

TOWN OF EAST LYME
ZONING COMMISSION
REGULAR MEETING MINUTES

NOVEMBER 7, 2013

FILED IN EAST LYME
CONNECTICUT
Nov 12 2013 AT 8:45 AM/PM
Brenda D. Quinn ATC
EAST LYME TOWN CLERK

Members Present:

Marc Salerno, Chairman
Matthew Kane
George McPherson
Matthew Walker
Terence Donovan
Norm Peck
Peter Lukas, Alternate
William Dwyer, Alternate

Members Absent:

James Liska, Alternate

Also Present:

Holly Cheeseman, Ex-Officio
Bill Mulholland, Zoning Officer

1. Application of Thomas and Terri Yuhas for a Special Permit for agricultural use to keep/house various farm animals at property identified in the application as 36 Giants Neck Road, Niantic, CT. East Lyme Assessor's map 7.1, Lot 1.

This item was continued with no discussion.

2. Continuation of Application of Keith Neilson, Docko, Inc., Agent for a Coastal Area Management Site Plan Review to reconstruct and restore the coastal bluff at Crescent Beach as property identified in the application as Crescent Beach from Crescent Avenue to South Washington, Niantic, Connecticut.

This item was continued with no discussion.

3. Meeting Schedule for Calendar year 2014.

Motion (1) Mr. Donovan moved to approve the 2014 Regular Meeting Schedule (attached).

Seconded by Mr. Kane.

Motion Passed 6-0.

4. Approval of Minutes of October 3, 2013.

Motion (2) Mr. McPherson moved to approve the Minutes of October 3, 2013.

Seconded by Mr. Kane.

Motion Passed 5-0-1 (Mr. Walker Abstained)

Old Business

1. Sign Sub-Committee

Mr. Walker stated they met tonight. They discussed digital signs, and their uses (municipal vs. private business). They discussed whether that is something this Commission would want in town, and in what locations they would be suitable. It is worthy of significant discussion.

Mr. McPherson stated they also discussed farm signs and directional signs.

Mr. Walker stated they want to move this along on an aggressive schedule. They would like the town attorney to review what we can and can't do.

Mr. McPherson asked if Mr. Mulholland can have something for the Commission at the next meeting.

Mr. Mulholland stated he will try to get something to the town attorney tomorrow, but his response may take a few weeks.

Mr. Walker stated he will coordinate with Mr. Mulholland, and if we do hear back from the town attorney before the next meeting they will schedule a sub-committee meeting.

2. Outdoor Dining Bars Sub-Committee

There was no report.

New Business

1. **Request of Cynthia and Williams Stevens for a text amendment to the East Lyme Zoning Regulations Section 1, 9.2 and 25.5 regarding Pet Daycare and Boarding.**

There was no objection to this item being brought to the floor, and Chairman Salerno asked Mr. Mulholland to schedule this for a Public Hearing.

2. **Any business on the floor, if any, by the majority vote of the Commission**

Mr. Peck requested another sub-committee be formed to review the Zoning Regulations with a goal toward simplifying as it has been quite some time since they have been reviewed.

There was no objection to this item being brought to the floor.

Mr. Mulholland agreed with Mr. Peck that this would be a good item to review.

It was agreed that Mr. Walker, Mr. Peck, Mr. Donovan, and Chairman Salerno would be on the sub-committee. They are aware that they will have to file an Agenda and Minutes for their meetings.

Chairman Salerno stated they will meet the Second Thursday in December, and they will start with definitions.

3. Zoning Official

Mr. Mulholland stated they have been very busy, the phone has been ringing off the hook, there are several projects moving along, Henny Penny, the plans for three buildings across the street from Henny Penny have been presented to him, the Crescent Point addition is going forward, the sidewalk on West Main Street looks good, Gumdrops and Lollipops addition is moving along, the architect for Gary Smith's building said the plans have been completed, the building across from the Midway Mall is moving along. He spent two hours yesterday with Gateway.

4. Comments from Ex-Officio

Ms. Cheeseman stated the Board of Selectmen met last night, and the majority of action was appropriations, the Town has received some FEMA funds, there will be a Special Town Meeting on November 20th, they had discussion of a potential Public Safety Committee looking at what other towns are doing. They also set their meeting schedule for 2014.

5. Comments from Zoning Board Liaison to Planning Commission

Mr. McPherson did not attend the meeting.

6. Comments from Chairman

Chairman Salerno congratulated everyone who was re-elected. This has been a very pro-active Commission, everyone has gotten involved. The new sub-committee will be important, and he is glad Mr. Peck brought that up.

7. Adjournment

Motion (3) Mr. Donovan moved to adjourn the meeting at 8:00 p.m.

Seconded by Mr. Walker.

Motion Passed 6-0.

Respectfully Submitted,



**Karen Miller Galbo
Recording Secretary**

**Town of East Lyme
Zoning Commission
Regular Meeting Schedule
Year 2014**

Regular Meetings are held at the East Lyme Town Hall, Meeting Room #1
On the following listed Thursdays beginning at 7:30 PM
Special Meetings may be called at other times.

Members are requested to advise the Zoning Office @ 691-4114 if they are unable to attend a meeting.

2014 Calendar

**January 2, 2014
January 16, 2014**

**February 6, 2014
February 20, 2014**

**March 6, 2014
March 20, 2014**

**April 3, 2014
April 17, 2014**

**May 1, 2014
May 15, 2014**

**June 5, 2014
June 19, 2014**

July 10, 2014

August 7, 2014

**September 4, 2014
September 18, 2014**

**October 2, 2014
October 16, 2014**

**November 6, 2014
November 20, 2014**

December 4, 2014

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Nov 8 2013 AT 2:00 AM/PM
[Signature]
EAST LYME TOWN CLERK