

# 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](mailto:zeo@thompsonct.org)  
WEBSITE: [www.thompsonct.org](http://www.thompsonct.org)

### **Agenda: Zoning Board of Appeals**

p. 1 of 2

**Wednesday, October 13, 2021 at 7:00 PM**

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

1. Call to order
2. Roll call and seating of alternates
3. Public Hearing:  
ZBA #21-06, Applicant Christopher and Amanda White, 246 Ravenelle Rd, Map 44, Block 105, Lot 31B, Zone RRAD, variance request from Town of Thompson Regulations, amended 6/21/21, Article 4A, Section 3, 150' Frontage and Setback Requirements, Agricultural, Livestock, non-swine, Variance 50' side setback facing house right, Variance of 70' side setback facing house left.
4. Discuss Public Hearing and Possible Action:
5. Approval of Regular ZBA Meeting Minutes
  - a. ZBA Regular Meeting Minutes August 9, 2021
  - b. ZBA Regular Meeting Minutes September 13, 2021
6. Correspondence:
  - c. PZC Regular Meeting Minutes September 27, 2021
  - d. Town of Thompson ZBA Budget Report September 2021
  - e. ZEO Memo, Attachment 1
  - f. Town of Webster Zoning Board of Appeals Decision
  - g. Town of Webster Zoning Board of Appeals Public Hearing Notice
  - h. Calendar Year 2022 Schedule of Meetings
  - i. 2022 ZBA Meeting Schedule
7. APPLICATIONS: APPEALS AND VARIANCES
8. APPLICATIONS RECEIVED AFTER AGENDA POSTED:

## Zoning Board of Appeals Regular Meeting Agenda September 13, 2021

p. 2 of 2

9. Old Business:

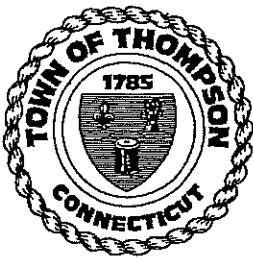
10. New Business:

11. Next Meeting

Monday, November 8, 2021, 7:00PM, Merrill Seney Community Room, Thompson Town Hall, 815 Riverside Drive, North Grosvenordale, CT 06255

12. Adjournment

Respectfully Submitted,  
Gloria Harvey, Recording Secretary



**RECEIVED**  
 9-9-21  
**THOMPSON**  
 Planning and Zoning Offices

Rec'd 9-9-2021 - CGO

FOR OFFICE USE ONLY Required FEE: \$335.00

Fee Paid: \$ 335.00  Cash  
 Check # 33176  
 Check Payable to Town of Thompson

Variance application  Certificate of Location/Motor Vehicle Repair  
 Appeal application  Lessen Non-conforming Use

Application Number: 2BA21-06

Application Date Received: 9-9-2021 . 20

Name of Applicant: Christopher & Amanda White

Contact Information: 800-942-4506 . Telephone or (optional) Cell: \_\_\_\_\_

Owner(s) of Record: Christopher & Amanda White

Address of Owner(s) of Record: 246 Ravenelle Rd, North Grosvenordale, CT 06255

Address of Subject Property: 246 Ravenelle Rd

Assessor's Property Information: Map 44 , Block 105 , Lot 31B

Deed Information: Volume \_\_\_\_\_ Page \_\_\_\_\_ Zone RRAD

State Nature of :  Variance or  Appeal: \_\_\_\_\_

50' <sup>Right</sup> side facing house & 70' <sup>Left</sup> side facing house

State Nature of Hardship or Grievance: 110' setbacks for agricultural,

Livestock, Non Swine

*If required additional space for statement attach a type written letter to this form...*

**The following information shall accompany the application & is the responsibility of the Applicant:**

- A description/notice of the proposed *variance* to the applicable property owners located within a two hundred (200') foot radius from all lot lines of the subject property; information on the required 200' radius is available in the Thompson's Assessor's Office's database, mapping system.
  - A stamped A2 survey by a CT licensed land surveyor of subject property (Effective as of November 13, 2006).
  - The applicant, at his/her expense at least ten (10) business days before the date of the Public Hearing, shall mail, postage prepaid, by certified/mail return receipt to the applicable property owners located, (as stated above) 200-foot radius from all lot lines of the subject property.
  - The applicant will have four (4) business days prior to the Public Hearing to file the Certified/Mail Receipt (green card & white paid receipt) with the Commission or its designated Zoning Enforcement Office.
  - A sign posted on the premises announcing the Public Hearing shall be in place 14 calendar days prior to the scheduled hearing and removed within 48-hours of conclusion of the hearing.
- A check made payable to the Town of Thompson: \$210.00 + \$50 + \$75 = \$335.00  
Sign Legal notice Total

Signature of Applicant *Diana White* Date 9/9/2021, 20

Signature of Property Owner *[Signature]* Date 9/9/2021, 20

DATE OF PUBLIC HEARING 10-13, 20 21 APPROVED  DENIED

REASON FOR DECISION \_\_\_\_\_

Signed \_\_\_\_\_ Date \_\_\_\_\_, 20  
 Chairman, Thompson Zoning Board of Appeals

NOTE: If Variance or Appeal is approved, the applicant will receive a formal Approval which shall be recorded with the Town of Thompson's Town Clerk at the Applicant's Expense and then becomes effective 15 days after the publication of the Legal Notice of Approval. A variance is not valid until the approval has been filed in the Town Clerk's office.

**Next Page (3) List Names of Abutters**