

TOWN OF EAST LYME

ZONING COMMISSION

JUNE 18, 2015

REGULAR MEETING MINUTES

MEMBERS PRESENT:

MATTHEW WALKER, CHAIRMAN
WILLIAM DWYER
TERENCE DONOVAN
NORM PECK
GEORGE MCPHERSON
JAMES LISKA, ALTERNATE (SAT FOR REGULAR MEETING)
SHAWN SINGER, ALTERNATE

FILED IN EAST LYME
CONNECTICUT
June 20 2015 AT 8:37 AM/PM
Karen Palmer
EAST LYME TOWN CLERK

MEMBERS ABSENT:

MATTHEW KANE
PETER LUKAS, ALTERNATE

ALSO PRESENT:

BILL MULHOLLAND, ZONING OFFICER
RITA FRANCO-PALAZZO, PLANNING REPRESENTATIVE

1. CONTINUATION OF PETITION OF TIMOTHY S. HOLLISTER FOR LANDMARK DEVELOPMENT GROUP, LLC AND JARVIS OF CHESHIRE, LLC UNDER CONNECTICUT GENERAL STATUTES SECTION 8-30G TO REZONE 123.02 ACRES FROM RU-120, ITS EXISTING ZONING DESIGNATION, TO AFFORDABLE HOUSING DISTRICT (SECTION 32 OF THE EAST LYME ZONING REGULATIONS) AND FOR APPROVAL OF A PRELIMINARY SITE PLAN (SECTION 32.9 OF THE EAST LYME ZONING REGULATIONS) WHICH PROPOSES OPEN SPACE OF 87 ACRES FOR PROPERTY IDENTIFIED IN THE APPLICATION AS CALKINS ROAD, EAST LYME, AND FURTHER IDENTIFIED IN SECTION 9 OF SAID PETITION AS BOSTON POST ROAD, (EAST LYME ASSESSOR'S MAP 31.0, LOT 4), 23 CALKINS ROAD, (EAST LYME ASSESSOR'S MAP 32.0, LOT 1) AND QUARRY DOCK ROAD (EAST LYME ASSESSOR'S MAP 27.0, LOT 14).

This item was closed.

2. APPLICATION OF TODD SAKOWSKI, TO AMEND THE EAST LYME ZONING REGULATIONS SECTION 1.79, 9.2.10, 20.20.8 AND 25.5 TO PERMIT THE OPERATION OF A TAPROOM BREWERY

This item was continued to the June 24th meeting.

3. APPLICATION OF JULIE SMART, FOR SMARTY'S, FOR A SPECIAL PERMIT FOR OUTDOOR DINING AT PROPERTY IDENTIFIED IN THE APPLICATION AS 215 MAIN STREET, NIANTIC

This item was continued to the June 24th meeting.

4. APPLICATION OF DAVID J. HAYLON, JR, FOR HAYLON'S DELI, FOR A SPECIAL PERMIT FOR FAST FOOD RESTAURANT AT PROPERTY IDENTIFIED IN THE APPLICATION AS 157 W MAIN STREET, NIAN TIC

This item was continued to the June 24th meeting.

5. APPLICATION OF PATRICK & LORI MASSEY, FOR A SPECIAL PERMIT FOR FAST FOOD RESTAURANT AT PROPERTY IDENTIFIED IN THE APPLICATION AS 44 BLACK POINT ROAD, NIAN TIC

This item was continued to the June 24th meeting.

6. APPROVAL OF MINUTES OF JUNE 4, 2015

On Page 4 it should read Kristin Lambert, not Susan, and her address is 10 Cove Hill Road, not Oak Hill Road.

Motion (1) Mr. Liska moved to approve the Minutes of June 4, 2015 as amended.

Seconded by Mr. McPherson.

Motion Passed 6-0.

OLD BUSINESS

1. SUB-COMMITTEE MIXED-USE IN CB ZONE

They did not meet.

NEW BUSINESS

1. APPLICATION FOR A SPECIAL PERMIT FOR RINGS END LUMBER, FOR A PARKING LOT/STORAGE AREA AT PROPERTY IDENTIFIED IN THE APPLICATION AS 0 HOPE STREET AKA 25 HOPE STREET

Chairman Walker asked that this be scheduled for a Public Hearing.

2. ANY BUSINESS ON THE FLOOR, IF ANY BY THE MAJORITY VOTE OF THE COMMISSION

Mr. Mulholland will go to discuss the umbrellas with the new owners of Village Pizza.

3. ZONING OFFICIAL

Mr. Mulholland stated the main building is done at 38 Hope Street, they asked for 8 CO's, the new restaurant will open next Wednesday, and the building across from it is moving along.

4. COMMENTS FROM EX-OFFICIO

She was not present.

5. COMMENTS FROM ZONING BOARD LIAISON TO PLANNING COMMISSION

There was no report.

6. COMMENTS FROM CHAIRMAN

Chairman Walker asked members to take time to review the exhibits and their notes. The next meeting will be June 24th at 6:00 p.m. at the Town Hall.

7. ADJOURNMENT

Motion (2) Mr. McPherson moved to adjourn at 10:35 p.m.

Seconded by Mr. Donovan.

Motion Passed 6-0.

Respectfully Submitted,

A handwritten signature in cursive script, appearing to read "Karen Miller Galbo".

**Karen Miller Galbo
Recording Secretary**

