

Town of East Lyme

Agenda

East Lyme Zoning Commission

Public Hearing & Regular Meeting

September 1st 2005 - 7:30 P.M. East Lyme Town Hall

108 Pennsylvania Avenue, Niantic, CT 06357

AMENDED

FILED IN EAST LYME
Aug 26, 2005 AT 8:30 M

LABOR
EAST LYME TOWN CLERK

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 Niantic Main Street to amend the East Lyme Zoning Regulations to permit outdoor dining/patios and to modify Section 25.5 by eliminating the restriction permitting apartments (Mixed Use) only over retail and office uses in CB Zones. *(Continued from August 18th, 2005.)*
2. Application of Strive, LLC. for a Special Permit for a mixed use at 247 – 249 Main Street, Niantic, Connecticut. This property is further identified as East Lyme Assessor's Map 12.1, Lot 108.
3. Affordable housing application of Landmark Development Group, LLC for (a) amendment of Section 32 of the East Lyme Zoning Regulations ("Affordable Housing District") and (b) rezoning the property identified in the application as land of Jarvis of Cheshire, LLC and Sargent's Head Realty Corporation, identified on East Lyme Tax Assessor's Map 27, Lot 14; Map 31, Lot 4; Map 31.2, Lots 3 & 8; Map 32.1, Lots 2 & 36; Map 32, Lot 1, from its existing zoning designation to an affordable housing district designation. *(Continued from August 18, 2005.)*

Regular Meeting

1. Call to order.
2. Approve the minutes of August 18th, 2005 Public Hearing I, Public Hearing II, Public Hearing III, & Regular Meeting.
3. Application of Niantic Main Street to amend the East Lyme Zoning Regulations to permit outdoor dining/patios and to modify Section 25.5 by eliminating the restriction permitting apartments (Mixed Use) only over retail and office uses in CB Zones.
4. Application of Strive, LLC. for a Special Permit for a mixed use at 247 – 249 Main Street, Niantic, Connecticut. This property is further identified as East Lyme Assessor's Map 12.1, Lot 108.
5. Affordable housing application of Landmark Development Group, LLC for (a) amendment of Section 32 of the East Lyme Zoning Regulations ("Affordable Housing District") and (b) rezoning the property identified in the application as land of Jarvis of Cheshire, LLC and Sargent's Head Realty Corporation, identified on East Lyme Tax Assessor's Map 27, Lot 14; Map 31, Lot 4; Map 31.2, Lots 3 & 8; Map 32.1, Lots 2 & 36; Map 32, Lot 1, from its existing zoning designation to an affordable housing district designation.

Old Business

1. Stormwater
2. Aquifer Protection
3. Subcommittee – Niantic Village (Mark Nickerson & Marc Salerno.)

New Business

1. Application of Terry Mitchell to amend the East Lyme Zoning Regulations to allow HUD Section Multi-Family/Multi-Story dwellings in SU Zones.
2. Any business on the floor, if any by the majority vote of the Commission.
3. Zoning Official
4. Comments from Ex-Officio
5. Comments from zoning board liaison to Planning Commission
6. Comments from Chairman
7. Adjournment

Mark Nickerson

Mark Nickerson, Chairman
August 25th, 2005