



Telephone: 413-267-4100  
Fax: 413-267-3726  
Website: [www.monson-ma.gov](http://www.monson-ma.gov)

March 24, 2022

**VIA EMAIL AND REGULAR MAIL**

Mr. William O'Donnell, President  
Quaboag Rider's Inc.  
31 King Avenue  
Monson, MA 01057

**RE: TOWN OF MONSON – REQUEST FOR ZONING ENFORCEMENT  
DATE OF REQUEST: SEPTEMBER 22, 2021  
ADDRESS: 31 King Avenue, Monson  
(the "Request for Enforcement")**

**DECISION OF ZONING ENFORCEMENT OFFICER**

Dear Mr. O'Donnell:

As you are aware, the Select Board is currently serving as the Zoning Enforcement Officer ("ZEO") for the Town of Monson. The ZEO held a public meeting to discuss the aforementioned Request for Enforcement on February 28, 2022 at 6:00 pm. The hearing was continued until March 21, 2022 so that the ZEO could view the site on March 4, 2022.

The ZEO determined that you are in violation of Sections 3.3.1 of the Zoning Bylaw by expanding the hill climb without obtaining a Special Permit in accordance with Section 3.3.2 of the Zoning Bylaws. Further, the ZEO determined that you are in violation of Sections 6.6, 6.6.5 and 6.6.6 relative to the removal of earth and the filling of land without obtaining a Special Permit as required by said provisions of the Zoning Bylaw.

Based upon the foregoing, **YOU ARE HEREBY ORDERED TO CEASE AND DESIST THE USE OF THE PROPERTY, INCLUDING BUT NOT LIMITED TO THE HILL CLIMB IN ITS ENTIRETY, UNTIL SUCH TIME AS THE HILL CLIMB IS RETURNED TO THE STATE IT WAS IN PRIOR TO THE ENACTMENT OF THE ZONING BYLAWS IN THE TOWN OF MONSON. FAILURE TO**

March 24, 2022

Page 2

**COMPLY WITH THIS CEASE AND DESIST MAY RESULT IN THE IMPOSITION OF FINES IN ACCORDANCE WITH THE ZONING BYLAWS.**

Any party aggrieved by the action of the ZEO may appeal to the Zoning Board of Appeals in accordance with M.G.L. c. 40A, §§8 and 15 and Section 7.2.6 of the Town of Monson Zoning Bylaws within thirty (30) days of the date of this decision.

Sincerely,



ZONING ENFORCEMENT  
OFFICER

cc: Mr. James Bregaines, Esq. via email  
Mr. Christopher Myhrum, Esq. via email