

TOWN OF EAST LYME

ZONING COMMISSION

OCTOBER 20 2016

REGULAR MEETING MINUTES

Members Present:

Terence Donovan  
John Manning  
Norm Peck  
George McPherson  
William Dwyer  
James Liska, Alternate (Sat for Meeting)  
David McIlhenney, Alternate (Did Not Sit)  
Peter Lukas, Alternate (Did Not Sit)

FILED

Oct 25 20 16 AT 8:50 AM / PM  
(Carmen Mulholland, ATC)  
EAST LYME TOWN CLERK

Also Present:

Mark Zamarka, Town Attorney  
Ed O'Connell, Town Attorney  
Rose Ann Hardy, Ex-Officio  
Rita Franco-Palazzo, Planning Representative

Absent:

Matthew Walker, Chairman  
Bill Mulholland, Zoning Officer

CALL TO ORDER

Mr. McPherson called the meeting to order at 7:33 p.m.

PLEDGE OF ALLEGIANCE

Mr. McPherson led the assembly in the Pledge of Allegiance.

Mr. McPherson sat Mr. Liska as a regular member for the meeting.

PUBLIC DELEGATIONS

There were no public delegations.

1. EXECUTIVE SESSION – PENDING LITIGATION – JAG CAPITAL DRIVE

The members entered Executive Session to discuss pending litigation. They asked the Town Attorneys and Ex-Officio to join them.

**Motion (1) Mr. Liska moved to exit Executive Session with no action taken.**

Seconded by Mr. Dwyer.

Motion Passed 6-0.

2. REQUEST OF KEITH B. NEILSON, PE OF DOCKO, INC., FOR MR AND MRS JOHN RANELLI, OWNER, FOR A COASTAL AREA MANAGEMENT REVIEW FOR THE RE-CONSTRUCTION OF A STONE GROIN, INCLUDING NEW REINFORCED CAST CONCRETE FOOTING WITH GEOTEXTILE WRAPPED CRUSHED STONE BASE, AT 225 GIANTS NECK ROAD, NIAHTIC, CONNECTICUT, EAST LYME ASSESSOR'S MAP 4.10, LOT 7.

This item was continued.

### 3. 2017 ZONING COMMISSION MEETING SCHEDULE

Motion (2) Mr. Donovan moved to approve the 2017 meeting schedule.

Seconded by Mr. Liska.

Motion Passed 6-0.

### 4. APPROVAL OF MINUTES OF OCTOBER 6, 2016

Motion (3) Mr. Donovan moved to approve the October 6, 2016 Minutes.

Seconded by Mr. Dwyer.

Motion Passed 6-0.

## OLD BUSINESS

### 1. SUB-COMMITTEE MIXED USE IN CB ZONE

Mr. Donovan stated Mr. Mulholland is working on it.

## NEW BUSINESS

### 1. ANY BUSINESS ON THE FLOOR, IF ANY BY THE MAJORITY VOTE OF THE COMMISSION

Mr. Peck stated on the next agenda he would like to have us schedule a public hearing for a text amendment to eliminate convalescent homes from industrial zones.

Mr. Liska stated we should look into the light industrial zoning regulations.

Mr. McPherson suggested we have Mr. Mulholland look it over.

Mr. Peck stated at the next meeting we should instruct Mr. Mulholland to come up with a text amendment.

**2. ZONING OFFICIAL**

Mr. Mulholland was not present.

**3. COMMENTS FROM EX-OFFICIO**

There were no comments.

**4. COMMENTS FROM ZONING BOARD LIAISON TO PLANNING COMMISSION**

He did not attend.

**5. COMMENTS FROM CHAIRMAN**

Mr. McPherson stated there has been an ongoing issue with people emailing us for FOI requests. Do not respond to them, forward it to the First Selectman.

Mr. McIlhenney asked about Bride Brook parking issues.

The members suggested he contact Parks and Recreation.

**ADJOURNMENT**

**Motion (4) Mr. Dwyer moved to adjourn at 8:30 p.m.**

**Seconded by Mr. Liska.**

**Motion Passed 6-0.**

**Respectfully Submitted,**



**Karen Miller Galbo  
Recording Secretary**