

Andrew & Elicia Ladyga

2812 Boston Turnpike

Coventry, CT 06238

May 26, 2025

To: Jana Roberson

RE: 2812 Boston Turnpike Auto Dealer Special Permit Modification & Waiver:

At this time my wife and I are looking to modify our approved auto dealer and repair special permit and would like to postpone the expansion of our vehicle display area we had approved for at our 2812 Boston Turnpike location. Since our approved parking lot expansions plans are valid for another 4 years, we would like to keep our business small and initially focus our efforts on servicing vehicles and expand the vehicle sales & display area sometime in the future.

Since our property and current site plan meet the necessary requirements to have a dealer and repairer license, I wanted to request a waiver of the site plan requirement under section 7.03.04 of the zoning regulations since the proposed dealer license address change we are seeking does not involve the construction, erection, alteration, enlargement, removal or other modification of a principal building or structure; and the proposed activity will not require the use of new wells or a larger sewage disposal facilities. I have included a copy of our current site plan that shows no changes or additions are needed or being requested at this time for our used dealer and repair license relocation. Let me know if there is anything else my wife and I need to do moving forward regarding our special permit modification and the dealer license relocation process we are looking to complete.

Best,

Andrew Ladyga

Original Auto Dealer + Repair Site Plan

Approved AS
2/19/05
"MINOR"



