



TOWN OF OLD SAYBROOK Zoning Commission

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

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Alternate Members
Michael P. Cianfaglione
Justin Terribile
Vacancy

REGULAR MEETING AGENDA

Wednesday, September 4, 2019 – 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

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| | <p>NEXT REGULAR MEETING Monday, September 16, 2019 at 7:00 P.M. 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> | |
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A. **“Hanford Commons”** Application for Special Exception Use. (housing separate 8-30g site plan application)—12,361 s.f. total (0.79 ac.)
Bldg. A: 2,345 s.f. for Retail & Office (3,701 s.f. for 3 dwelling units above)—6,046 s.f.
Bldg. B: 3,091 s.f. for Restaurant (3,224 s.f. for 3 dwelling units above)—6,315 s.f.
 76 Elm St., 96 & 98 Lynde St., (Map 36/Lots 97, 98 & 98-1)
Shopping Center Business B-2 District, Pedestrian Node
 Applicant: Hanford Commons, LLC Agent: Marjorie Shansky, Esq.
ACTION: Continue or close by 9/4/2019 (NLT 9/8/2019) (Full 65 day ext. 11/11/2019)

B. **“Hanford Commons Residences”** Application for Site Plan for Affordable Housing Development CGS 8-30g (businesses separate application)
Bldg. A: 3,701 s.f. for 3 dwelling units (2,345 s.f. Retail & Office below)—6,046 s.f.
Bldg. B: 3,224 s.f. for 3 dwelling units (3,091 s.f. Restaurant below)—6,315 s.f.
 76 Elm St., 96 & 98 Lynde St., (Map 36/Lots 97, 98 & 98-1)
Bldg. C: 8,676 s.f. for 8 dwelling units—8,676 s.f. total (0.46 ac.)
 99 Lynde St., (Map 36/Lot 87), *Residence A District*
Shopping Center Business B-2 District, Pedestrian Node
 Applicant: Hanford Commons, LLC Agent: Marjorie Shansky, Esq.
ACTION: Close and act by 10/21/2019 (NLT 10/23/2019) (Full 65 day ext. 10/23/2019)

V DELIBERATIONS

A. **“Wertheim”** Application for Temp. Special Exception Use/Coastal Site Plan Review – Excavation, filling and grading of 500+/- cubic yds. of earth material (septic 200+/- cubic yards, 300 +/- cubic yards in yard including 15 +/- cubic yards in the VE Flood Zone) associated with the demolition and construction of a new 1,803 s.f. residence. 9,552 s.f. lot, 33 s.f. Inland Wetlands, 120 Sea Lane-2, AKA 118 Sea Lane, Map 13/Lot 79, Residence A District, Coastal Management Zone, FEMA AE11 & VE 14 flood zones.
Applicant: Pamela Wertheim Agent: Joseph Wren, P.E.
ACTION: Deliberate & Act by 10/21/2019 (NLT 10/22/2019)

VI. COMMITTEE, REPRESENTATIVE & STAFF REPORTS

VII. ADJOURNMENT

