**PLANNING BOARD**

**27 School Street**

**HILLSBOROUGH, NH**

**October 4, 2017**

 **DATE APPROVED**: 10/18/2017

**TIME:** 7:00 p.m. – 8:00 p.m.

**CHAIRMAN:** Herman Wiegelman

**FIRST VICE CHAIRMAN:** Donald Solomon

**SECOND VICE CHAIRMAN:** Gary Sparks

**MEMBERS:** Michael Reopel, John Penny and Denise DeForest

**EX-OFFICIO:** James Bailey III

**PLANNING DIRECTOR:** Robyn Payson

**ALTERNATES:** Larry Baker, Terry Cutter, Susanne White and Charles Denton, Robert Hansen

**EXCUSED:** John Penny, Michael Reopel,

**MEMBERS of the PUBLIC:** Kim Wells, Paris Wells,

**CALL to ORDER: 7:00 PM**

**Roll Call and designation of Alternate Members, if necessary**

Susanne White was appointed to sit in place of John Penney, Bob Hansen was appointed to sit in place of Mike Reopel

**Minutes**

**Meeting - 09-20-2017** Gary Sparks made a motion to approve the minutes. Don Solomon seconded the motion. The motion carried with Denise Deforest abstaining.

**Public Comment**

Kim and Paris Wells came to discuss the International Property Maintenance Code and how it could apply to the Central Business District and Commercial Zones. Mrs. Wells said that Belen Lee had edited a copy of the IPMC and was expecting to bring it to the meeting. Robyn Payson said that any documents would need to go through her office so she could send it out to the Planning Board and they could review it for discussion at the next meeting.

**Zoning Amendments**

Robyn met with Mike Tardiff and Steve Henninger to discuss zoning amendments recommended in the Implementation chapter of the Master Plan.

Proposals included changing the Zoning of several properties in town, introducing an Aquifer Protection ordinance, Gate Way Zones and the Property Maintenance Code.

There was an extended discussion about the possibility of implementing “Property Maintenance Code” and limiting its use to the Commercial and Central Business Districts. No draft articles were presented at this time.

Robyn said she was not sure that it could be limited if it was to be part of the Building Code. She said she would look in to this and get back to the Board.

Don Solomon suggested that the Planning Board members review the information handed out by Robyn and forward any suggestions to her by the end of the week. Gary Sparks said a few more Planning Board work sessions should be sufficient to come up with something.

**CIP**

Robyn announced the first meeting of the CIP committee was scheduled for October 5th at 1:00pm at the Fire Station. The purpose of this meeting was to introduce the process to the committee. Robyn mentioned to Herm that she would need a representative from the Water/Sewer commission to present any anticipated capital expenditures to be included in the CIP.

**ADJOURNMENT:**

Mr. Sparks made a motion to adjourn. Ms. Deforest seconded the motion. The Board voted all in favor.

Meeting adjourned at 8:00 p.m.

Respectfully Submitted:

Robyn Payson

Planning Director