

**EAST LYME ZONING COMMISSION  
PUBLIC HEARING I  
Monday, FEBRUARY 14th, 2005  
MINUTES**

FILED IN EAST LYME <sup>P</sup>  
*Feb 22*, 2005 AT *3:45* <sup>M</sup>  
*X. A. Blais, etc.*  
EAST LYME TOWN CLERK

The East Lyme Zoning Commission held the Application of Jeffrey McNamara Public Hearing for a change of Zone from R-10 to CB Commercial for property identified as 100 Pennsylvania Ave., Niantic CT, on February 14, 2005 at Town Hall, 108 Pennsylvania Avenue, Niantic, CT. Chairman Nickerson opened the continued Public Hearing and called it to order at 7:35 PM.

**PRESENT:** Mark Nickerson, Chairman, Rosanna Carabelas,  
Secretary, Ed Gada, Shawn McLaughlin,  
Marc Salerno, Alternate, William Dwyer, Alternate

**ALSO PRESENT:** Attorney Jeffrey McNamara, Applicant  
William Mulholland, Zoning Official  
Norm Peck  
Rose Ann Hardy, Ex-Officio, Board of Selectmen

**ABSENT:** Pamela Byrnes, William Henderson, Alternate

**PANEL:** Mark Nickerson, Chairman, Rosanna Carabelas,  
Secretary, Ed Gada, Shawn McLaughlin,  
Marc Salerno, Alternate, William Dwyer, Alternate

**Public Hearing I**

**1. Application of Jeffrey McNamara for a change of Zone from R-10 to CB Commercial for property identified in the Application as 100 Pennsylvania Avenue, Niantic, (Parcel A) Lot 13 on East Lyme Assessor's Map 17.3.**

Mr. Nickerson noted for the record that Mr. Salerno, Alternate was seated at the table.

Mr. Peck addressed the Chair and said that he believed that he has a conflict of interest with this Application and would like to recuse himself.

Mr. Nickerson seated Mr. Dwyer, Alternate at the table. Mr. Peck seated himself in the audience.

Mr. Nickerson said that they had some correspondence regarding this application to read into the record.

Ms. Carabelas, Secretary, read the following correspondence into the record:

- ◆ Letter dated 11/17/04 to Wm. Mulholland, ZEO from Jeffrey A. McNamara – Re: Zoning Change 100 Pennsylvania Avenue, Niantic, CT – noting that the zone change request is just for Parcel A and not Parcel B - as shown on the map enclosed.
- ◆ Letter dated 2/14/05 to EL Zoning Commission from Wm. Mulholland, Zoning Official – Re: Zone Change – Parcel A, 100 Pennsylvania Avenue, Niantic, Connecticut – stating that the request is for Parcel A only and the subject property is approximately 10,515 ft. in lot area with a two-story single family house and an accessory building that has been used as a garage. Also indicated - the property to the north is R-10 and occupied by the Town Hall, to the west is a vacant residential lot and to the south of State Street is property that is being used as offices.

Mr. Nickerson read the following correspondence into the record:

- ◆ Letter dated 1/25/05 to Rosanna Carabelas, Secretary EL Zoning Commission from Robert Baron, Acting Chair SECCOG Reference Committee – Re: Proposed Zone change for 100 Pennsylvania Avenue – finding that it is not within 500 feet of a municipal boundary, therefore not required to be referred to them.

Ms. Carabelas read the following correspondence into the record:

- ◆ Letter dated 1/12/05 to Mark Nickerson, Chairman EL Zoning Commission from Greg Ellis, Secretary, EL Planning Commission – Re: Referral – Application of Jeffrey McNamara/Zone Change 100 Pennsylvania Avenue – finding the Application CONSISTENT with the Plan of Conservation & Development and noting the reasons from the POCD.
- ◆ Letter dated 2/11/05 to Mark Nickerson, Chairman EL Zoning Commission from Michael Giannattasio, Director of Public Works – Re: Referral/Zone Change RU-10 to CB Commercial at 100 Pennsylvania Avenue Parcel A – noting that the Water & Sewer Commission determined that the zone change in question has an existing water service and no sewer service available.
- ◆ Letter dated 2/10/05 to Mark Nickerson, Chairman, Zoning Commission from Wayne Fraser, First Selectman – Re: 100 Pennsylvania Avenue zone change request – stating that he has always considered the Town Hall property at 108 Pennsylvania Avenue to be a natural buffer between the commercial and residential zones and that it was an oversight years ago that the property in question was not re-zoned to CB Commercial.
- ◆ Letter dated 2/14/05 to Mark Nickerson, Chairman, Zoning Commission from Wayne Fraser, First Selectman – Re: Question raised by staff regarding the Town's interest in property identified as 100 Pennsylvania Ave. – indicating that the Board of Selectmen is always interested in any land that becomes available for sale that abuts existing municipal properties, especially in light of the process of looking for a new public safety location. However, they understand that this property is currently under option and therefore are not moving on it.
- ◆ Letter dated 2/14/05 to EL Zoning Commission from William H. Budds, Smith Insurance, Inc. – Re: 100 Pennsylvania Ave., zone change – stating that as a business owner (Smith Insurance) in Niantic that he is in favor of the zone change at 100 Pennsylvania Ave., from residential to commercial, feeling that it would be beneficial to Niantic and East Lyme.

