

TOWN OF  
ENFIELD

# \*APPLICATION FOR ZONING PERMIT

Planning Dept., 820 Enfield Street, Enfield, Connecticut, CT 06082

# 2010-111

APPLICATION FOR : - Principal Building (New) - Accessory Structure, (i.e. pool, deck, shed, barn, detached garage)  
- Addition - Change of Use - Other

Complete all of the following information on the subject property: (Information can be obtained on line through GIS)

Sequence # 0003-~~0001~~-0080 Frontage (sq.ft.): 300  
Property Address: (street and number) 113 Brainerd Rd.  
Assessor's Map No. 036 Lot No. 0237 Zoning District: R33 Parcel Area (sq.ft.) 138,521  
Property is served by: [CIRCLE APPLICABLE] - private well - public water - septic system - public sewer

Note: All proposals on properties with septic and well require approval from the North Central Health District

• LIST PROPOSED STRUCTURES BY TYPE AND SIZE: (DIMENSIONS)

18 x 30 In Low  
Bed room + Kitchen + Bath  
on back of house

• LIST EXISTING STRUCTURES BY TYPE AND SIZE: (DIMENSIONS)

#113 HOUSE 1,262 SF  
#112 HOUSE #2 ?  
Barn 4000ft  
Shed 240ft

Applicant Name: Roger Moran Phone: (860) 214-8164 Fax ( )  
Address: (mailing) 28 Pleasant Rd. E-mail \_\_\_\_\_  
Property Owner: (if not applicant) Frank Letwin Phone ( ) Fax ( )  
Address: (mailing) 113 Brainerd Rd. E-mail \_\_\_\_\_

Attach a copy of a map, drawn to scale, of the parcel of land in question, which indicates the size of property and the location, dimensions, and square footage of all existing and proposed structures. An A-2 survey may be required.

♦An Erosion Control & Sedimentation Bond may be required, at the discretion of staff♦

Owner Signature: (if not applicant) Frank C. Letwin Date 5/19/10  
Applicant Signature: Roger Moran Date \_\_\_\_\_

**FOR OFFICE USE ONLY**  
Fee Paid: \$ 110 Date Paid: 5-19-10 Check # 376 Receipt # 103656  
Received By: Tracie Campbell DATE 5/19/10

NOTE: THIS IS NOT A ZONING PERMIT. UPON REVIEW AND APPROVAL BY THE ZONING OFFICIAL, A ZONING PERMIT WILL BE ISSUED TO THE APPLICANT AND BUILDING DEPARTMENT.

### Fees for Zoning Permits

In order to help offset the costs of Zoning Review and inspections by the Zoning Enforcement Official or other duly authorized Planning staff the following schedule of fees for a zoning permit to be paid at the time of application to the Planning and Community Development Office is hereby adopted pursuant to the provisions of Section 8-1c of the Connecticut General Statutes: (These fees are in addition to any other fees that may be required for Enfield Planning and Zoning Commission actions.)

<b>Residential Permits</b>	
New Single-Family Houses	\$60.00
Two Family Houses	\$160.00
New Multi-Family Dwellings	\$210.00
Conversions	\$160.00
Additions	\$110.00
Accessory Structures ≤100 sq. ft.	\$ 80.00
Accessory Structures > 100 sq. ft.	\$ 100.00
Home Occupation Registration	\$ 65.00
<b>Commercial Permits</b>	
New Building	\$160.00 + .0025 per sq. ft.
Building Addition	\$ 135.00 + .0025 per sq. ft.
Accessory Structures	\$ 130.00 + .0025 per sq. ft.
Signs	\$ 80.00 + \$1.00 per sq. ft.
Temporary Signs	\$ 95.00
Site Work without a building permit	\$ 110.00
Excavation & Fill	\$ 60 +10.00 per 1,000 cubic yards
Open Lot Sales - short term	\$ 110.00
Open Lot Sales - long term	\$160.00
Sidewalk Sales Events	\$ 95.00
<b>Enforcement fee: All fees above are doubled if work begins prior to the issuance of a permit</b>	

