

EAST LYME ZONING COMMISSION FILED IN EAST LYME TOWN
REGULAR MEETING CLERK'S OFFICE
DECEMBER 6, 2001 Dec 14 20 01 at 1:00 PM

MINUTES

Esther B. Williams
EAST LYME TOWN CLERK

The East Lyme Zoning Commission held a Public Hearing and Regular Meeting on Thursday, December 6, 2001 at the Town Hall, 108 Pennsylvania Ave., Niantic, CT. Mrs. Hardy, Ex-officio called the meeting to order at 7:30 PM.

PRESENT: Athena Cone, David Chamberlain, Mark Nickerson, Shawn McLaughlin, Norman Peck, Ed Gada, Alternates William Dwyer and Mark Salerno.

Absent:

Also present: William Mulholland, Zoning Officer; Rose Ann Hardy, ex-officio.

REGULAR MEETING

Panel: Mr. Nickerson, Mr. McLaughlin, Mr. Gada, Mr. Peck, Mrs. Cone and Mr. Chamberlain.

Mrs. Hardy opened the meeting at 7:30 PM for the Election of Commission Secretary, Chairman and Alternate.

MOTION (1) Mr. Nickerson nominated Mrs. Cone Secretary of the East Lyme Zoning Commission.
Mr. Peck seconded the nomination.
Vote in favor: Unanimous

MOTION (2) Mr. Peck nominated Mr. Nickerson Chairman of the East Lyme Zoning Commission.
Mr. Gada the nomination.
Vote in favor: Unanimous

MOTION (3) Mrs. Cone nominated Robert Bulmer Alternate to the East Lyme Zoning Commission.
Mr. Gada seconded the nomination.
Vote in favor: Unanimous

MOTION (4) Mr. Peck moved to continue until Thursday, December 13, 2001 at 7:30 PM the Public Hearing II –Application of Atty. Timothy Bates, agent for Aces High RV Park, 301 Chesterfield Rd., for a Special Permit to allow year-round recreational camping on the park premises.
Mr. Chamberlain seconded the motion.
Vote in favor: (6-0), Unanimous

Following Public Hearing I and Public Hearing II, Mr. Nickerson opened the Regular Meeting at 9:35 PM.

REGULAR MEETING

1. Mr. Nickerson called the Regular Meeting to order at 9:35 PM.
2. Acceptance of the Minutes of November 1, 2001 Meeting.
Tabled until the next Regular Meeting.
3. Application of KIC Development to amend Section 18 of the Zoning Regulations by adding new Section 18.1.5.2.

Mr. Nickerson invited comment and questions from the Commission members.

Mr. Peck stated that he supported the amendment. The amendment applies to only one existing site in town and the sign can only be maintained in its present condition or better. He added that in his opinion, approval of the amendment would ultimately benefit the site as well as the town economically.

Mr. Chamberlain and Mr. McLaughlin concurred. Mr. McLaughlin also noted that the amendment applies to only one site, which is unique.

MOTION (5) Mrs. Cone moved to approve the application of KIC Development to amend Section 18 of the Zoning Regulations by adding new Section 18.1.5.2 which states “ Notwithstanding any provision of Section 18 to the contrary, because of their unique characteristics, any legal pre-existing non-conforming freestanding sign which is in excess of 50-feet in height and within 50-feet of Connecticut Interstate 95 may be used as a billboard sign as defined in these regulations without regard to the provisions in Section 18.1.12.8 (1-7).
Mr. Chamberlain seconded the motion.
Vote in favor: (6-0), Unanimous
Effective upon publication on 12/14/01.

NEW BUSINESS

1. None
2. Correspondence
 - a. Memo dated November 13, 2001 from First Selectman Wayne Fraser to the Zoning Commission, Planning Commission, Conservation Commission, and Economic Development Commission announcing a town-wide meeting on Monday, December 10, 2001 at 7:00 PM.
3. Any Business of the floor, if any, by the majority vote of the Commission.
Mr. Peck requested that all information pertinent to applications coming before the Commission for Public Hearing be sent to the Commission members prior to the Hearing in order that they can familiarize themselves with the materials prior to the opening of the Hearing.
Mr. Mulholland stated that the information provided prior to the Hearings has been what information is available at the Zoning Office at the time of the mailing.
4. Comments from Zoning Official – none

5. Comments from Ex-officio – none
6. Comments from Zoning Liaison to Planning Commission. - none
7. Comment from Chairman
Mr. Nickerson thanked the Commission members for their support in electing him Chairman.
He stated he would do his best to fulfill the responsibilities of the position.
8. Adjournment

MOTION (6) Mr. Chamberlain moved to adjourn the Regular Meeting at 10:00 PM.
Mr. McLaughlin seconded the motion.
Vote in favor: (6-0), Unanimous

Respectfully submitted,



Anita M. Bennett
Recording Secretary
10 December 2001