Mr. Nickerson called for the applicant to give their presentation.

Jeffrey McNamara, applicant for the 100 Pennsylvania Ave., zone change said that he would like to present a petition to the Commission that was signed by a number of people along with two letters from people who wanted to be present this evening but could not make it. He submitted these to the Chair who entered the petition, signed by approximately 55 people, into the record as **Exhibit 1** and the two letters (one from Louise Patterson and the other from Webster Scott) into the record as **Exhibit 2**.

Mr. McNamara explained on a plan the property under discussion and the current location of his office, which is property that is owned by Mr. Mountzoures. He noted that if they look at the property, that it appears to be one tract of land but in reality and from an ownership point of view it has always been two lots. Mr. Nebelung and Mr. Bonelli purchased both lots several months ago. Although the Assessor's Map has it as one lot, in reality there are two lots and Parcel A, the front lot is all that he is interested in. The house and garage are on this lot and it is about a quarter of an acre. He said that he has no interest in purchasing the other lot. He said that he received a phone call from a client of his a few weeks ago indicating that they had heard that a substantial commercial property was going in at 100 Pennsylvania Ave., possibly a gas station and that it would no longer be a law business. He said that he hopes that the Commission would see that with a quarter of an acre that there is no way that this property could support a larger commercial use and that there is obviously a lot of misinformation out there with respect to this property. He said that this also is not spot zoning as it is an extension of an existing commercial (CB) zone. Spot zoning indicates granting an exception and this is just an extension or deepening of an existing zone, which goes along with the Plan of Development of the Town as the Planning Commission, has already indicated. A zone change will be upheld if it is in accordance with the comprehensive plan of zoning. Also, while the Town Hall is residential by zone, it is commercial by nature. In addressing the issue of 'creeping commercialism' he noted that the Town Hall is the stopping point just as Mr. Fraser's letter has indicated.

Mr. McNamara said that he had also read Dr. Beebe's editorial in The Day and that she had also sent him a letter indicating her reasons why she was against this change. She indicated to him that she feels that a zone change will alter the character of the village – he said that he does not feel that a zone change to a quarter of an acre piece of property will alter the character of the village or the Town. She also indicated that this would be a drastic change in a residential area – he said that considering what it is bordered by, that this is really not a concern. She also said that if he were to acquire the larger tract that it would open it to other uses – he said

that she is absolutely correct about that however, he has no desire to purchase it or to alter his profession in law. Also, he would have to come before this Commission to do anything with that vacant lot, which he does not want anyway. He said that he felt that it was important for the Commission to understand his intent for this small tract of land - and that he would be happy to answer any of their questions.

Ms. Carabelas said that usually when there is a zone change from residential to commercial that there has to be a hardship proven –

Mr. McNamara said no that is for a variance –

Mr. Gada said that he has heard nothing about the building itself and asked if he had any plans for it.

Mr. McNamara said that he would have to create a waiting room in the inside and make some cosmetic changes inside but structurally the building is in good shape and for his purposes it suits him fine. He said that he would use the garage for storage and would also make four to five parking spaces.

Mr. Mulholland noted that the legal ads were published in the New London Day on 1/21/05 and 2/1/05. He noted that while the Legal Ad included Parcel B that because it was advertised 'broader' than the scope of the application that the Commission could entertain the zone change. He also noted that the Certificates of Mailing were submitted and are in the file.

Mr. Nickerson explained the process for comments from the public and called for those who wished to speak in favor of the application.

