



TOWN OF THOMPSON

Zoning Board of Appeals

815 Riverside Drive
P.O. Box 899
North Grosvenordale, CT 06255
PHONE: 860-377-1562
E-MAIL: zeo@thompsonct.org
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Agenda: Zoning Board of Appeals

Monday, July 10, 2023 at 7:00 PM

Merrill Senev Community Room, Thompson Town Hall, 815 Riverside Drive, North Grosvenordale, CT 06255

Topic: Zoning Board of Appeals

Time: Jul 10, 2023 07:00 PM Eastern Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/89679969077?pwd=WStBamNwcytaUVJvem9FdjRnLzZ0dz09>

Meeting ID: 896 7996 9077

Passcode: 955698

1. Call to order
2. Roll call and Seating of Alternates
3. Public Hearing and Discuss Public Hearing and Possible Action
ZBA 23-02 Applicant John Lowe III, owner of 42 Plum Road, Map 83, Block 50 Lot 1H, Zone RRAD, request variance to build garage parallel to the existing residential structure, requesting a rear setback variance of 15', according to Zoning Regulations Article 4A, Section 3.
4. Approval of Regular ZBA Meeting Minutes
 - a. ZBA Regular Meeting Minutes May 8, 2023
5. Correspondence:
 - a. ZEO Memo (via email)
 - b. Minutes of Planning and Zoning Commission May 22, 2023
 - c. Minutes of Planning and Zoning Commission June 26, 2023
 - d. ZBA Budget July 1, 2022 to May 31, 2023
 - e. Town of Webster Zoning Board of Appeals Decision
 - f. Town of Webster Zoning Board of Appeals Public Hearing Notice
 - g. Town of Webster Zoning Board of Appeals Public Hearing Notice
 - h. Town of Webster Zoning Board of Appeals Public Hearing Notice
 - i. Town of Webster Zoning Board of Appeals Public Hearing Notice
 - j. Town of Webster Zoning Board of Appeals Public Hearing Notice
 - k. Town of Webster Zoning Board of Appeals Public Hearing Notice
 - l. Connecticut Federation of Planning and Zoning Agencies Quarterly Newsletter
6. APPLICATIONS: APPEALS AND VARIANCES
7. APPLICATIONS RECEIVED AFTER AGENDA POSTED:
8. Old Business:
 - a. Bates Auto Report
9. New Business:
 - a. N/A
10. Members Comments

11. Next Meeting

Monday, August 14, 2023, 7:00PM, Merrill Seney Community Room, Thompson Town Hall, 815 Riverside Drive, North Grosvenordale, CT 06255

12. Adjournment

Respectfully Submitted, Gloria Harvey, Recording Secretary



Town of Thompson, CT



Town of Thompson
815 Riverside Drive North Grosvenordale, CT 06255
860-923-9475

Date:

ZONING BOARD OF APPEALS APPLICATION

No:

Variance from the Zoning Regulations; Appeal from the Decision of the Zoning Agent
 Certificate of Motor Vehicle Related Business

23-02

Applicant Information:

Name: John Lowe III
Address: 42 Plum rd
Phone: — 704 774-452 5525 Cell: 1-774-9220409 Fax: —
Email: -johnslowe86@hotmail.com
Legal Interest: owner

Owner Information:

Name: SAME
Address: _____
Phone: _____ Cell: _____ Fax: _____
Email: _____

Attached is documentation verifying ownership of the property. Attach Property Card if owner.

Subject Parcel:

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Address: Same
Acreage: .921 Zone: RRAD Assessor's Map, Block, Lot #: 83-50-14
Is the subject parcel within 500 ft. of the Town boundary? yes no
If yes, what town(s) does it border? _____

Variance Request:

I hereby apply for a Variance to Article(s) 4A, 5.3 of the Zoning Regulations, to permit the following:
15' Rear Variance. Build garage parallel to house
5' from rear setback
Is a Hardship claimed? If so, what is the specific Hardship?
No garage is parallel to the house.

Appeal from the Decision of the Zoning Agent:

I hereby Appeal the Decision of the Zoning Agent dated: _____ (attach copy), stating

The basis for my Appeal is:

Certificate of Motor Vehicle Related Business:

Describe Proposed Use:

Previous Applications:

Has any previous application for Variance, Appeal, or Approval of Location been filed with this premise? No

If so, for what purpose? _____ When? _____ File No. _____

Parties of Interest: N/A

Attorney / Engineer/ Architect / Builder Name: _____

Address: _____

Phone: _____ Cell: _____ Fax: _____

Email: _____

Fees*:

\$60.00 (State Fee) + Town Fee \$ 275.00 = \$ 335.00 (Total Fee)

*Total Fee payable to: Town of Thompson CD # 193036 3-27-23

Signatures:

Signature of Owner(s) John Duvette Date: 03/20/2023

Signature of Applicant(s) John Duvette Date: 03/20/2023