

EAST LYME PLANNING COMMISSION

East Lyme Town Hall, Upper Meeting Room
108 Pennsylvania Avenue, East Lyme, Connecticut

FILED

CHAIRMAN: Brian Schuch
SECRETARY: Rita Palazzo
RECORDING SECRETARY: Brooke Stevens
TOWN PLANNER: Gary Goeschel II

July 25 2016 AT 3:00 AM/PM
Karen Yulko at
EAST LYME TOWN CLERK

CALL TO ORDER

I ROLL CALL + PLEDGE OF ALLEGIANCE

CALL FOR ADDITIONS TO THE AGENDA

II CALL FOR PUBLIC DELEGATIONS

Public Delegations is the time when members of the public are invited to speak to the Commission about certain matters. Issues or concerns related to approved subdivisions under construction and in-house proposals or general topics of discussion are open to comment. Items, referrals, or applications subject to a decision by the Commission, a public hearing, or in litigation may not be discussed. During delegations, the members of the Commission will not directly answer questions or make comment.

III REPORTS

- A Communications
- B Zoning Representative: Zoning Minutes + Agenda
- C Ex-Officio: Holly Cheeseman
- D Planning Director: Gary Goeschel II
- E Sub-Committees
 - Sustainable Development and Climate Adaptation
 - Walkability
- F Chairman Brian Schuch

IV APPROVAL OF MINUTES

Motions are filed with the Town Clerk within 48 hours. Minutes are posted within seven days as per the Connecticut State Statutes.

- A July 7, 2016 Regular Meeting Minutes

V SUBDIVISIONS + RE-SUBDIVISIONS

- A Subdivisions Overview

MEETING AGENDA
TUESDAY, 2 AUGUST 2016, 7:00PM

VI ZONING REFERRALS [Connecticut General Statute 8-3a]

Proposed changes in zoning regulations or boundaries shall be referred to the Planning Commission for a report that shall contain the findings of the Planning Commission on consistency of a proposed regulation or boundaries changes with the Plan of Development and any other recommendations the Planning Commission deems relevant. Failure of the Planning Commission to report prior to or at the hearing shall be taken as approval of such proposals. The report of the Planning Commission regarding such proposal shall include the reasons for the commission's vote and shall be incorporated into the records of any public hearing held thereon by the Zoning Commission. A proposal disapproved by the Planning Commission may be adopted by the Zoning Commission by a vote of not less than two-thirds of all the members of the Zoning Commission.

- A Request for a Text Amendment to the East Lyme Zoning Regulations by the East Lyme Zoning Commission, to amend Section 25.3.3-1, Public Notice Signs, to add the following paragraph; "Notwithstanding the above section, applicants for annual special permit renewals for restaurant outdoor dining facilities in CA or CB Zones where alcohol is served shall not be required to post an on premises public notice advertising sign".
- B Request for a Text Amendment to the East Lyme Zoning Regulations by the East Lyme Zoning Commission, to amend Section 1.27 Farming (Definition), by adding the word "bees" after the word "poultry".

VII MUNICIPAL REFERRALS [Connecticut General Statute 8-24]

No municipal agency or legislative body shall (1) locate, accept, abandon, widen, narrow or extend any street, bridge, parkway or other public way, (2) locate, relocate, substantially improve, acquire land for, abandon, sell or lease any airport, park, playground, school or other municipally owned property or public building, (3) locate or extend any public housing, development, redevelopment or urban renewal project, or (4) locate or extend public utilities and terminals for water, sewerage, light, power, transit and other purposes, until the proposal to take such action has been referred to the commission for a report. The failure of the commission to report within thirty-five days after the date of official submission of the proposal to it for a report shall be taken as approval of the proposal. In the case of the disapproval of the proposal by the commission the reasons therefore shall be recorded and transmitted to the legislative body of the municipality.

- A. Request of the Town of East Lyme for the narrowing of Latimer Drive from Chesterfield Road (Route 161) to its intersection with Cavasin Drive. This section of the roadway is approximately 380' long and 40' wide. The Town proposes to narrow the road to 30' wide, taking 5' from either edge to maintain consistency with other town roads in this area.

VIII OLD BUSINESS

- A Plan of Conservation and Development: 2019 Update

IX NEW BUSINESS

XI ADJOURNMENT