



**TOWN OF WEST HARTFORD  
ZONING BOARD OF APPEALS  
WEDNESDAY, MARCH 18TH, 2026  
REGULAR MEETING  
MINUTES**

**ROLL CALL:** 7:00 p.m.

**ATTENDANCE:** Chair: D’Amato; Vice Chair Harris; Commissioner Kalvaitis; Commissioner DiMatteo, Alternate Commissioner Robinson. Staff: Sam Santaniello, Zoning Enforcement Officer; Robert Isner, Assistant Zoning Enforcement Officer.

The Zoning Board of Appeals met in Room 314, 50 South Main Street, West Hartford on Wednesday, March 18th, 2026, at 7:00 p.m., to act on the following items:

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**NEW BUSINESS/PUBLIC HEARING:**

**#01-26**      **4 Cornell Road** – Petition of Stephen O’Connell, requesting a variance to Section 177-20 (D) Obstructions in yards. Requesting a 35ft variance for a 10ft x 16ft accessory structure forward of the building line on the northerly side of the property, per plans on file. **R-10 Zone**

By motion of Commissioner Harris and seconded by Commissioner Robinson, **Public Hearing Closed; Vote 5-0**

At the regular meeting of the Zoning Board of Appeals, immediately following the public hearing, the following action was taken:

Commissioner Robinson made a motion to approve the variance; Second by Commissioner Harris. During its discussions and deliberations on this matter, the board made the following findings:

1. Granting of the variance is in harmony with the purpose and intent of the West Hartford Code of Ordinances.
2. The variance request will not adversely impact neighboring properties as the request is minor in nature.
3. The applicant was able to demonstrate hardship. As demonstrated the site is uniquely shaped and no alternative placement for the shed existed.

**Voting in favor:** Commissioners D’Amato, DiMatteo, Harris, Kalvaitis, and Robinson

**Opposed:** None

**VOTE: 5-0; Variance Granted.**

**#02-26      84-86 Elmhurst Street** - Petition of Monserrate Caraballo, requesting a variance to Section 177-20 Obstructions in yards. Requesting a 5.4ft variance to the southerly side yard setback and a 1.8ft variance to the northerly side yard setback to construct a 16.5ft X 32.5ft single story addition, per plans on file. **RM-3 Zone**

By motion of Commissioner DiMatteo and seconded by Commissioner Kalvaitis, **Public Hearing Closed; Vote 5-0**

At the regular meeting of the Zoning Board of Appeals, immediately following the public hearing, the following action was taken:

Commissioner DiMatteo made a motion to approve the variance; Second by Commissioner Kalvaitis. During its discussions and deliberations on this matter, the board made the following findings:

1. Granting of the variance is in harmony with the purpose and intent of the West Hartford Code of Ordinances.
2. The variance request will not adversely impact neighboring properties as the request is minor in nature.
3. The applicant was able to demonstrate hardship. As demonstrated the site is currently oddly shaped compared to other lots and the current setback regulations don't provide an alternative location for addition.

**Voting in favor:** Commissioners D'Amato, DiMatteo, Harris, Kalvaitis, and Robinson

**Opposed: None**

**VOTE: 5-0; Variance Granted.**

**#03-26      67 Somerset Street** - Petition of Donald Neville requesting a Special Exception renewal for an existing Law Office, as an accessory use to the residence for a period of (5)-years per section 177-49 (C) of the zoning ordinances and per plans on file. **R-6 Zone**

By motion of Commissioner Harris and seconded by Commissioner Robinson, **Public Hearing Closed; Vote 5-0**

At the regular meeting of the Zoning Board of Appeals, immediately following the public hearing, the following action was taken:

Commissioner D'Amato made a motion to approve the Special Exception Renewal; Second by Commissioner Harris. During its discussions and deliberations on this matter, the board made the following findings:

1. This Special Exception shall be subject to renewal or amendment only if there is a substantial change in the nature or level of activity being performed pursuant thereto.

2. The hours of operation shall be:  
Monday thru Friday        8:00 a.m.-5:00 p.m.  
Saturday and Sunday       7:00 a.m.-12:00 a.m.
3. The premises shall be maintained in a manner satisfactory to the Zoning Board of Appeals and the Zoning Enforcement Officer.
4. Clients shall visit the site by appointment only and must park motor vehicles on site.

**Voting in favor:** Commissioners D’Amato, Harris, DiMatteo, Kalvaitis, and Robinson

**Opposed: none**

**VOTE: 5-0; Special Exception Renewal Granted**

**#04-26        30 Ledgewood Road** - Petition of Robert Partridge, requesting a variance to Section 177-20 Obstructions in yards. Requesting a 4.2ft variance to the southerly side yard setback to construct a 5ftx8ft single story addition, per plans on file. **R-10 Zone**

By motion of Commissioner DiMatteo and seconded by Commissioner Kalvaitis, **Public Hearing Closed; Vote 5-0**

At the regular meeting of the Zoning Board of Appeals, immediately following the public hearing, the following action was taken:

Commissioner Harris made a motion to approve the variance; Second by Commissioner Kalvaitis. During its discussions and deliberations on this matter, the board made the following findings:

1. Granting of the variance is in harmony with the purpose and intent of the West Hartford Code of Ordinances.
2. The variance request will not adversely impact neighboring properties as the request is minor in nature.
3. The applicant was able to demonstrate hardship. As demonstrated the site is uniquely shaped and no alternative placement for the addition existed. The current house was already built over the side yard setback.

**Voting in favor:** Commissioners D’Amato, DiMatteo, Harris, Kalvaitis, and Robinson

**Opposed: None**

**VOTE: 5-0; Variance Granted.**

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1. Approval of minutes from the regular meeting held on, January 21<sup>st</sup> 2026.  
Motion: D’Amato; Second by Harris 5-0 vote Minutes approved.
2. Adjournment at 7.42 p.m.

