

# PLANNING BOARD AGENDA PLANNING BOARD MONTHLY MEETING 2<sup>ND</sup> PUBLIC HEARING ON PROPOSED ZONING AMENDMENTS

Wednesday, January 26, 2022 – 6:00 PM Planning Board Public Meeting \*Lincoln Town Hall, 148 Main Street, Lincoln NH

This hybrid meeting will be available both in person with social distancing & masks & via the Zoom Meeting Platform to allow for town wide participation. A quorum of the Planning Board member must be physically present at the meeting. Although there is space in the large conference room for between 8 & 12 guests in addition to the Board members, due to the increase in COVID-19 cases, the public is encouraged to participate remotely using ZOOM.

Join Zoom Meeting

https://us02web.zoom.us/j/85256174916?pwd=L3hocFJGYVBXZ1FQdkhPR29sMVlDQT09

Meeting ID: 852 5617 4916

#### Passcode: 676103

Or dial by your location 1-929-205-6099 US (New York)

(See also town website <u>www.lincolnnh.org</u> for the same link, meeting ID and passcode.)

- I. CALL TO ORDER by the Chairman of Planning Board (PB); announcement of excused absences, if any, and seating of alternates(s), if necessary.

# II. CONSIDERATION of meeting minutes from:

# • January 5, 2022

- III. CONTINUING AND OTHER BUSINESS (Staff and Planning Board Member/Alternates).
  - A. Planning Board will hold a second public hearings in the Large Conference Room\* at Lincoln Town Office, 148 Main St., Lincoln, NH. <u>1<sup>st</sup> Public Hearing was held: Wed., January 5, 2022 at 6:00 PM</u> & a <u>2<sup>nd</sup> Public Hearing, if required: Wed., January 26, 2022</u>, on the following proposed zoning amendments:

# **Proposed Amendments to Land Use Plan Ordinance (LUPO):**

- A. LUPO, Article III APPLICABILITY AND NON-CONFORMING USES Section C. <u>NON-CONFORMING USES</u>. Change the Board having jurisdiction to determine whether or not to permit an expansion of a nonconforming use from Board of Selectmen to Zoning Board of Adjustment.
- B. LUPO, Article IV DEFINITIONS. Add the following definitions to the Land Use Ordinance: <u>Campground or Camping Park</u>, <u>Disturbance</u>, <u>Manufactured Housing</u>, and <u>Manufactured Housing</u> <u>Parks including a reference to the applicable RSAs and repeating the language from the RSA</u>.

# C. LUPO, Article VI DISTRICT AND DISTRICT REGULATIONS.

<u>Manufactured Housing</u>: Currently, Manufactured Housing is treated as a single-family residence under "Residential Uses" and is allowed in only 3 of the 7 zoning districts: General Use (GU) District, General Residential (GR) District and Rural Residential (RR) District. The proposed amendment would allow Manufactured Housing in 5 of the 7 zoning districts. The proposal is to allow them in the Village Center (VC) District and the Village Residential (VR) District as well.

**D.** <u>Manufactured Housing Parks</u>: Currently Manufactured Housing Parks is not defined or listed as a permitted use in any zone in the LUPO. Propose to treat Manufactured Housing Parks as a "Business Use" and allow Manufactured Housing Parks in 4 of the 7 zoning Districts. The proposed amendment would allow Manufactured Housing Parks in the General Use (GU) District, Village Residential (VR) District, General Residential (GR) District and Rural Residential (RR) District.

#### **Proposed Amendments to Stormwater Management Ordinance (SMO):**

#### A. SMO, Article III APPLICABILITY.

The requirements of this ordinance shall apply to:

- B. All developments (as defined in Article IV.A of the Town's Site Plan Review Regulations and also in Article IV of the Town's Land Use Plan Ordinance) and residential lots which disturb either:
  - 1. Changed from 15,000 Square Feet to 17,000 Square Feet.
  - 2. Changes from 50% to 55% or more of the square footage of the lot (even if less than 15,000 17,000 total square feet.)

Add Paragraph C.

C. <u>Disturbance</u> – <u>Means filling, grading, dredging, mining, excavation, construction, removal of topsoil,</u> removal of stumps, stockpiling of earth material, or any other activity that results in a temporary or permanent change to the preexisting ground conditions or contours, or both.

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# And More:

#### A. Further Discussion re: South Peak Resort Basis of Design

V. **PUBLIC PARTICIPATION AND OTHER BUSINESS:** Public comment and opinion are welcome during this open session. However, comments and opinions related to development projects currently being reviewed by the Planning Board will be heard only during a scheduled public hearing when all interested parties have the opportunity to participate.

# VI. ADJOURNMENT