Ruth Smith, 26 Woodland Road, Niantic said that she would like to voice her opinion as it pertains to the proposed zone change to 100 Pennsylvania Ave. Public opinion in opposition has been rampant that this would be a 'drastic' change and alter the character of the area. She said that she disagrees that it would be a drastic change and does not believe that it would alter that area of the Town. She believes that it would benefit the Town. According to the Planning Commission Minutes of January 4, 2005 the parcel is located on the corner of State Road and Pennsylvania Ave. with the POCD specifically recommending that it be re-zoned specifically to establish a transitional zone between residential and commercial. If this is re-zoned, the parcel is much too small to support a gas station or hotel as has been expressed without a special permit approved by the Town. This law practice has had a long history of being a good neighbor to the Town. His effort should be applauded as he is seeking to make a permanent commitment to the Town through owning rather than renting. She submits that the zone change should indeed be approved.

Rob Tukey, 111 Sleepy Hollow Road said that he has lived in Town all of his life and in listening to this presentation it seems to fit right in with the comprehensive plan. This zoning change makes sense and he thinks that it is something that should be adopted.

David Gibson, 7 Applewood Common, said that his feeling is that for those who know the McNamaras' – they know that they represent the highest integrity and values and that they exhibit this all the time. Their current business is quite sound and he feels that we should do everything to keep people such as Jeff within our Town rather than moving them out.

Joanne Frank, 19 Morton Street said that she has only been here for seven years however she supports Attorney McNamara because she thinks that the village area needs more businessmen like him. He can practice his law practice anywhere but he chooses to stay here in the village. Having a small local attorney is good for the area and the village. She supports this whole-heartedly.

Arnold Danielson, 4 Carlisle Lane, Niantic said that he has known Jeff and his father for many years. He has a fine law firm and he needs room for expansion and he would support this 100%.

Donald Gerwick, 11 Pleasant Drive Extension, Niantic said that his family has owned property in Town since the late 1940's. He has come to know Attorney McNamara over the years and finds him to be a pillar of the community. He said that as an individual who deals with land on a regular basis that he finds it hard to imagine that re-zoning a quarter of an acre parcel of land could have any impact on the area in question.

Brendan McKeever said that he is the Attorney for the owners (Ken McKeever and Francis McTighe) of 81 Pennsylvania Ave. – which is the building where Dairy Queen is located. He said that his clients are in favor of

the application because the property is surrounded by commercial property and the only property owners who do abut to this parcel do not object to this zone change. Although the property is zoned residential currently, it is on a commercial strip and at the corner of intersecting roads and for all these reasons, his clients are in favor of the change.

John Bonelli, 12 South Trail, Niantic said that he has lived in Niantic all of his life and has two children in the school system. He said that he is here in favor of Jeff McNamara's zone change. He said that he owns the property behind the house and has no problem with re-zoning the corner as State Road right now has a very real, mixed use. They have all of the liability of a commercial area but none of the benefits seeing as it is a residential area. He thinks that this can be a quiet change to our commercial landscape and stay in line with the village look. With no sewers in the road, it would be difficult to expand there. He said that they presently do not have the desire to change the zone on the back property nor do they have the desire to sell it to Jeffrey McNamara.

Mr. Nickerson called for anyone else wishing to speak in favor of the application –  
Hearing no one –  
He called for anyone wishing to speak against the application –

Bill Mountzoures, 88 Smith Street, Niantic said that he was not there to speak for or against, he wanted to clarify a statement that Bill said. The uses of the property that he and his wife own have always been zoned CB. He said that he currently has one building empty and Bill said that it was offices, and that is wrong. He said that he could rent it for any use under the CB and not just as office use. It has, in fact been a barbershop and plumbing supply at various times. He said that he and his wife are always careful of their tenants. Also, it has been mentioned about a Neighborhood Business Zone however, that is only a concept and the Commission cannot take it into consideration now as it may or may not come to pass. Also, the Planning Commission makes recommendations in the Plan of Conservation and Development however that is what they are - only recommendations and they do not have the authority to force anyone to do anything. He said that he was speaking for himself and that he just wanted to clarify that his buildings have had and seen a variety of uses over the years and not just as offices.

