

Town of Thompson

Zoning Board of Appeals

Tuesday, June 9, 2020

Work Session 6:30 p.m. - Meeting 7:00 p.m.

Join Zoom Meeting <https://us02web.zoom.us/j/83448456586>

AGENDA

AERO STAR PETROLEUM, INC.

21 East Broadway
Monticello, NY S/B/L: 31.-1-22

Area variance:

(1) Lot area for retail store from required 40,000 sq.ft. to proposed 16,553 sq.ft. (2) front yard setback for retail store from required 40' to proposed 27' (3) rear yard setback for retail store from required 50' to proposed 10' (4) front yard setback for canopy on East Broadway from required 40' to proposed 6' (5) front yard setback for canopy on Rose Valley Road from required 40' to proposed 18' (6) side yard setback for canopy from required 25' to proposed 16' (7) combined side yard setback for canopy from required 50' to proposed 34' (8) accessory structure closer to the road than the main structure.

THE ORCHARD @ TOWNER FARM, LLC

Cimarron Road
Monticello, NY S/B/L: 31.-1-75

Area variance:

Front yard setback from required 50' to proposed 43'.

17 DOWNS LLC

5-17 Downs Road
Monticello, NY S/B/L: 23.-2-54.1

Area variance:

(1) Required parking spaces from 78 spaces to proposed 63 spaces (2) front yard setbacks for bungalows from required 100' to proposed 30' and (3) applicant is seeking an interpretation for §250-21B(3).

CALCUTTA, INC.

104 North Shore Road
Rock Hill, NY S/B/L: 36.-6-10

Area variance:

(1) Front yard setback (Lakeside) required 50' to proposed 42.83' (2) accessory structure setback to main structure from required 10' to proposed 6' and (3) percentage of lot coverage from required 10% (existing = 10.56%) to proposed 11.56%.

PLEASE TAKE NOTICE, that effective immediately and based upon notices and health advisories issued by Federal, State and Local officials related to the COVID-19 virus, the Town of Thompson will not be holding in-person meetings. Until further notice, all future Zoning Board meetings (including Public Hearings) will be held via videoconferencing, as permitted by the NYS Open Meetings Law. Due to public health and safety concerns, the public will not be permitted to attend at the remote locations where the Zoning Board members will be situated. The public, however, will be able to fully observe the videoconferencing meeting and comment at appropriate times. To the extent internet access is not available; the public can attend via telephone by dialing (+1-646-558-8656). As always, the public can email written comments or questions by 4:30 pm on the day of the meeting addressed to planning@townofthompson.com.

PLEASE TAKE FURTHER NOTICE, that the Zoning Board Meeting of Tuesday, June 9, 2020 may be accessed as follows:

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Dial by your location +1 646 558 8656 US (New York)
Meeting ID: 834 4845 6586

