

TOWN OF EAST LYME

ZONING COMMISSION

OCTOBER 6, 2011

REGULAR MEETING MINUTES

Members Present:

Marc Salerno, Chairman
Steven Carpenteri
Norm Peck
Mathew Walker
Bill Dwyer, Alternate
James Liska, Alternate

FILED IN EAST LYME TOWN
CLERK'S OFFICE

OCT 11 20 11 pt 8:10 AM PM

Esther B Williams

EAST LYME TOWN CLERK

Also Present:

Bill Mulholland, Zoning Officer
RoseAnn Hardy, Ex-Officio

Chairman Salerno sat Mr. Dwyer and Mr. Liska as regular members for the Regular Meeting.

1. APPLICATION OF THE TOWN OF EAST LYME TO AMEND THE EAST LYME ZONING REGULATIONS SECTION 20.29 ARCHITECTURAL DESIGN REVIEW GUIDELINES.

Mr. Peck stated he feels that they should add "See Appendix B"

Mr. Mulholland stated they could put that in without giving it an item number, such as "Architectural Design Guidelines, See Appendix B."

Mr. Peck feels they should keep Review in the title.

Chairman Salerno didn't feel that if they took the word "review" out it would change anything. They are still guidelines.

Mr. Peck stated the word review sends a message that this is the path this Commission wants developers to take.

Mr. Walker stated the word "review" does give it more teeth.

Mr. Liska suggested calling it "Architectural Design Mandates."

Mr. Walker stated it is extremely well written.

Motion (1) Mr. Peck moved to approve the Application of the Town of East Lyme to amend the East Lyme Zoning Regulations Section 20.29 Architectural Design Review Guidelines to include, as Appendix B, the Section entitled Architectural Review Guidelines, and place at the end of the CB Zone Section 9 the words Architectural Design Review Guidelines, See Appendix B.

Seconded by Mr. Carpenteri.

Motion Passed 6-0.

Chairman Salerno stated we may want to eventually have a packet when someone comes to town to welcome them and get them started.

Mr. Mulholland stated they do have that kind of stuff now.

2. APPROVAL OF MINUTES OF SEPTEMBER 22, 2011.

Motion (2) Mr. Carpenteri moved to approve the Minutes of September 22, 2011.

Seconded by Mr. Walker.

Motion Passed 6-0.

OLD BUSINESS

1. PARKING SUBCOMMITTEE

2. SIGN SUBCOMMITTEE

Chairman Salerno would like to schedule a meeting for the sign subcommittee for next Thursday the 13th at 7:00. He asked Mr. Mulholland to have Jen send Ms. Carabelas an email to let her know. They will pull all of the materials together on this for the next meeting.

NEW BUSINESS

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

Mr. Peck stated they need to have the CDD clarifications made. They have Regulations that are in conflict.

Mr. Mulholland stated he would call Mr. Peck on Tuesday. There is no public hearing needed on this, just administrative adjustments.

2. ZONING OFFICIAL.

A 30,000 square foot building may be coming up east of the Morton House. He is also working on one west of the tracks in the village. He believes the Gateway guys may be working on something. There is also the 1200 square foot addition at the Tire store, and he has talked to the Mitchells, they are doing work where the grocery store was.

3. COMMENTS FROM EX-OFFICIO

Ms. Hardy discussed the historic property on the corner of Bride Brook and Plants Dam Road. There is grant money available for the purchase of that property, but the deadline to apply is October 28th. The owner is interested in having that property preserved.

4. COMMENTS FROM ZONING BOARD LIAISON TO PLANNING COMMISSION

Mr. Liska did not attend.

Chairman Salerno stated Mr. Peck is scheduled to attend on the 18th.

5. COMMENTS FROM CHAIRMAN

6. ADJOURNMENT.

Motion (3) Mr. Walker moved to adjourn the meeting at 8:30 p.m.

Seconded by Mr. Carpenteri.

Motion Passed 6-0.

Respectfully Submitted,



**Karen Miller Galbo
Recording Secretary**