

Town of East Lyme
AGENDA
East Lyme Zoning Commission
Regular Meeting

June 6, 2019 - 7:30 P.M. East Lyme Town Hall
108 Pennsylvania Avenue, Niantic, CT 06357

Call the June 6, 2019 East Lyme Zoning Commission Meeting to Order

Pledge of Allegiance

Public Delegations - Time set aside for the public to address the Commission on subject matters not on the Agenda.

Public Hearing –

1. Application of Eric J. Garofano, Esq., Agent for John H. Drabik, Owner, for a Special Permit for construction of a 175' tall amateur radio tower to be located on property identified in the application as Ancient Highway, East Lyme Assessor's Map 30, Lots 1 and 2. (Open and Continue without discussion to June 20, 2019 meeting).
2. Application of Danielle Kierzianis, for a text amendment to the East Lyme Zoning Regulations to add "Dog Grooming" to Section 11, LI, under Permitted Uses.

Regular Meeting

1. Application of Eric J. Garofano, Esq., Agent for John H. Drabik, Owner, for a Special Permit for construction of a 175' tall amateur radio tower to be located on property identified in the application as Ancient Highway, East Lyme Assessor's Map 30, Lots 1 and 2.
2. Application of Danielle Kierzianis, for a text amendment to the East Lyme Zoning Regulations to add "Dog Grooming" to Section 11, LI, under Permitted Uses.
3. Request of Teddy Ignatiadis, for Main Street Grille for a modification of a Special Permit for Outdoor Dining to include live entertainment at 252 Main Street, Niantic.
4. Application of Guy's Oil Service Station, Inc., Owner, for a Coastal Area Management Site Plan (CAM) and a Site Plan Review (Section 24) to construct a 28,800± sq ft garage/storage building at 79 W Main St and 87 W Main Street, East Lyme Assessor's Map 11.1 Lot 1, and East Lyme Assessor's Map 11.3 Lot 101.
5. Mixed Use in CB Zone – Subcommittee discussion with Commission
6. Approval of Minutes of May 2, 2019

FILED IN EAST LYME
CONNECTICUT
May 29 2019 AT 11:43 AM/PM
Brooke Stevens ATC
EAST LYME TOWN CLERK

Old Business

1. Subcommittee-Site Plan Requirements/Architectural Regulations
2. Report regarding Chapman Farms Enforcement Action (G. Goeschel, Town Planner)

New Business

1. Application of Pazz Construction, Applicant, for Margaret Prokop, Co-Conservator/Owner, for a zone change from existing RU-40 to CA of a portion of the property at 285 Boston Post Road, East Lyme Assessor's Map 30.1 Lot 59.
2. Application of Pazz Construction, Applicant, for Margaret Prokop, Co-Conservator/Owner, for a special permit for the construction of four units of elderly housing at 285 Boston Post Road, East Lyme Assessor's Map 30.1, Lot 59.
3. Any business on the floor, if any by the majority vote of the Commission.
4. Zoning Official
5. Comments from Ex-Officio
6. Comments from Zoning board liaison to Planning Commission
 - a. Peck – 6/4/2019
 - b. Thurlow – 7/9/2019
 - c. Walker – 8/6/2019
 - d. Donovan – 9/3/2019
7. Comments from Chairman

Adjournment

Matt Walker, Chairman