

TOWN OF SEYMOUR, CONNECTICUT

ZONING BOARD OF APPEALS

Public Hearing Minutes

Date: August 6, 2026 7:00PM

Location: Seymour Community Center

Community Room

20 Pine Street, Seymour, CT 06483

COPY RECEIVED
DATE: 8/13/26
TIME: 4:29 PM
TOWN CLERK'S OFFICE

1. Call to Order / Roll Call (P. Whilhelmy, P. Chapla, P. Wetowitz, S. Walsh, A. DeFelice - a)

The meeting was called to order and roll call was conducted.

Regular member B. Lynch was reported absent due to vacation. A motion was made and seconded to seat alternate Anthony DeFelice in Mr. Lynch's place. Motion by S. Walsh, 2nd P. Wetowitz, carried unanimously by voice vote (4-0).

2. ZBA-26-3 — 28 Rimmondale Street

Location Approval — Automobile Services / Motor Vehicle Repair

The Chair read the legal notice concerning Application ZBA-26-3, 28 Rimmondale Street, Seymour, Connecticut, seeking location approval for automobile services, specifically motor vehicle repair.

Applicant Presentation

Donald Smith Jr., P.E., appeared on behalf of the property owner and presented the application.

Mr. Smith stated that:

- The property is located in the GI-2 Zone.
- The parcel contains approximately 0.9 acres, or slightly more than 40,000 square feet.
- The parcel is an existing nonconforming lot in a district requiring approximately 85,000 square feet.
- The lot width ranges from approximately 100 to 132 feet.
- The proposed lease area for the automobile repair operation is approximately 9,000 square feet.
- The existing building contains two service bays and three vehicle lifts.
- No new construction is proposed as part of the location-approval application.

The applicant stated that the matter before the ZBA was limited to whether the proposed location was appropriate for motor vehicle repair and did not constitute approval of a site plan, variance, new construction, or other zoning matters.

Public Comment

A written objection from a neighboring property owner was read into the record. No other public comment was noted.

Applicant Response

The applicant's representative disputed the characterization of the property as a junkyard and referenced the applicable zoning definition.

The applicant maintained that the presence or storage of motor vehicles does not, by itself, establish a junkyard use and argued that certain motor vehicle parts are excluded from the applicable definition.

The applicant further stated that outdoor storage, screening, setbacks, existing violations, and related matters were zoning enforcement or site-plan issues separate from the location-approval determination before the ZBA.

The Board discussed the application and the scope of its authority.

Motion P. Wetowitz close Public Hearing, 2nd P. Chapla carried unanimously by vote **(5-0)**.

Submitted

M. Marganski, ZEO