

See
Corrected
Measurements
for Yacht Club
on Jan. 5, 1995
Minutes

E. Taylor
Record Secy

Town of East Lyme

P.O. DRAWER 519

NIANTIC, CONNECTICUT 06357

Filed In East Lyme Town
Clerk's Office

ZONING COMMISSION

REGULAR MEETING
December 1, 1994

Dec 5, 1994 AT 3:00 ^{AM}_{PM}
Lesley A. Blais
Clerk East Lyme Town Clerk

The regular meeting was called to order shortly after the close of the Public Hearing. Norman Peck III returned to his place at the table.

MINUTES OF NOV. 17th.

MOTION by Mr. Dwyer to approve the Minutes of Nov. 17, 1994 with one change: Under Municipal Parking on Pge. 4, it was suggested that the third paragraph should come before the second paragraph.

Seconded by Mr. Peck, and so voted (4-0). Voting aye: Messrs. Peck, Dwyer, Formica, Fraser.

3. Application of Niantic Bay Yacht Club to amend Section 25.5 of the East Lyme Zoning Regulations to allow yacht clubs by Special Permit.

MOTION by Paul Formica: To approve the application of Niantic Bay Yacht Club to amend Section 25.5 of the East Lyme Zoning Regulations to allow yacht clubs by Special Permit, subject to Table of Minimum Controls:

1. It shall be located on a plot of not less than five acres.
2. No building shall be located within 100 feet of any street line nor within 150 feet of any other property line
3. No activity shall be carried on which results in objectionable noise audible off the premises.

In addition add the definition- 1.64 YACHT CLUB- A club whose primary function is to further the enjoyment of yachting and which may consist of meeting facilities, storage facilities for boats and boating equipment belonging to members, dining facilities and docking facilities, anchorages or moorings.

Seconded by Mr. Dwyer, and so voted (4-0). Voting aye: Messrs. Dwyer, Formica, Peck and Fraser.

This amendment will become effective upon publication.

REASON: It is in accordance with our water dependent uses, which are state ordinances.

4. Election of Commission Officers.

Mr. Peter Hunt was present to moderate the meeting during the election of officers, which was also being recorded.

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Mr. Dwyer nominated Wayne Fraser to be chairman; seconded by Norman Peck III.

Mr. Formica moved to close nominations.

Mr. Hunt asked if there were any other nominations (3 times), and hearing none, written ballots were distributed.

Mr. Hunt declared Wayne Fraser unanimously elected (4 ayes). Only regular members may vote- ayes were: Formica, Dwyer, Peck and Fraser.

Wayne Fraser nominated Paul Formica for secretary, seconded by Mr. Dwyer.

Hearing no other nominations, Mr. Hunt distributed paper ballots.

Mr. Hunt declared Paul Formica elected Secretary (4 ayes-0). Both officers are to serve for the coming year.

Mr. Hunt was thanked for serving at this election.

NEW BUSINESS

Mr. Peck asked about going to a public hearing on Shared Parking. He said he had a minor change in mind. This hearing will be held on Jan. 15, 1995.

On Jan. 5, 1995 the Commission could go into subcommittee work.

Ex-Officio Rep., Donn Jourdan, congratulated the two newly elected officers and said he feels Zoning has done more for the town in the past year than any other commission. He reminded the Commission of the need to study the budget plans soon, and it should be noted that there is litigation coming up this next year.

Mr. Fraser stated he would like members to contact him about any matters they would like to have brought up. He said he would like to bring Planning Commission in to give us advice earlier than the night of the hearing. He would also like to see businesses and the public come in with information who feel that Zoning is still prohibitive to some businesses.

Mr. Fraser announced receipt of the resignation of Paul Smith, Alternate Member, and noted it was filed with the Town Clerk.

A Special Meeting will be held on December 8, 1994 at six p.m. at the Town Hall for the purpose of selecting an alternate member to serve Mr. Smith's unexpired term out.

Moved to adjourn about 9:15 p.m. by Mr. Dwyer, seconded by Mr. Fraser, and so voted unanimously.

Attest:
Elizabeth J. Taylor
Elizabeth J. Taylor
Recording Secretary