



TOWN OF OLD SAYBROOK
Zoning Board of Appeals

*Dorothy T. Alexander
Philip H. Broadhurst
Robert J. McIntyre
Adam Boyd
Kevin Danby*

302 Main Street • Old Saybrook, Connecticut 06475-1741
Telephone (860) 395-3131 • FAX (860) 395-1216
www.oldsaybrookct.org

Alternate Members
*Catherine J. Purcell
Vacancy
Vacancy*

**AGENDA
REGULAR MEETING**

December 13, 2017 at 6:30 p.m.
Town Hall, 1st Floor Conference Room
302 Main Street, Old Saybrook

6:30 p.m.

- I. **CALL TO ORDER**
- II. **ROLL CALL**
- III. **ELECTION OF OFFICERS**
- IV. **OLD BUSINESS**

Smith v. OS ZBA & Beach 05, LLC, Discussion of litigation settlement relating to the 11/9/2016 approval with conditions of Appeal 16/17-12 to permit interior changes to remove the 288 s.f. 2nd floor, 1 bedroom residential dwelling unit which uses store kitchen and bathroom facilities from the 2nd floor and to create a 754 s.f. 1 bedroom residential dwelling unit on the first floor of the building and relocate 754 s.f. 1st floor storage area to the 288 s.f. 2nd floor. 102/104 Chalker Beach Road, Map 18, Lots 88 & 89, Residence A District, Coastal Area Management Zone.

7:00 p.m.

- V. **PUBLIC HEARINGS** (Voting Session after each Public Hearing)

17/18-14 Ketchikan, LLC & Silver Fox, LLC seek a variance of Par 10.8.2 & 10.8.3 (nonconforming lot); Par 24.3.1 (lot area/20,000 s.f. required/11,400 s.f. proposed at 99 Neptune & 7,600 proposed at 76 Atlantic); Par 24.3.2 (dimension of square/100' required/92.2' proposed at 99 Neptune & 76' proposed at 76 Atlantic); Par 24.3.4 (minimum width along building line/100' required/76' proposed at Atlantic Dr.) of the Zoning Regulations to permit the adjustment of the boundary line between two parcels at 99 Neptune Drive, Map 8/Lot 60 and 76 Atlantic Dr., Map 8/Lot 62, Residence A District, Coastal Area Management Zone.

- VI. **REGULAR MEETING**

- A. **New Business**
 - 1. Attorney Michael Cronin, Legal Review
- B. **Minutes**
- C. **Correspondence & Announcements**
- D. **Committee, Representative & Staff Reports**

NEXT REGULAR MEETING
Wednesday, January 10, 2018 at 7:00 P.M.
Town Hall, 1st Floor Conference Room
302 Main Street
Old Saybrook, CT
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