

**PLANNING BOARD
27 School Street
HILLSBOROUGH, NH
March 5, 2014**

DATE APPROVED: March 19, 2014

TIME: 7:03 p.m. – 7:10 p.m.

CHAIRMAN: Herman Wiegelman

VICE CHAIRMAN:

MEMBERS: Ann Poole, Denise DeForest,

EX-OFFICIO: David Fullerton

PLANNING DIRECTOR: Robyn Payson

ALTERNATES PRESENT: John Penny and William Clohessy

ALTERNATES APPOINTED: John Penny for Martha Caron and William Clohessy for Larry Baker.

EXCUSED: Alan Urquhart, Martha Caron and Larry Baker

Members of the Public: Trim Hahn, Yvonne Wiegelman, Michael Pon, Leigh Bosse, Brett Cherrington, John Segedy, Jack Wells and Kim Wells

CALL TO ORDER:

The meeting was called to order at 7:03 p.m. by Chairman Herman Wiegelman.

Major site Plan: Map 25/Lot 19 – 60 West Main Street – Bara Dental – Edward Forster

Mr. Wiegelman said the Board had held a site walk at 60 West Main Street in regards to Bara Dental's site plan application.

Mr. Fullerton made a motion to approve the site plan. Mrs. Deforest seconded the motion.

Mr. Wiegelman asked if there was any discussion. He said the applicant did a good job explaining the project.

Mr. Wiegelman asked for a vote.

The Board voted all in favor.

Approval of Minutes: February 19, 2014

Mr. Wiegelman asked for a motion.

Mr. Penny made a motion to approve the minutes. Mr. Clohessy seconded the motion.

The Board voted all in favor, except for Ann Poole who abstained.

Adjournment:

Mr. Wiegelman entertained a motion to adjourn.

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Mr. Fullerton made a motion to adjourn. Mr. Penny seconded the motion. The Board voted all in favor.

Meeting adjourned at 7:10 p.m.

Zoning Changes Education Session: 7:15 p.m. to 7:40 p.m.

Mr. Wiegelman introduced Mrs. Payson who had prepared a power point presentation on the proposed zoning changes.

Mrs. Payson said from research she found that the Zoning Task Force had worked for about two years on this project. She said they had looked at the zoning ordinances for other towns in this area and proposed changes for the 2012 Town Meeting. She added the proposed changes were not adopted.

Mrs. Payson said this update focuses on reorganize, the addition of defined use and an easy to understand chart of uses. She went on to explain the proposed zoning changes in detail and the wording of the warrant article.

Mrs. Hahn asked if this article needed a two-thirds vote and how was the Planning Board getting the word out to the public.

Mrs. Payson said it will be a majority vote. Mrs. Payson said there have been articles in the paper and a pamphlet has been sent out. She has spoken to the EDC and Chamber of Commerce.

Mr. Cherrington said the brochure references a "Savings Clause" but is not referenced in the proposed changes.

Mrs. Payson said it is in the section labeled "Use Standards".

Mr. Segedy said the process of applying needs to be simplified.

Mrs. Payson said this may be true but we can only work on one thing at a time.

Mr. Segedy asked several questions regarding definitions and permitted uses of structures.

Mrs. Payson and the Board said structures are governed by the building department and set back requirements.

The presentation concluded at 7:40 p.m. and Mr. Wiegelman thanked everyone for coming.

Respectfully Submitted:

Iris Campbell
Recording Secretary