

**TOWN OF COLCHESTER
ZONING BOARD OF APPEALS
LEGAL NOTICE OF PUBLIC HEARING**

The Colchester Zoning Board of Appeals will hold a Public Hearing on December 19, 2023, beginning at 7:00 PM in the Colchester Town Hall Meeting Room at 127 Norwich Ave, Colchester, CT, to hear and consider the following:

Appeal of Notice of Zoning Violation and Order to Cease and Desist dated September 28, 2023 and issued to Niantic Bay Group, LLC of 1967 N. Rose Hue Path, Hernando, FL 34442 for failure to provide required affordable housing within the Jordan Lane Affordable Housing Development (P&ZC Application 2021-015) that was permitted pursuant to Section 8-30g of the CT General Statutes a/k/a the Affordable Housing Land Use Appeals Act. Niantic Bay Group, LLC has submitted a "claim of error, requirement or appeal of decision made by Zoning Enforcement Officer" related to said Notice of Zoning Violation and Order to Cease and Desist. Property Locations: 34 Jordan Lane (ID#03-00/001-514); 24 Jordan Lane (ID#3-00/001-517); 22 Jordan Lane (ID#3-00/001-518); 20 Jordan Lane (ID#3-00/001-519); 16 Jordan Lane (ID#3-00/001-520); 12 Jordan Lane (ID#3-00/001-521); and 10 Jordan Lane (ID#3-00/001-522). Zoning District: Suburban Use (SU).

A copy of the Notice of Zoning Violation and Order to Cease and Desist and the documents constituting the appeal are available in the Land Use Department and Town Clerk's Office, Colchester Town Hall, 127 Norwich Avenue, and may be inspected during regular business hours (8:30 AM – 4:30 PM, Monday through Friday). These and other relevant documents are also available under the link entitled "ZBA 2023-004 Niantic Bay Group, LLC Appeal" on the Colchester Zoning Board of Appeals webpage at <https://www.colchesterct.gov/zoning-board-appeals>.

Zoning Board of Appeals
Laurie Robinson, Chair

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Debra Thurman
TOWN CLERK