**NOTE:** All application fees include a surcharge required by the State of Connecticut in an amount pursuant to Section 22a-27j of the Connecticut General Statutes as may be amended from time to time. (\$60.00 as of 10/01/09)

10/01/09



# TOWN OF ENFIELD

I Francis C. Lutwinas of 113 Brainard Rd Enfield  
Property Owner Address

understand that the house at the above address is a single family home only and cannot be used as a two family home in any way without approval under Chapter 9 and Section 4.20 of the Enfield Zoning Ordinance. These sections require Planning and Zoning Commission approval for a conversion of a single family home to a two family home. If I use this home at some future date or allow this home to be used at some future date as a two family home without proper approval it would be a willful violation and would be subject to the penalties under Section 12.20 of the Enfield Zoning Ordinance.

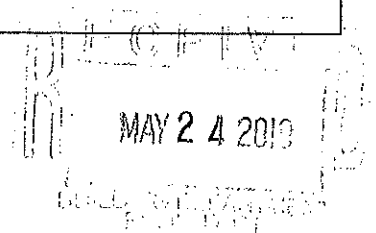
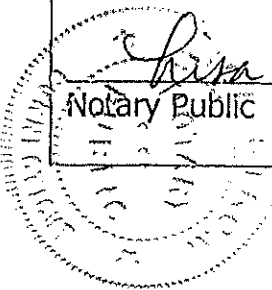
I also give my consent to the Zoning Enforcement Officer to inspect the above referenced property for compliance with Section 4.20 of the Enfield Zoning Ordinance on a yearly basis.

Signature: Francis C. Lutwinas  
FRANCIS C. LUTWINAS

Subscribed and sworn to before me this 24<sup>th</sup> day of May, 2010

Lisa Strom  
Notary Public LISA STROM

12/31/2012  
My Commission Expires



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Search Results in Planning (\THData) (P) 113 Brainard

Quick access: OneDrive - Town of Enfield, CT, This PC, 3D Objects, Desktop, Documents, Downloads, Music, Pictures, Videos, Local Disk (C:), building (\THData) (K), Cds (\THData) (L), Planning (\THData) (P), Network

Brainard Rd., 113 Auto Repair  
Date modified: 8/13/2021 1:01 PM  
PZORING VIOLATIONS

113 Brainard Road in-law apartment off h... PA2014 Folder\14-TRACIE-ENFORCEMENT\_TEMP...  
Date modified: 6/2/2010 8:15 AM  
Size: 30.5 KB  
Author: Registered User

**TOWN OF ENFIELD**

Planning Department, 820 Enfield St., Enfield, CT 06082  
Tel: (860) 253-6355 Fax: (860) 253-6310

**ZONING PERMIT**

No. **2010 - 111**

ISSUED FOR PROPERTY LOCATED AT: 113 BRAINARD ROAD

MAP # 36 LOT# 237 SEQUENCE # 0003080 ZONE R-33

TO ALLOW: CONSTRUCTION ON IN-LAW APARTMENT W/BEDROOM, KITCHEN,  
BATH ON BACK OF HOUSE

IN ACCORDANCE WITH PLANS, ENTITLED: ZONING PERMIT APPLICATION FORM  
DATED: 5/19/10

PROPERTY OWNER: FRANCIS LUTWINAS  
*(OWNER OF RECORD)*

ADDITIONAL CONDITIONS: APARTMENT CANNOT BE RENTED OTHER THAN TO A  
RELATIVE AS THIS IS AN APPROVED IN-LAW APARTMENT.

**A ZONING CERTIFICATE OF COMPLIANCE** is required prior to the occupancy or use of any structure or activity undertaken by authorization of this permit.

AS-BUILTS REQUIRED   YES  NO *Final As-Built (including elevations)*

**PRIOR APPROVALS (IF APPLICABLE):**

_____	Date _____	Flood Hazard Zone
_____	Date _____	Historic District Commission
_____	Date _____	Town Engineer
_____	Date _____	Inland Wetlands Agency
_____	Date _____	PZC (Zoning Official / Town Planner)
_____	Date _____	ZBA (variance) Appeal No.

Zoning Enforcement Official

Date of Issuance

**THIS IS NOT A BUILDING PERMIT**