Dr. Josephine Beebe, 9 Dodge Court said that her property abuts the Town Hall property at the rear. She said that she expounded on the village concept in her editorial that was published in the New London Day. She said that there has been a subtle demarcation between residential and commercial since zoning began in 1954. Attempts to re-zone in the past have not been successful. Someone mentioned that there are a number of vacant commercial sites in Town. In having these vacant commercial properties available she questioned the need to create another commercial area. She noted that some of the previous speakers and Jeff himself pointed out that the Town Hall property is zoned residential and that the residential area extends all the way to the Midway Mall except for the Trakas Sunoco which was there before zoning existed. In summary she said that this change would alter the character of the area just for someone's personal goals. A decision such as this should be made by a long-range planning board and based on need. Once a property is zoned commercial, it will remain that way in time. The Commission is acting for henceforth years. She said that she also asked the Zoning Enforcement Officer if the rear parcel were added to this one if something else could be built there and he said yes it would allow for a wider range of things. She said that this seems to be spot zoning to satisfy a personal need and she urges denial of this request. She presented a request signed by 88 people who urge denial of this application and asked that it be entered into the record. She read the four items listen on the request to the Commission. (Attached at end of Minutes) This was entered into the record as **Exhibit 3**.

Mr. Mulholland asked if 20% of the signatures were from people who lived within 500' of that property.

Dr. Beebe said that she did not know, that she had asked him how many people were required and he said 100, then 500 and she was not sure.

Mr. Mulholland said that was not true – he had told her that would change the procedure and again asked if she knew if 20% of the signatures were from people who live within 500' of the property.

Dr. Beebe said that she could not find that information at the Town Hall, she looked as best she could. She said that she also had something more to submit to them – a copy of her editorial.

Mr. Nickerson entered this into the record as **Exhibit 4**.

Joanne Pillar, 76 Laurelwood Drive said that she is in the process of having 3 Dodge Court renovated so that she can move there. She has been listening to the pros and cons tonight and while it does not seem like much

now – what bothers her is to just change the zoning. What happens if after five to ten years Jeff decides to retire and the building goes up for sale – the zoning goes with it. She does not like the idea of them setting a precedent and asked that they think about this carefully before making a decision.

Steven Palmer, 105 Pennsylvania Ave., Niantic said that he owns the property across the street and he and his wife are not too concerned with a law office being there as it is not a big impact on the corner. But, they feel that once they change that piece of property that the property that Mr. Bonelli owns is something that he bought to make money and he could change his mind tomorrow and ask for a change to commercial. So, he feels that changing this would not benefit the village of Niantic and he does not think that this is appropriate and he would ask them to think long and hard about this before making a decision.

Mr. Nickerson asked if anyone else wished to speak regarding this application –  
Hearing no one – he asked if there were any questions from the Commission – hearing none –  
Mr. Nickerson asked if there was any rebuttal from the applicant.

Mr. McNamara said that he would be brief. He said that he would like to address the issue of the concerns that were expressed regarding other areas being changed if this change were made. He said that obviously this Commission has control over any other zone changes that would be made. A zone change cannot occur unless this Commission allows it. So, the concerns over future development and over changes to areas in the future could be addressed at that time, as they would have to come before this Commission.

Ms. Carabelas asked if he was moving because he was expanding his business.  
Mr. McNamara said no, he has been renting at his current location for about 10 years and he would like to own his own building. He said that he also needs more space for storage, as he is somewhat limited in his current location.

Mr. Nickerson asked if there would be enough room for the four or five parking spaces.  
Mr. Mulholland said that while he thought so, the discussion on that could not take place at this time as the Commission has not acted on the application.

Bill Mountzoures, 88 Smith Street, Niantic said that he has lived in the village for 52 years. He wanted to say that the buildings that they bought in 1960 and 1965 were dilapidated and derelict and that they rehabilitated them and they have always taken pride in them. They have also always used them for the intended uses and he hopes that the character of the village remains the character of the village.

Mr. Nickerson asked if there were any other questions –  
Hearing none –  
Mr. Nickerson called for a motion to close this public hearing.

**\*\*MOTION (1)**

**Mr. Salerno moved to close this Public Hearing.**

**Ms. Carabelas seconded the motion.**

**Vote: 6 – 0 – 0. Motion passed.**

Mr. Nickerson closed this Public Hearing at 8:40 PM.

Respectfully submitted,

Karen Zmitruk,  
Recording Secretary

to: The East Lyme Zoning Commission  
Mark Nickerson, Chairman

Josephine P. Beebe PhD  
9 Dodge Court  
Niantic CT 06357

Exhibit 3

Date of Hearing: Feb. 3, 2005

January 26, 2005

We the undersigned request the East Lyme Zoning Commission to deny the application for a change of zone from R-10 (residential) to CB (commercial business) at 100 Pennsylvania Avenue. All the petitioners herein reside within 500 feet of the proposed zone change.

