

PUBLIC NOTICE

**Town of Gilmanton
Planning Board
MONDAY – February 6, 2012
Beginning @ 6:30 PM
Academy Building - 503 Province Road**

2012 Proposed Zoning Change

Text of ALL Proposed Zoning Ordinances will be available at the Selectmen and Town Clerks Offices for public inspection on January 26, 2012.

Are you in favor of the adoption of Amendment #2 as proposed by the Gilmanton Planning Board for the town Zoning Ordinance as follows: ***To amend Article IV A & Table 1, Zoning District Regulations relative to the following uses: Childcare Facility, Cottage Industry, Dwelling, Multi-family (New construction and interior alterations), Dwelling Two-family, Offices (2,000 sq. ft. or less), Retail Business, Service Business & Article X Additional Special Exception Criteria - Cottage Industry by deleting all references to the requirement of Special Exception for specific uses administered by the Board of Adjustment and replace them with the requirement of a Conditional Use Permit requirement administered by the Planning Board. In addition, amend the Zoning Ordinance to add the following new Article, XVII: Conditional Use Permit Criteria: The Planning Board may, in appropriate cases, and subject to safeguards as determined by the Planning Board, grant a Conditional Use Permit per RSA 674:21 for a land use in accordance with Article IV, Table 1. The Planning Board, in acting on an application, shall take into consideration the following conditions:***

The proposed use(s) shall be only those allowed in this Ordinance by Conditional Use Permit;

- 1. The proposed use(s) is/are consistent with the adopted Master Plan;***
- 2. The specific site is in an appropriate location and of adequate size for the use;***
- 4. The use, as developed, will not adversely affect the character of the area in which the proposed use will be located;***
- 5. There will be no nuisance or serious hazard to vehicles or pedestrians;***
- 6. The use will not place excessive or undue burden on Town services and facilities;***
- 7. There would be no significant effect resulting from such use upon the public health, safety, and general welfare of the neighborhood in which the use would be locate.***

Nancy Girard, Planning Board Chair