



TOWN OF OLD SAYBROOK
Zoning Commission

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Alternate Members
Justin Terribile
Brenda Dyson
Michael Kelly

**REGULAR MEETING AGENDA
HYBRID MEETING**

Monday, May 20, 2024 – 7:00 P.M.
Town Hall, 1st Floor Conference Room
302 Main Street, Old Saybrook

Public Zoom Link: <https://zoom.us/j/92356062093?pwd=WEZSYVdRcm1Dcms4d2wxMGFTVitiZz09>

Meeting ID: 923 5606 2093

Meeting Passcode: 302302

Teleconference Dial-In: (929) 436-2866

One Tap Mobile: <tel://9294362866,,92356062093#>

I. **CALL TO ORDER**

II. **ROLL CALL**

III. **REGULAR BUSINESS**

A. **MINUTES**

B. **CORRESPONDENCE**

IV. **DISCUSSION:**

A. **“Little Polska Polish Deli”** Preliminary Discussion

1271 Boston Post Road, Assessor’s Map , Lot
Restricted Business B-3 District, Pedestrian Node
Applicant: Walter C. Bansley IV

A. **“Myrcene Ale Co.”** Request for live music/entertainment in retail tasting area.

39 Ragged Rock Road, Map 53/Lot 41, Industrial I District
Owner: Ted Zito Applicant: Mike Goregen
ACTION: Discuss request and provide guidance to applicant.

V. **PUBLIC HEARINGS**

A. **“Van Wilgen’s Garden Center”** Application for Special Exception Use for a garden center development with two seasonal greenhouses, shed/outdoor display area and parking on 18,474 s.f. property at 1560 Boston Post Road, Map 26/Lot 30, Gateway Business B-4 District, Coastal Area Management Zone.

Applicant/Owner: White Eagle Enterprises, LLC

Agent: Attorney Edward M. Cassella

ACTION: open ph, continue or close by 6/17/2024 (NLT 6/23/2024)

- B. **“Fine Fettle” Application for Modification to Special Exception** to delete and/or modify Condition 2 of the Commission’s February 2023 special exception approval to eliminate the presale and hourly transaction limits in that condition.

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: open pb, continue or close by 6/17/2024 (NLT 6/23/2024)

VI. ADJOURNMENT

NEXT REGULARLY SCHEDULED
HYBRID MEETING

Monday, June 3, 2024 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.

[Zoning Commission web page](#)

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