



# 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)

### Minutes: Zoning Board of Appeals

Monday, November 14, 2022, at 7:00 PM

Merrill Seney Community Room, Thompson Town Hall, 815 Riverside Drive, North Grosvenordale, CT 06255  
and via Zoom

Topic: Zoning Board of Appeals

Time: Nov 14, 2022 07:00 PM Eastern Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/82639780309?pwd=SzNJd3hqV2xSK1FOQWlyL3ZEL2NVdz09>

Meeting ID: 826 3978 0309

Passcode: 721125

One tap mobile

+13092053325,,82639780309#,,,,\*721125# US

+13126266799,,82639780309#,,,,\*721125# US (Chicago)

[https://us02web.zoom.us/rec/share/PFmyD3lvkuJfIA\\_02zOruhYpEdXjaBa4SSQwdeuBvbmTWA0em8M\\_OMpaBCE3mOy6.ytparyuaU-GLaND1](https://us02web.zoom.us/rec/share/PFmyD3lvkuJfIA_02zOruhYpEdXjaBa4SSQwdeuBvbmTWA0em8M_OMpaBCE3mOy6.ytparyuaU-GLaND1)

Passcode: pv\$eBL98

#### 1. Call to order

Chairman Kevin Beno called the meeting to order at 7:00 PM.

#### 2. Roll call and seating of alternates

Chairman Kevin Beno, Jason St. Onge, Kirby Cunha, Paul Lenky, Ross Dimock

Seating Alternates: Paul Lenky and Ross Dimock were seated as voting members.

Staff Present: Cynthia Dunne, Zoning Enforcement Officer via Zoom; Gloria Harvey, Recording Secretary

#### 3. Public Hearing:

ZBA #22-01 Mark P. Lamontagne, 458 Fabyan Road, North Grosvenordale, CT 06255, Map 19, Block 85, Lot 161, RRAD requesting a Variance for a 12' setback for a detached 2 car garage. Continued from October 12, 2022.

Karen Lamontagne presented amendments to ZBA Application #22-01 as follows:

- Amend setback to 13' side setback
- Amend garage size from 26' 6" x 22' 4" to 24' x 28'

Amending 13' will give a 7' setback to the property line.

Kevin Beno moved and Ross Dimock seconded the motion to close the Public Hearing. The vote was unanimous.

4. Discuss Public Hearing and Possible Action

ZBA #22-01 Mark P. Lamontagne, 458 Fabyan Road, North Grosvenordale, CT 06255, Map 19, Block 85, Lot 161, RRAD requesting a Variance for a 12' setback for a detached 2 car garage. Continued from October 12, 2022.

Karen Lamontagne presented amendments to ZBA Application #22-01 as follows:

- Amend setback to 13' side setback
- Amend garage size from 26' 6" x 22' 4" to 24' x 28'

**Kirby Cunha moved and Paul Lenky seconded the motion to approve amended ZBA Application #22-01.**

Discussion followed noting the following concerns: lot size, topography, slope of the land. ZEO stated that she has not received any communication regarding this request.

**Hearing no further discussion, the Chairman called for a vote:**

**Kirby Cunha-Yes**

**Jason St. Onge-Yes**

**Paul Lenky-Yes**

**Ross Dimock-Yes**

**Kevin Beno-No**

**The amended ZBA Application #22-01 was approved 4-1.**

5. Approval of Regular ZBA Meeting Minutes

a. ZBA Regular Meeting Minutes October 12, 2022

**Ross Dimock moved and Jason St. Onge seconded the motion to approve the ZBA Regular Meeting Minutes of October 12, 2022. The vote was unanimous**

6. Correspondence

- Town of Webster ZBA Public Hearing Notice
- Town of Webster ZBA Public Hearing Notice
- Town of Webster ZBA Public Hearing Notice
- Town of Webster ZBA Decision
- Town of Webster ZBA Decision Revised
- ZBA Budget Report, September 2022
- CT Federation of Planning and Zoning Agencies Newsletter

7. APPLICATIONS: APPEALS AND VARIANCES-None:

8. APPLICATIONS RECEIVED AFTER AGENDA POSTED: None

9. Old Business:

- a. Paul Lenky asked the ZEO if there was any new information on Bates Auto Parts. ZEO replied no one has contacted her. Kevin Beno asked the ZEO to follow up with Bates Auto on a monthly basis and she agreed to do so.

10. New Business:

- a. Kirby Cunha questioned mandatory schooling for members of Boards and Commissions. The ZEO will follow up and report back to the Board.

11. Next Meeting

Monday, December 12, 2022, 7:00 PM, Merrill Seney Community Room, Thompson Town Hall, 815 Riverside Drive, North Grosvenordale, CT 06255.

12. Adjournment

Paul Lenky moved and Kevin Beno seconded the motion to adjourn. The vote was unanimous,

Respectfully Submitted,

*Gloria Harvey*

Recording Secretary