



TOWN OF LEDYARD CONNECTICUT

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October 25, 2011

TO: Town of Ledyard Planning Department ✓

FROM: Randy H. Dalton, Building Official/Zoning Enforcement Officer

RE: Notice of Public Hearing for Zoning Regulation Change
of Section 13.12 Country Inn

Per the referral requirement of CGS Section 8-3(a) you are here by notified of the following proposed Zoning Regulation change:

Allow for public restaurant and live-in (on property) manager/innkeeper.

Enclosed for your review is a copy of the proposed regulations. If you have any questions please contact the Zoning office at extension 217.

RHD/rk

enclosure

Country Inn - Proposed changes to Regulations

13.12 COUNTRY INN

13.12.1 Purpose:

paragraph 1

The purpose... zoning districts. The Country Inn *may also* be operated as a restaurant, *under its own name*, open to the general public in Residential Zoning Districts *no later than 11 p.m.*

13.12.2.7 Country Inns must be owner-operated, and the principal residence of the owner operator *or a full time employed manager/innkeeper* must be in the inn. The applicant *or the full time manager/innkeeper* must reside on the property of the inn at the time of application.

13.12.2.12 If dining facilities are part of the Country Inn, *the dining facilities of the establishment may be leased or contracted out at the discretion of the owner. At least one owner or a full time employed manager/innkeeper of the Country Inn shall reside at the Inn.*

13.12.2.14 re: signage - *allowed to use food, restaurant name and dining reference*

18.0 DEFINITIONS

COUNTRY INN:

Add on: "a restaurant open to the general public"

Suggested restrictions for the restaurant:

1. Do not allow operation after 11 pm
2. Restrict alcohol bar service to a Service Bar, with no bar seating for guests
3. Do not allow fast food operations (or national restaurant chains?)
4. The restaurant must compliment the historic and rural integrity of the inn