

Town of Boscawen
Planning Board
Boscawen Municipal Complex
Draft Public Hearing Minutes
Thursday, January 25, 2018 at 7:00pm

1 Members Present: Bruce Crawford – Chair and Barbara Randall.

2 Alternate Members Present: James Scrivens and Mark Varney

3 Members Absent: Rhoda Hardy, Roger Sanborn, Matt Lampron and Jeff Reardon

4 Others Present: Alan Hardy, Planning & Community Development Director, Kellee Jo Easler,
5 Planning & Community Development Assistant & Linda Chandonnet, Planning & Community
6 Development Clerk & Recording Secretary

7 Chair Crawford called the meeting to order at 7:04 pm.

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9 Chair Crawford stated this is a second hearing for the Village District and Amendment to the
10 Zoning Ordinance.

11
12 Chair Crawford opened the public hearing at 7:10pm however there were no property owners
13 present.

14
15 Mr. Hardy asked if any of the board members had any concerns or anything they would like to see
16 before it would move forward or not.

17
18 A copy of the final Village District map, Article II, IV and IV Ordinance was passed around for
19 everyone to look at. Many of the changes that were discussed in the last listening session on
20 January 9, 2018 were added.

- 21 • In the Ordinance on page 1, under H. it will now read; Preserving and encouraging the
- 22 adaptive reuse of historic building is a priority etc.
- 23 • On page 3 under setbacks, ii, it was changed from 1 foot to 10 feet.
- 24 • Instead of six zoning districts it now has seven.
- 25 • Various allowed uses were changed to special exceptions.
- 26 • The 3-12 family dueling units were changed from allowed use to conditional use permit.
- 27 • The 13-16 family dueling units were changed from allowed use to conditional use permit.
- 28 • Added Map 81D Lot 10 parcel by Route 3 & 4 split. It is zoned as Commercial-Industrial
- 29 and has an Agricultural Preservation Easement on it.
- 30 • Exclude all Industrial zoned property, in the Village District.
- 31 • Change name to Village District.

32 Mr. Cherian asked about the lighting. On page 5 is the intent to have different lighting rules than
33 the lighting ordinance that applies throughout the rest of the town? What occurs in the historic type
34 of light fixtures is not the same as the detail lighting ordinance and which one applies. Mr. Hardy
35 answered him, that the down cast lighting which is no more than 16 feet, those still comply. If you
36 were take the lighting ordinance and then this would give you almost the same light.

37
38 The board decided to put balloons on the map to show various streets and commercial properties.

39
40 The Board requested to have two separate distinct district maps, one of the 10 year plan and the
41 final version of the Village District map.

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We may have to go back into the lighting ordinance and have a new technology change. It was decided by all members to do an ordinance for a single item on the ballot. There will be two more Planning Board meetings until the town meeting and the Masterplan update is scheduled for March 6th at 6:30pm.

MOTION: Mr. Varney made the motion to close the public hearing. Mrs. Randall seconded. All in favor, none opposed.

Public Hearing closed at 7:36pm.

MOTION: Mr. Varney made the motion to accept this and move it to Town Meeting. Mrs. Randall seconded. All in favor, none opposed.

MOTION: Mrs. Randall made the motion to adjourn the meeting at 7:38pm. Mr. Varney seconded. All in favor, none opposed.

The meeting adjourned at 7:38pm.

Minutes respectfully submitted by Linda Chandonnet.