

**EAST LYME ZONING COMMISSION
PUBLIC HEARING I
Thursday, FEBRUARY 21st, 2008
MINUTES**

The East Lyme Zoning Commission held a Public Hearing on the Application of Theodore A. Harris for Gateway Development/East Lyme LLC to amend the East Lyme Zoning Regulations to add proposed Section 11.A.9 to serve as an alternative to the existing Zoning regulatory guidelines in the Gateway Zoning District and which would establish Zoning requirements for development under a set of 'Master Development Plan' regulations providing specific criteria for mixed-use development, building sizes, eligibility, submission requirements, approval criteria, implementation phasing and public improvements, on Thursday, February 21, 2008 at the East Lyme Town Hall, 108 Pennsylvania Avenue, Niantic, CT. Chairman Nickerson noted that this Public Hearing had been continued until the March 6, 2008 meeting of the Commission.

PRESENT: Mark Nickerson, Chairman, Marc Salerno, Acting Secretary,
Ed Gada, Norm Peck, Bob Bulmer, Alternate, William Dwyer,
Alternate

ALSO PRESENT: John Birmingham, Alternate

ABSENT: Rosanna Carabelas, Secretary, Steve Carpenteri

PANEL: Mark Nickerson, Chairman, Marc Salerno, Acting Secretary,
Ed Gada, Norm Peck, Bob Bulmer, Alternate, William Dwyer,
Alternate

Pledge of Allegiance

The Pledge was observed.

Public Hearing I

1. **Application of Theodore A. Harris for Gateway Development/East Lyme LLC to amend the East Lyme Zoning Regulations to add proposed Section 11.A.9. This proposal serves as an alternative to the existing Zoning regulatory guidelines in the Gateway Zoning District and would establish Zoning requirements for development under a set of 'Master Development Plan' regulations. The proposal provides the specific criteria for mixed-use development (retail & residential), building sizes, eligibility, submission requirements, approval criteria, implementation phasing and public improvements.**

Mr. Nickerson said that, at the last meeting of the Commission that they had continued this Public Hearing to the March 6, 2008 meeting of the Commission.

Respectfully submitted,

Karen Zmitruk,
Recording Secretary

FILED IN EAST LYME TOWN
CLERK'S OFFICE

Feb 21 20 *08* at *3:50* *AM*
PM

Esther B. Williams

EAST LYME TOWN CLERK