

Town of

P.O. Drawer 519
Department of Planning &
Inland Wetlands

*Gary A. Goeschel II, Director of Planning /
Wetlands Enforcement Officer*




East Lyme

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MEMORANDUM

TO: East Lyme Planning Commission,
William Mulholland, Zoning Official

FROM: Gary A. Goeschel II, Director of Planning / Wetland Enforcement Officer 

DATE: May 10, 2021

RE: Zoning Referral – Application of East Lyme Zoning Commission to amend Section 25.4.3-1 to add “should a public hearing for a Special Permit be continued the applicant shall modify or replace the sign and add language announcing the continuance which shall include the time, date, and location of said hearing.”

Upon review of the above referenced Zoning Referral with the 2020 Plan of Conservation and Development, I have the following comments:

The proposed amendment will require applicants to modify or update the signage which, is required to be posted on the lot or premises 15-days prior to any public hearing on a special permit, if the public hearing for such Special Permit is continued. The update or modification shall announce the continuance the public hearing and include the date, time, and location of said public hearing.

2020 POCD GOALS:

1. Maintain the traditional New England character of the community and enhance the Niantic and Flanders Village identities of East Lyme.
2. Establish a coordinated, cooperative system of land-use decision making to ensure that development continues to meet high performance standards, specifically with regard to open space preservation, view corridor protection, environmental protection, sustainability, and landscaping and building design treatments consistent with East Lyme’s New England setting.

- 3. Promote Compatible and Sustainable Economic Development**
- 4. Support and cultivate a wide variety of economic activities that may be easily integrated into the community with little or no adverse impact on community resources.**
- 5. Promote agricultural industries.**
- 6. Identify and preserve the natural, historic, cultural and environmental resources and habitats of the community.**
- 7. Protect East Lyme's native ecosystems, biodiversity and maintain the quality of East Lyme's wetlands, watercourses, and groundwater.**
- 8. Promote wise use of land in the coastal area, which recognizes the importance of the Town's coastal resources and existing water-dependent uses.**
- 9. Preserve existing period, historic New England style structures and sites through the use of Certified Local Government ("CLG") designation of historic properties, the Connecticut State Register and National Register of Historic of Historic Places or other implements, to include Historic Society.**
- 10. Preserve the tradition of public access to East Lyme's shoreline, while weighing such access against the need to protect sensitive shoreline and inland water resources, and the rights of property owners.**
- 11. Provide park and recreational facilities that meet the diverse needs of residents and visitors of all ages.**
- 12. Provide facilities and services for a municipal government that meet future needs and maintain the quality and range of municipal services and facilities desired by the townspeople while maintaining and diversifying the tax base.**
- 13. Develop adequate water supply to meet current and future demand for public water in the Town.**
- 14. Provide solid waste disposal that maximizes the recovery and recycling of materials.**
- 15. Provide sanitary waste disposal in a manner that protects the Town's resources.**
- 16. Provide for the safe, convenient, and efficient movement of people and goods through and within the town by developing a planned transportation system, which serves local traffic, through traffic, and pedestrian movement while ensuring the preservation of community character.**
- 17. Encourage and Participate in Cooperative Efforts to Promote the Health and Welfare of all in East Lyme and the Southeastern Connecticut Region.**
- 18. Prepare for the impacts of climate change and sea level rise along our town's coastline.**

**2020 POCD
Compatibility:**

As the proposed regulation would require the Public Notice signage which, is currently required to be posted on the premise 15-days prior to the public hearing for a Special Permit, to be updated, replaced, or modified in the event a public hearing for a special permit is continued, and shall announce the continuance and include the time, date, and location of said hearing, the proposed regulation continues to support the Town's coordinated, cooperative system of land-use decision making to ensure that development continues to meet high performance.

Therefore, it is moved that the East Lyme Planning Commission finds the proposed text amendment referenced above **CONSISTENT / INCONSISTENT** with the East Lyme 2020 Plan of Conservation and Development for the following reasons:

- 1.
- 2.
- 3....