



Chairman
Tony Capon

TOWN OF LEDYARD CONNECTICUT

741 Colonel Ledyard Highway
Ledyard, Connecticut 06339

Planning & Zoning Commission

~ AGENDA ~

Special Meeting

Thursday, January 11, 2024

6:00 PM

Ledyard Middle School, 1860 Route 12,
Gales Ferry, CT 06335

REMOTE MEETING INFORMATION

Ledyard Middle School Auditorium at 1860 Route 12, Gales Ferry, CT 06335

Join Zoom Meeting

<https://us06web.zoom.us/j/84672091944?pwd=2wIPPJxMYTBDPnwTfnZb1IEWaGVu0R.1>

Meeting ID: 846 7209 1944

Passcode: 735848

- I. CALL TO ORDER
- II. PLEDGE OF ALLEGIANCE
- III. ROLL CALL APPOINTMENT OF ALTERNATES
- IV. CITIZENS PETITIONS (NON-AGENDA ITEMS - LIMITED TO 3 MINS)
- V. APPROVAL OF ADDITIONS TO AND/OR CHANGES TO ORDER OF THE AGENDA
- VI. PRE APPLICATION OR WORKSHOP
- VII. PUBLIC HEARINGS/APPLICATIONS
 - A. Applications PZ#11-SUP and PZ#12-CAM of Gales Ferry Intermodal, LLC located at 549 South Street, Quincy MA 02169 for a Special Use Permit and CAM Review to modify existing SUP for Mixed-use (Commerical/Industrial) to add an Excavation Operation, Major on the property located at 1737 and 1761 Connecticut Route 12, Gales Ferry CT.

Attachments: [Exhibit #1 Application and Supporting Material_ Rec. 10-5-23](#)
[Exhibit #2 Site Plans 14 Sheets _Rec. 10-5-23](#)
[Exhibit #3 Cultural ResourcesAssessment Phase IA-IB
031023_ Rec_ 10-5-23](#)
[Exhibit #5 List of Abutters _ Rec. 10-5-23](#)
[Exhibit #6 Nddb Approved Letter_ Rec. 10-5-23](#)
[Exhibit #7 Stormwater Management Report_ Rec. 10-5-23](#)
[Exhibit #4 - Revised Narrative](#)
[Exhibit #8 - Ltr from Elizabeth Smith](#)
[Exhibit #9 - Revised Narrative - 10-25-23](#)
[Exhibit #10 - Letter to Monteville Town Hall](#)
[Exhibit #12 - Proof of Notification to Abutters](#)
[Exhibit #13 - Notice of PH to The Day](#)
[Exhibit #11 - Gales Ferry Intermodal Geotech 11-21-2022 \(1\)](#)
[Exhibit #14 - Memo from S.Masalin](#)
[Exhibit #15 - Ltr from Liz Smith](#)
[Exhibit #16 - Ltr & Comments from Eimy Quispe - DEEP](#)
[Exhibit #17 - Re-Notice of PH for The Day](#)
[Exhibit #18 - Ltr to Monteville TC of Location Change](#)
[Exhibit #19 - Revised Site Plan, Dec 7, 2023](#)
[Exhibit#20 - Ltr from Historic District Commission](#)
[Exhibit #21 - Ltr from Angela Cassidy](#)
[Exhibit #22 - Ltr from Paul & Susan Billing](#)
[Exhibit #23 - Renotice to Abutters from H.Heller](#)
[Exhibit #24 - Engineer and Maintenance Plan - Loureiro](#)
[Exhibit #25 - Ltr from Phillip and Denise LaPierre](#)
[Exhibit #26 - Ltr from Sarah Sportsman, State Archaeologist](#)
[Exhibit #27 - Required Notification to GU](#)
[Exhibit #28 - Email from Paul Sanderson](#)
[Exhibit #29 - Email from Karie Beard - atchmt Toxic Fumes](#)
[Exhibit #30 - Ltr from John Kelley](#)
[Exhibit #31 - Ltr from Jane Peterson](#)
[Exhibit #32 - Ltr from Ruth Ann Eichelberg](#)
[Exhibit #33 - Ltr from Cara Hugabonne](#)
[Exhibit #34 - Testimony from Methodist Church Gales Ferry](#)
[Exhibit #35 - Ltr from Kelley Berliner - Archeological Conservancy](#)
[Exhibit #37 - Cashman Powerpoint Presentation 12-14-2023](#)
[Exhibit #36 - Email Chain from Vivian Zoe](#)
[Exhibit #38 - Ltr from Bruce Edwards dated Nov.16](#)
[Exhibit #39 - Ltr from Bruce Edwards dated Dec 17](#)
[Exhibit #40 - Extension ltr from GFI](#)
[Exhibit #41 - Preservation Connecticut Letter for Mount Decatur](#)
[Exhibit#42 - Ltr from Nora Taylor](#)
[Exhibit #43 - Ltr from Norwich Historical Society](#)

