



TOWN OF OLD SAYBROOK
Zoning Commission

Robert C. Friedmann, Chairman
Mark R. Caldarella, Vice Chairman
Geraldine M. Lewis, Secretary
Ann Marie Thorsen
Madeleine B. Fish

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Alternate Members
Michael P. Cianfaglione
Joanne Gadon
Justin Terribile

REGULAR MEETING AGENDA

Monday, December 3, 2018 – 7:00 P.M.
Town Hall, 302 Main Street
1st Floor Conference Room

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

- A. **MINUTES**
- B. **CORRESPONDENCE**

IV. **CONTINUED PUBLIC HEARINGS**

- A. **“McDonald’s Restaurant” Application** for Modification to Special Exception for façade renovation, site improvements & signs.
1061 Boston Post Road, Map 28/Lot 15, Restricted Business B-3 District, Pedestrian Node, Coastal Area Management Zone.
Applicant/Owner: McDonald’s Corporation 6/46
Agent: Jeff Bord, P.E.
ACTION: Continue or close by 12/17/2018 NLT 12/23/2018)
- B. **“Off-Site Parking” Petition to Amend the Old Saybrook Zoning Regulations**
To permit off-site parking for permitted principal uses in the Industrial I District, Shopping Center Business B-2 District, and the Marine Industrial District by Special Exception.
Petitioners: 923 Boston Post Road, LLC; LAB Realty, LLC; Max’s Place, LLC; McDonald/Sharpe & Associates, LLC; Mill Meadow Development, LLC; Mill Rock Road Leasing, LLC; Kevin Geenty, Allen Hull, Anthony Izzo & Ron Lyman *Agent: Attorney David M. Royston*
ACTION: Continue or close by 12/17/2018 (NLT 12/23/2018)

V. **PUBLIC HEARINGS**

- A. **“Connecticut Cancer Foundation” Request to modify Special Exception Permit 16-105**
Modify approved landscaping plan to reduce width of northern perimeter landscaping buffer, add perimeter trees to the south and street trees. Add paver walkway and front patio.
15 North Main Street, Assessor’s Map 40, Lot 6 (0.8 ac.) Shopping Center B-2 District, Pedestrian Node
Applicant: CT Cancer Foundation Agent: Joe Wren, P.E.

- B. **“North Cove Shops”** Application for Special Exception for 2,040 s.f. office/retail building and signs.
75 Main Street, Map 37/Lot 36, Central Business B-1 District, Pedestrian Node, Coastal Area Management Zone.
Applicant/Owner: 75 Old Saybrook, LLC Agent: David M. Royston, Esquire

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

VII. **ADJOURNMENT**

<p>☞</p> <p>NEXT REGULAR MEETING</p> <p>Monday, December 17, 2018 at 7:00 P.M.</p> <p>Town Hall, 1st Floor Conference Room 302 Main Street, Old Saybrook</p> <p><i>Subscribe to www.oldsaybrookct.org for electronic delivery of land use agendas.</i></p> <p>☞</p>
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