



**Planning Board
Academy Building
503 Province Road
Gilmanton, New Hampshire 03237**

Desiree Tumas, Administrator
Mark Fougere, Certif. Planner
Nancy Girard, Chair
John Funk, Vice-chair
Rachel Hatch, Select-Rep
Dan Hudson, Member
Marty Martindale, Member
Dave Russell, Member
John Weston, Alternate

**Meeting Agenda
Thursday, January 27, 2011
6:00 PM**

Open Meeting

*Call to Order
Explanation of Meeting Procedures*

Public Hearings for the Proposed Zoning Ordinances

- February 01, 2011 – Last day for official copy of final proposal to adopt or amend zoning ordinances, to be placed on file at the town clerk's office.

2011 PROPOSED ZONING ORDINANCE AMENDMENTS

**PUBLIC HEARING
THURSDAY- JANUARY 27, 2011
Beginning at 6:00 PM
Academy Building
503 Province Road
Gilmanton, NH**

Pursuant to NH RSA 674:16 I – the following amendments are for the purpose of promoting the health, safety, or the general welfare of the community, the local legislative body of any city, town, or county in which there are located unincorporated towns or unorganized places is authorized to adopt or amend a zoning ordinance under the ordinance enactment procedures of NH RSA 675:2-5.

1. "To see if the Town will vote to Amend the Definition of Multi-Family in Article XVI to change the maximum number of number of families from 4 to 5."
2. "To see if the Town will vote to Amend Article VI Manufactured Housing, Section D1, Storage and Use of Recreational Vehicles to clarify that the storage is only allowed at a primary residence or at a property abutting a primary residence."
3. "To see if the Town will vote to Amend Article III,B – Fire Ruined Buildings by allowing the Board of Selectmen to grant extensions."
4. "To see if the Town will vote to Amend Article VIII, Administration, Enforcement and Penalty, Section A to clarify that the enforcement duty shall be by the Board of Selectmen or its designee."

5. "To see if the Town will vote to Amend Article III by adding a new comprehensive Aquifer -Groundwater and Wellhead Protection Overlay Zone."
6. "To see if the Town will vote to Amend Article VII, Non-conforming Uses, Lots and Structures, Sections B2 and B4 by clarifying that changes to the non-conforming structure that may be accomplished within the existing setbacks, are permitted."
7. "To see if the Town will vote to Delete the existing definition of "Structure" in Article XVI and replace with a new definition."
8. "To see if the Town will vote to Amend Article XVI by adding a new definition for 'Deck'."
9. "To see if the Town will vote to Amend Article VIII, Administration, Enforcement and Penalty, Section A, by clarifying that it is the Board of Selectmen or their designee, has the authority to enforce the zoning ordinance decisions of the Historic District Commission."
10. "To see if the Town will vote to Amend Article VII, Paragraph C, Non-Conforming Lots, Paragraph 2, to clarify that the existing requirement to obtain a state approved septic system design must be met prior to the issuance of a building permit by the Town and that only minimal frontage is needed on a Class V road in order to build on it."
11. "To see if the Town will vote to Amend Article IX, Board of Adjustment, Paragraph C by deleting paragraph 2 relating to the expiration of variances." ***Adding: Variance shall expire in 4 years without substantial implementation according to the Variance approved.***
12. Are you in favor of the adoption of Amendment #13 as proposed by Petition of the voters of this town: To Amend Article III, General Provisions Applicable to all Districts, by adding a new section O. Biosolids, which would prohibit the stockpiling or landspreading of municipal sewerage sludge, "biosolids" Class A and B, with the exception that Class A sludge, sold in bags for home gardening use, would be allowed.

Full text of the proposed Zoning Ordinance Amendments will be on file December 23, 2010, at the Gilmanton Town Clerks Office located at the Academy Building, Gilmanton Corners Post Office, Gilmanton Corners Library, Gilmanton Iron Works Post Office, Gilmanton Library, and on line at www.gilmantonnh.org.

Nancy Girard, Planning Board Chair