

TOWN OF EAST LYME
ZONING COMMISSION
PUBLIC HEARING
DECEMBER 5, 2013

Members Present:

Marc Salerno, Chairman
George McPherson
Matthew Walker
Norm Peck
Peter Lukas, Alternate (Sat for Public Hearing)
William Dwyer, Alternate (Sat for Public Hearing)
James Liska, Alternate

Also Present:

Bill Mulholland, Zoning Officer
Holly Cheeseman, Ex-Officio
Ernest Covino, Planning Commission Representative

FILED IN EAST LYME
CONNECTICUT
Dec 10 2013 AT 8:20 AM/PM
Jessy D. Blais
EAST LYME TOWN CLERK

Members Absent:

Matthew Kane
Terence Donovan

CALL TO ORDER

Chairman Salerno called the meeting to order at 7:33 p.m.

PLEDGE OF ALLEGIANCE

Chairman Salerno led the assembly in the Pledge of Allegiance.

Mr. Dwyer and Mr. Lukas sat as regular members for the Public Hearing.

PUBLIC DELEGATIONS

There were no public delegations.

****The Election of Officers was moved to the beginning of the Public Hearing.**

- a. Ms. Cheeseman called for nominations for the position of Chairman of the Zoning Commission.

Mr. McPherson nominated Marc Salerno as Chairman of the Zoning Commission.

Nomination seconded by Mr. Walker.

Mr. Dwyer stated Mr. Salerno is doing a great job.

Nomination Passed 6-0.

b. Ms. Cheeseman called for nominations for the position of Secretary of the Zoning Commission,

Mr. McPherson nominated Mr. Walker as Secretary of the Zoning Commission.

Nomination seconded by Mr. Peck.

Nomination Passed 6-0.

PUBLIC HEARING

- 1. Application of Rita Fokaidis, for a Special Permit for Mixed Use at property identified in the application as 55 West Main Street, Niantic, Connecticut.**

Mr. Mulholland confirmed that the legal advertisement had run on this item.

Mr. Walker read a letter from Mr. Mulholland.

The applicant stated they originally intended to have retail upstairs, but now they are asking for an apartment. It would be on the second floor, and it will be efficiency. The only issue is the sidewalk that they are asking for a waiver of.

Mr. Mulholland stated there is more than enough parking.

The applicant stated they are just doing interior work and are asking for a waiver of the sidewalk requirement. The whole frontage is already paved. She would like to put in planters out front but there is nowhere to landscape.

There was no public comment.

Mr. McPherson stated they required someone around the corner to put in a sidewalk.

Mr. Mulholland stated the regulations allow them to look at the unique features of different pieces of real estate.

Chairman Salerno stated a lot of times it is based on public safety. The one down the street was a safety issue; in this case there is already a safe walking area.

Mr. Dwyer stated this is a very minor change.

Motion (1) Mr. McPherson moved to close the Public Hearing.

Seconded by Mr. Dwyer.

Motion Passed 6-0.

Respectfully Submitted,

A handwritten signature in black ink, appearing to read "Karen Miller Galbo". The signature is written in a cursive style with a large initial "K".

**Karen Miller Galbo
Recording Secretary**

