



TOWN of
THOMPSON
ZONING BOARD OF APPEALS

Minutes
April 14, 2014

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Chairman Dan Roy called the meeting to order at 7:00 PM in the Merrill Seney Room at the Town Hall.

Roll Call: A. David Babbitt Kevin Beno Dan Roy
Ray Faucher, Sr., Leslie Lavallee and John O'Connell, Alternates
A. David Babbitt moved and Kevin Beno seconded the motion to seat all the alternates; the motion carried unanimously.
There was a quorum.

Staff Present: John Mahon, ZEO
Ida Ransom, Recording Secretary

Public Hearings: None

Approval of Minutes

1. **Kevin Beno moved and John O'Connell seconded the motion to accept the minutes of the February 10, 2014 meeting as presented. The motion carried unanimously.**

Correspondence

1. Sent via e-mail
 - a. Agenda and Minutes: Planning and Zoning, March 24, 2014.
 - b. Agenda: Zoning Board of Appeals, April 14, 2014.
2. Sent via regular mail
 - a. Minutes: Zoning Board of Appeals, February 10, 2014.
 - b. Minutes: Planning and Zoning Commission, March 24, 2014.
 - c. Financial Report: March 2014.
 - d. ZEO Activity Report: March.
 - 1) Ray Faucher, Sr. asked the ZEO why the format was changed; he does not like the change.
 - 2) John Mahon, ZEO stated that his supervisor, Mary Ann Chinatti had instructed him to use the current format on November 12, 2013.
 - 3) Ida Ransom stated it was her understanding that this was the format the Planning and Zoning Commission preferred.
 - 4) It was suggested that Ray Faucher contact Mary Ann Chinatti with his concerns.
3. Other correspondence
 - a. Copies of the Bylaws that were revised were distributed to each member.

Applications and Appeals

1. **Appeal 13-02:** Lisa Knight, 317 County Home Road, Thompson, Morning Star Farm Pet Resort LLC; Map 109, Block 34, Lot 1-M, R-40 --Operating legally under the 2002 variance. Unfounded neighbor's complaint.
Grievance: Limits to number of dogs not in variance approval. Imposing would be a financial detriment to business.
 - a. **Kevin Beno moved and A. David Babbitt seconded the motion to accept the appeal application; the motion carried unanimously.** This will be on the May 12, 2014 agenda.

Applications and Appeals Received after Agenda Posted

1. Alison Dodd, 54 Chase Road, asked that a variance be accepted although the application was not fully completed. She stated this is to build a 24 foot by 32 foot barn and that set-backs do not meet the 150 feet requirements.

a. **A. David Babbitt moved and Kevin Beno seconded the motion to accept the application with the stipulation that the completed application and fees be in by Thursday, April 17.**

A. David Babbitt – Yes

Kevin Beno - Yes

Ray Faucher, Sr. – No

Leslie Lavallee – Yes

John O’Connell – Yes

Dan Roy - Yes

The motion carried. This will be on the May 12, 2014 agenda.

Old Business: None

New Business: None

Citizens’ Comments

1. Rodney Brooks, 42 Center Street, explained his situation and what he is trying to do which is to cap his old cess pool, install a septic system and utilize a different well; this would be after he purchases some neighboring lots. The ZEO has denied his proposal; this was not put in writing and does not have to be per the ZEO. It was the consensus that Rodney Brooks will need to apply for a variance and come back before the Board. The ZEO will guide him through the process.

Commissioners’ comments: None

Future Meetings

1. The next meeting will be held Monday, May 12, 2014 at 7 PM in the Merrill Seney Room, Town Hall.

Adjournment

1. **Kevin Beno moved and John O’Connell seconded the motion to adjourn; the motion carried unanimously.**

2. Chairman Roy adjourned the meeting at 7:22 PM.

Ida Ransom
Recording Secretary