[Exhibit #44 - Ltr from Virginia Beall](#)
[Exhibit #45 - Ltr from Celeste Brown](#)
[Exhibit #46 - Presentation + Ltr from Jeff Motti](#)
[Exhibit #47 - Presentation and Revised Ltr from Cara Huggabonne](#)
[Exhibit #48 - Presentation + Ltr from Phil Fiore](#)
[Exhibit #50 - Presentation + Ltr from Doug Kelly](#)
[Exhibit #51 - Presentation + Ltr from Joanne Kelly](#)
[Exhibit #52 - Presentation + Ltr from Elizabeth Smith](#)
[Exhibit #53 - Presentation + Ltr from Chris G, Forester](#)
[Exhibit #54 - Presentation + Ltr from Jolie Isenburg](#)
[Exhibit #55 - Presentation + Ltr from Micayla Hall](#)
[Exhibit #49 - Presentation + Ltr + Posters from Paul Cerveny](#)
[Exhibit #57 - Ltr from American Battlefield Trust](#)
[Exhibit #58 - Ltr from Tom Callinan](#)
[Exhibit #59 - Ltr from Ledyard Cemetery Committee](#)
[Exhibit #61 - Ltr from Eric Treaster](#)
[Exhibit #60 - Revised Ltr from Brian Sauvageau](#)
[Exhibit #62 - Ltr from Catherine J Marshall](#)
[Exhibit #63 - Visual from Anne Roberts Pearson](#)
[Exhibit #64 - Updated NDDDB letter](#)
[Exhibit #65 - Proposed Equipment List](#)
[Exhibit #66 - Revised Site Plan dated Jan 9 2024](#)
[Exhibit #67 - Response to Planner Comments](#)
[Exhibit #68 - Ltr from Meghan La Casse](#)
[Exhibit #69 - Ltr from Rebecca Soleyn-Dorothy Lewis + Family](#)
[Exhibit #71 - Ltr from Eric Treaster](#)
[Exhibit #72 - Presentation + Ltr from Dave Harned](#)
[Exhibit #73 - Presentation + Ltr from Anne Rpberts-Pierson](#)
[Exhibit #74 - Presentation + Ltr from Jennifer Zeronsa](#)
[Exhibit #75 - Presentation + Ltr from Bruce Edwards](#)
[Exhibit #76 - Presentation + Ltr from Carlo Porazzi](#)
[Exhibit #77 - Presentation + Ltr from Robin Franklin](#)
[Exhibit #78 - Presentation + Ltr from Jolie Isenburg](#)
[Exhibit #79 - Presentation + Ltr from Laurel Eddings](#)
[Exhibit #80 - Presentation + Ltr from Skylar Eddings](#)
[Exhibit #81 - Presentation + Ltr from Milton Shruder](#)
[Exhibit #82 - Presentation + Ltr from Christine Cerveny](#)
[Exhibit #83 - Presentation + Ltr from Aybrielle Martinez Greenburg](#)
[Exhibit #84 - Extension from Applicant](#)
[Exhibit #85 - Ltr from Judith Strode](#)
[Exhibit #86 - Ltr from Lynn Wilkinson](#)
[Exhibit #70 - Excavation Application Planner Comments](#)
[Exhibit #87 - Email from Amy Sindel](#)
[Exhibit #89 - Ltr from Deborah Edwards](#)

[Exhibit #88 - Cashman Blasting 1-31-24 WPCA to PZ \(002\)](#)

VIII. OLD BUSINESS

IX. NEW BUSINESS

A. 2024 - 2025 Draft Budget

X. APPROVAL OF MINUTES

A. Draft Meeting Minutes - December 21, 2023

Attachments: [December 21 Draft Minutes](#)

XI. CORRESPONDENCE

XII. REPORTS

A. Staff Reports

Attachments: [AMS Activity report December January 2024 PZC](#)

XIII. ADJOURNMENT