1. A zone change at 100 Penn. Ave. from R-10 to CB would alter the character of an area that has served the community as a RESIDENTIAL neighborhood area for well over 50 years; this would be at the request of a sole individual.
2. Such a drastic change in a stable residential area, if considered at all, should be made only after careful deliberation by a Town long-range planning board, taking into consideration such things as a) the need for additional commercial sites, b) overall effect on community development, c) traffic-flow, etc.
3. Though the stated intended use for 100 Penn. Ave., if granted CB, appears benign, once a property is designated Commercial Business (CB) it is open to any commercial enterprise thereafter.
4. Granting a zone change in this isolated instance appears to be spot-zoning to accommodate an individual's needs vs. a zone change initiated to benefit the community.

5 DODGE COURT  
Dawn + Gary Griswold

Dawn Griswold  
Gary Griswold

16 50 Anne St.  
Gail San Juan  
Gail San Juan

11 Joanne St.  
MAURA BENNETT →  
Zoning - PH I - 2/14/05

122 Penn Ave  
Sean Tra Kas  
Sean Tra Kas

THOMAS SHERMAN  
Thompson  
Thompson

13 Jo Anne St  
Laura Dietz  
Laura Dietz  
Laura Dietz

7 Joanne St Niantic  
PAUL WHITE

2 DODGE COURT  
Guy Nigro  
Guy Nigro  
Laura Nigro  
Laura Nigro

3 DODGE COURT  
Joann Pillar  
Joann Pillar

To: The East Lyme Zoning Commission  
Mark Nickerson, Chairman

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Joseph P. Beebe  
9 Dodge Court

Shirley P Ward  
15 State Rd.

Doris B. Frates  
17 State Rd. G.

John R. Raine  
30 Lincoln St.

Harry S. Hrnard  
7 Dodge Ct.

Hazel R. Howard  
9 Dodge Court

M. Powell  
103 Penn Ave

Bill Cavangh  
103 Penn Ave

Linda Squires  
34 Lincoln St.

Rene Veilleux  
34 Lincoln St.

Edward Newport  
25 No. Washington Ave.

15 Lincoln St

To: The East Lyme Zoning Commission  
Mark Nickerson, Chairman

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Frankie Reynolds	FRANKIE REYNOLDS	8/10 Smith St,
John E. Reynolds	John E. Reynolds	8/10 Smith St,
Arlene Havens	Arlene Havens	8 Jo Anne St.
Constance Provenzano	Constance Provenzano	4 Jo Anne St.
Bill West	Bill West	12 Jo Anne St
Frank R. Ranelli	FRANK R. RANELLI	5 Luce Ave.
Kathleen J. Kushman	Kathleen J. Kushman	107 Pennsylvania Ave.
Gail Glenn	Gail Glenn	75 Walnut Hill Rd.
Rene N. Bernini	8 Honeycreek Ln →	

To: The East Lyme Zoning Commission  
Mark Nickerson, Chairman

Date of Hearing: Feb. 3, 2005

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14 Smith Ave.  
Despina Boras  
Despina Boras

24 Smith Ave  
Chad E Robertson  
Chad Robertson  
24 Smith Ave.  
Susanne Robertson  
Susanne Robertson

53 Smith St.  
Michael A Andrews → 

50 Smith St.  
Kerr. Bond 

20 Lincoln St  
James V. Laquotteria  
James V. Laquotteria

10: The East Lyme Zoning Commission  
Mark Nickerson, Chairman

Date of Hearing: Feb. 3, 2005

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14 STATE Rd.  
PATRICK PATTERSON  
*[Signature]*

