

**CITY OF TORRINGTON
ZONING BOARD OF APPEALS
MEETING AGENDA
January 8, 2024**

1. Call to Order:

7:00 p.m. in-person at City Hall Auditorium, Room 218, 140 Main Street, Torrington, CT, or via Microsoft Teams on-line.

Microsoft Teams meeting

Join on your computer, mobile app or room device

[Click here to join the meeting](#)

Meeting ID: 218 480 722 808

Passcode: MpXvWE

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2. Roll Call and Announcements:

3. Minutes for Approval:

- a. December 11, 2023

4. Old Business:

- a. Zoning Enforcement Official Decision Appeal
Applicant: Gary Hatstat
Location: 441 Oak Avenue
Action Being Appealed: Abandonment of pre-existing non-conforming use
(hearing continued from December 11, 2023)

- b. Variance
Applicant: Luis Loja
Location: 104 Washington Avenue
Proposal: Front yard setback variance on Central Avenue from 25' to 12.9'
(variance of 12.1') and front yard setback variance on Washington
Avenue from 25' to 17.6' (variance of 7.4') to convert single
family house into two family house

5. New Business:

None

6. Adjournment: