 Main Street**, Requests variances from Section 210.6(d) to increase the number of signs from 2 to 8, Section 210.5(c)(1) to increase the permitted area of signage from 90.7 to 271.8 sq. ft., from Section 228.2(f) to increase the driveway width from 30 to 38 ft. and Section 228.2(h) to reduce the required distance of the menu board from residential use property lines from 50 ft. to 31 ft., to increase the area of the menu board from 20 to 46.5 sq. ft., to permit a preview board and to permit the preview board to be 22 sq. ft. **(Zone B-1) [Postponed by applicant to the February 22, 2007 meeting]**
3. Merchant Founders, LLC, **20 Hartland Street (a.k.a. 99 Founders Plaza)**, Requests a variance from Section 209.3(p) Parking, to reduce the required number of parking spaces from 540 to 404. **(B-4 Zone) [Modified by applicant, reducing the required number of parking spaces from 491 to 436, Approved by a vote of 5-0]**

The minutes of the Zoning Board of Appeals meeting are available for public inspection in the Department of Inspections & Permits.

RICHARD TORPEY, CHAIRMAN  
TERRENCE KITCHEN, SECRETARY