16 GRAND ST  
DENNIS HOISINGTON  
*[Signature]*

23 Grand St  
Woodside  
22 grand st  
Josephine Shelton  
Josephine Shelton

14 STATE RD  
Louise Patterson  
Louise PATTERSON  
Clara T. Levant  
Clara T. Levant

30 GRAND ST.  
22 GRAND ST.  
MERLE SHELTON  
Merle Shelton

11 GRAND ST.  
Lynne Powell  
Lynne Powell

11 GRAND ST  
Christine Perkins  
Theodate Lockhart  
Theodate Lockhart  
33 GRAND ST ↑

33 GRAND ST.  
*[Signature]*  
Bruce Delee.

To: The East Lyme Zoning Commission  
Mark Nickerson, Chairman

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Patricia M Howard	PATRICIA M HEWARD	99 Penna Avenue
Karen Green	Karen Green	27 Lincoln St.
Richard W. Green Sr.	RICHARD W. GREEN SR.	27 LINCOLN ST.
on Del	marlin GEE	32 Torb Ave
David K. Blodgett	David K. Blodgett	18 No. Wash. Ave.
Jane F. Blodgett	Jane F. Blodgett	18 No. Wash. Ave.
Rob L Burrows	ROBERT BURROWS	21 No. WASHINGTON AVE
Stephen Palmer	Stephen Palmer	105 Pennsylvania Ave.
Laurie Palmer	Laurie Palmer	105 Pennsylvania Ave

To: The East Lyme Zoning Commission  
Mark Nickerson, Chairman

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Roy J. Smith	Roy J Smith	36 Church Lane East Lyme CT 06333
John D. Bernier	L.M. BERNIER	8 Honey suckle 06311
Ruth Pflom	Ruth Pflom	10 Nelson Dr. EL 06333
Azizul H. Quazi	AZIZUL H. QUAZI	187 up. Paltagansett Rd
Gerard Goldstein	Gerard Goldstein	56 Spring Rock Rd. E.L. 06333
Jack Williams	Jack Williams	57 Osway Hills - Niantic
Suraya S. Quazi		187 upper Paltagansett Rd
Sam R. Elam	Sam R. Elam	23 Laurel Hill Dr. South
Rain Mackay	RAIN MACKAY	94 W. Main St #1

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1. A zone change at 100 Penn. Ave. from R-10 to CB would alter the character of an area that has served the community as a RESIDENTIAL neighborhood area for well over 50 years; this would be at the request of a sole individual.
2. Such a drastic change in a stable residential area, if considered at all, should be made only after careful deliberation by a Town long-range planning board, taking into consideration such things as a) the need for additional commercial sites, b) overall effect on community development, c) traffic-flow, etc.
3. Though the stated intended use for 100 Penn. Ave., if granted CB, appears benign, once a property is designated Commercial Business (CB) it is open to any commercial enterprise thereafter.
4. Granting a zone change in this isolated instance appears to be spot-zoning to accommodate an individual's needs vs. a zone change initiated to benefit the community.

Chad Buhle  
10 Lincoln St.  
Michael A. Trask  
19 Lincoln Street  
Mae S. Trask M.A.T.  
19 Lincoln Street  
Chris Cooper  
9 N. Washington Ave  
Niantic, CT 06357

Mandy Cluff  
25 Beckwith St  
Niantic, CT  
Carol Tinkel  
22 No. Washington Ave  
Niantic, CT  
Kathy Cooper  
9 N. Washington Ave  
Niantic CT 06357

Kevin Cooper  
9 North Washington  
Niantic CT 06357  
Dennis Woodworth  
11 N. Washington Ave  
Niantic 06357  
Suz Ellen Nugent  
25 N. Washington Ave  
Niantic ct.

To: The East Lyme Zoning Commission  
Mark Nickerson, Chairman

Date of Hearing: Feb. 3, 2005

January 26, 2005

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Kristin Delea	Kristin Delea	35 Grand St. Niantic
Sonya P. Housington	SONYA P. HOISINGTON	16 GRAND ST. NIANTIC
Robert Cutillo	ROBERT CUTILLO	7 GRAND ST. NIANTIC.
Mary Gadbois	Mary Gadbois	358 Boston Post Rd E.L.
Robert Gadbois	Robert Gadbois	358 Boston Post Rd E.L.
Mary Ellen Gladue	Mary Ellen Gladue	101 Pennsylvania Ave Niantic
Wilfred H. Gladue	Wilfred H. Gladue	101 Pennsylvania Ave. Niantic
Robert J. Gladue	Robert J. Gladue	11 King Arthur Dr.

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Walter C Davis  
31 N Washington Ave

Richard Kushman  
107 Pennsylvania Ave.

Sharon R Stewart	SHARON STEWART	6 Ramble Ave Niantic
George P. Petelin	GEORGE P. PETELIN	6 Ramble Ave.
Carolyn A. Tornstrom	CAROLYN A. TORNSTROM	3 Lotimer Dr. E.L.