

Sanbornton Planning Board
Public Hearing on Proposed Zoning Amendments
Meeting Minutes
March 22, 2010

1. Role Call:

The meeting opened at 7:02 pm with the following members in attendance: Don Bormes, Chairman; Carmine Cioffi, Vice Chair; Terry Lewis, Alternate and Bob Ward, Town Planner.

Absent were: Andrew Livernois, Selectmen's Representative; Dick Gardner, Member; Evelyn Auger, Alternate and Cindy Merchant, Alternate.

2. Seating of Alternates for absent members:

Terry Lewis was seated for Dick Gardner.

With seating of Alternate Planning Board the Chair declared that there was a quorum present for conducting the Public Hearing.

3. Public Hearing on Proposed Zoning Amendments:

The Planning Board read aloud each of the the proposed zoning amendments for the record and asked for any comments or concerns from the public. After the reading of each of the proposed zoning amendments, the Planning Board voted whether or not to adopt the proposed zoning amendment and to present it to the 2009 Town Meeting for adoption.

Amendment #1:

Are you in favor of the adoption of Amendment #1 as proposed by the Planning Board to amend the Sanbornton Zoning Map in the area along both sides of the Class VI portion of Knox Mountain Road (from the end of the Class V road portion to the Sanbornton-New Hampton town line). In the area described to change the zoning district designation from the General Agricultural Zoning District to the Forest Conservation Zoning District.

Carmine Cioffi made a motion to adopt the proposed zoning amendment as written, seconded by Terry Lewis. Vote: Yes - 2, No - 1. Motion passed to present proposed Amendment #1 to the 2009 Town meeting for adoption.

Amendment #2:

Are you in favor of the adoption of Amendment #2 as proposed by the Planning Board to amend the Sanbornton Zoning Map in the area along both sides of the Class VI portion of Rufus Road (between Taylor Road and Shute Hill Road and also between Shute Hill Road and Tower Hill Road). In the area described to change the zoning district designation from the General Agricultural Zoning District to the Forest Conservation Zoning District.

No motion to adopt. The proposed Amendment #2 will not be presented to the Town Meeting for adoption.

Based on the decision of the Planning Board to not present Amendment #2 to the 2009 Town Meeting for adoption, the Planning Board voted to re-consider its vote on Amendment #1 and subsequently voted not to adopt Amendment #1 and therefore not to present proposed Amendment #1 to the 2009 Town Meeting for adoption.

Amendment #3:

Are you in favor of the adoption of Amendment #3 as proposed by the Planning Board to amend the Sanbornton Zoning Map in the area within 500 feet of the shoreline of Rollins Pond and Cawley Pond. In the area described to change the zoning district designation from the Recreational Zoning District to the Forest Conservation Zoning District.

Carmine Cioffi made a motion to adopt proposed Amendment #3 as written, seconded by Terry Lewis. All in favor. Motion passed to present proposed Amendment #3 to the 2009 Town Meeting for adoption.

Amendment #4:

Are you in favor of the adoption of Amendment #4 as proposed by the Planning Board to amend the Sanbornton Zoning Map in the area within 500 feet of the shoreline of Giles Pond. In the area described to change the zoning district designation from the Recreational Zoning District to the Forest Conservation Zoning District.

Carmine Cioffi made a motion to adopt proposed Amendment #4 as written, seconded by Terry Lewis. All in favor. Motion passed to present proposed Amendment #4 to the 2009 Town Meeting for adoption.

Amendment #5:

Are you in favor of the adoption of Amendment #5 as proposed by the Planning Board to amend Article 18, Section B (10) of the Sanbornton Zoning Ordinance by changing the references to “forty (40) feet” to “fifty (50) feet” and all references to “forty (40) foot setback” to “fifty (50) foot setback”.

Carmine Cioffi made a motion to adopt proposed Amendment #5 as written, seconded by Terry Lewis. All in favor. Motion passed to present proposed Amendment #5 to the 2009 Town Meeting for adoption.

Amendment #6:

Are you in favor of the adoption of Amendment #6 as proposed by the Planning Board to amend Article 4, Section C of the Sanbornton Zoning Ordinance by adding the following: “Before any advertising sign may be erected, enlarged or structurally modified, a Sign Permit must be obtained from the Sanbornton Zoning Enforcement Officer”.

Carmine Cioffi made a motion to adopt proposed Amendment #6 as written, seconded by Terry Lewis. All in favor. Motion passed to present proposed Amendment #6 to the 2009 Town Meeting for adoption.

Chairman Don Bormes closed the Public Hearing. Following the public Hearing, the Planning Board felt that there was no need for a second Public Hearing on the proposed zoning amendments to be considered for adoption at the 2009 Town Meeting.

4. Planning Board vote on the final wording of the proposed amendments to the Sanbornton Zoning ordinance.

Carmine Cioffi made a motion to approve the final wording on proposed zoning amendments #3, #4, #5 and #6 as described in public notice. Motion seconded by Terry Lewis. All in favor, motion carried.

5. Other Business:

Bob Ward requested permission to advertise the vacancies on the Planning Board. Carmine Cioffi made a motion to have Bob Ward advertise the open positions on the Planning Board, seconded by Terry Lewis. All in favor, motion carried.

Carmine Cioffi made as motion to adjourn, seconded by Terry Lewis. All in favor, motion carried.

Meeting adjourned at 8:39 pm.

Respectfully submitted,

Robert Ward
Recording Secretary pro tem