



TOWN OF OLD SAYBROOK Planning Commission

302 Main Street
Old Saybrook, Connecticut 06475

Oldsaybrookct.gov

Norman "Nick" Prevost, Chairman
Douglas S. McCracken, Vice Chairman
Paula S. Kay, Secretary

Kathleen A. Sugland
Jonathan C. Miles

Alternate Members

Michael K. Bender, Alternate
Megan Joufflas, Alternate
Dennis Tulimieri Jr., Alternate

REGULAR MEETING AGENDA HYBRID MEETING

Wednesday, July 6 2022 at 7:00 P.M.
Town Hall, **2nd Floor Conference Room**
302 Main Street, Old Saybrook

Public Zoom Link: <https://zoom.us/j/9569833313?pwd=NndIRm1lenJPS0JBEDVyaHhtMERDQT09>

Meeting ID: 956 9833 3313

Meeting Passcode: 302302

Teleconference Dial-In: (929) 436-2866

One Tap Mobile: <tel://9294362866,,9569833313#>

- I. **CALL TO ORDER**
- II. **ROLL CALL**
- III. **REGULAR BUSINESS**

- A. Minutes
- B. Correspondence

IV. **NEW BUSINESS**

NEXT REGULARLY SCHEDULED
HYBRID MEETING

Wednesday, July 18, 2022 at 7:00 p.m.
Town Hall, 1st Floor Conference Room
302 Main Street, Old Saybrook

**Check our website for dial in information and additional
meeting documents.**

[Planning Commission web page](http://www.oldsaybrookct.gov/planning-commission)

Subscribe to www.oldsaybrookct.gov
for electronic delivery of land use agendas.

- A. **"Max's Place & Big Y Foods" Preliminary Discussion** to amend the Zoning Regulations Section 53 Standards for Automotive Uses to remove distance between fuel-filling devices.
Applicants: Big Y Foods, Inc. & Max's Place, LLC. Agent: Atty. David M. Royston
ACTION: Provide the Applicant with preliminary feedback on proposed text change.
- B. **"Fine Fettle Dispensary" Application for Special Exception Use** for a 4,000 s.f. adult use marijuana dispensary, 233 Boston Post Road, Assessor's Map 44/Lot 11, Gateway Business B-4 District.
Applicant: FFDN ELV, LLC ("Fine Fettle") Agent: Attorney Amy Souchuns
ACTION: Review and report to ZC for 8/1/2022 public hearing
- C. **Petition to Amend the Old Saybrook Zoning Regulations** to amend Section 53, Special Standards Drive-through windows, paragraph H, to include properties with frontage on Route 166.
Applicant: SPR Oasis, LLC Agent: Attorney Edward M. Cassella
ACTION: Review and report to ZC for 7/18/2022 public hearing

V. **COMMITTEE, REPRESENTATIVE & STAFF REPORTS**

VI. **ADJOURNMENT**