

Town of

Zoning Department

William Mulholland
Zoning Official



East Lyme

108 Pennsylvania Ave

Niantic, Connecticut 06357

(860) 691-4114

Fax (860) 691-0351

Richard Gordon, Chairman
East Lyme Planning Commission
Town of East Lyme
108 Pennsylvania Ave
Niantic, CT 06357

February 4, 2026

RE:

Referral/ Zoning Regulation Text Amendment Proposal

Dear Mr. Gordon,

I am writing to refer the following application for your review and comment in accordance with Section 8-3 a of chapter 124 of the Connecticut General Statutes.

Application of Jeffrey A McNamara for a proposed Text Amendment to Section 5 by adding Section 5.2.10 to permit Educational or Philanthropic use by a nonprofit corporation on 50 acres or more in the RU-40 Zone subject to Special Permit with additional controls in Section 25.5, of the East Lyme Zoning Regulations.

The Zoning Commission has scheduled a public hearing for **March 19, 2026**. Please forward any comments for inclusion into the public hearing record. If you have any questions, please do not hesitate to contact the Zoning Commission staff person, Mr. Mulholland.

Sincerely,

Nancy Kalal
Secretary, East Lyme Zoning Commission

Hand delivered to G. Goeschel: February 6, 2026

Town of East Lyme

108 Pennsylvania Ave.
Niantic, CT 06357
Ph. (860) 691-4114
Fax: (860) 691-0351

Received

Zone TA Permit # 2 2026

Town of East Lyme
Land Use

APPLICATION FOR ZONING REGULATION TEXT AMENDMENT

Date of Application: January 30, 2026 Email: jeff@mcnamaralaw.net

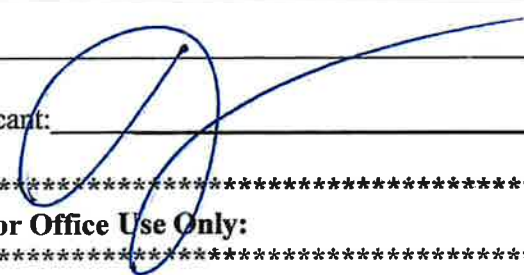
Applicant's Name: Jeffrey A. McNamara

Applicant's Address: 100 Pennsylvania Ave, Niantic CT 06357 Telephone: 860-739-3918

Text Amendment of Section #: Section 5, 5.2.10

DESCRIPTION OF TEXT AMENDMENT OF ZONING REGULATIONS REQUESTED {must comply all other applicable Zoning Regulations of the Town of East Lyme}:

See Attached.

Signature of Applicant: 

Below this line for Office Use Only:

Attach a copy of what is being changed, omitted or added to the Zoning Regulations.

AMENDMENT PROPOSAL ATTACHED ☒ YES ☐ NO

COPIES OF ADJACENT PROPERTIES NOTIFICATION PROVIDED? ☐ YES ☐ NO

PERMIT FEE: TEXT AMENDMENT

Received

FEB 2 2026

Town of East Lyme
Land Use

\$300.00

STATE FEE: \$60.00

CHECK #: 26913

TOTAL DUE:

\$ 360

Date Approved: _____ Date Denied: _____

Approval subject to conditions below:

Dated: _____

East Lyme Zoning Commission

ATTACHMENT

Educational or philanthropic use by a nonprofit corporation on 50 acres or more. Said use shall include education and philanthropic events or gatherings to be outlined in the special use permit to be approved by the East Lyme Zoning Commission.