



Agenda Sanbornton Planning Board Notice of Meeting and Public Hearing

Date/Time: Thursday, September 17, 2020 – **7:00 PM**

Place: Option One: Physical location, Old Town Hall, 19 Meeting House Hill Road

Option Two: Call into the meeting via teleconference phone line -

Dial-in Number: **1-425-436-6394**

Access Code: **554608#**

If you are unable to connect to the live meeting using the call-in instructions above, call 729-8003, or E-mail: planner@sanborntonnh.org, to notify the Planning Board Assistant of your inability to connect.

Attendees at Old Town Hall must follow Governor Sununu's Covid-19 Reopening Guidelines and Universal Guidelines, including a minimum of 6' distancing and wearing of masks.

Purpose: For the purpose of conducting the following business

1. Roll Call
2. Seating of Alternates for absent Members
3. Review for approval of the draft minutes of the August 20, 2020 and the September 3, 2020 Sanbornton Planning Board meetings.
4. New Business

a. **Site Plan Application**

Property Owner/Applicant: Elizabeth M. Daniels, Trustee of Daniels Revocable Trust/Brian Baxter, BB Scoops

Subject Address/Tax Map & Lot: 1004 Laconia Road, Tax Map 24, Lot 023

Description: Site Plan application to add a use by converting an existing office space into a walk-up ice cream shop/restaurant. The site lies within the Commercial Zoning District. (PB2020-06)

A pdf image of the application and plans may be viewed on the Town of Sanbornton website at www.sanborntonnh.org. Click on the "Boards & Committees" tab, then scroll down and click on the "Planning Board" tab. Click on "Active Planning Board Applications" on the left side of the screen.

Note: The subdivision/site plan application(s) above and their related documents are available for inspection by prior appointment at the Town Planning Office in the Sanbornton Administrative Office Building (573 Sanborn Road). Please call 729-8003 to arrange an appointment to review the application to become better familiar with the proposal prior to the Planning Board Hearing. Evening hours are available by appointment.

Written comments may be submitted by hard copy or by E-mail for inclusion in the record of the meeting, and must be received by noon on Thursday, September 17, 2020.

b. Conceptual Consultation-Multi-Family Dwelling

Property Owner/Applicant: Laurence and Diane DiBiaso

Subject Address/Tax Map & Lot: 4 Broadview Drive, Tax Map 24, Lot 026.1

Description: Discussion regarding an existing Multi-Family Dwelling (3 units). Property is located in the Commercial Zoning District.

5. Old Business

None

6. Other Business

- a. Discussion of Planning Board Budget

7. Planners Update

- a. Correspondence
b. Up-coming meetings, conferences and workshops of interest to Planning Board

8. Future Agenda Items

- Discussion of detached Accessory Dwelling Units (ADU's)
- Planning Board discussion of distinction between Level One and Level Two Home Occupations
- Planning Board discussion of amendments to Site Plan Review Regulations and checklist
- Discussion of Regulation of short-term rentals (tourist homes)
- Discussion of proposed Driveway Regulations (236:13)
- Discussion of proposed Nuisance Ordinance
- Revise Cell Tower (PWSF) Ordinance regarding Minor Modifications
- Revise Ordinance regarding termination of Variances and Special Exceptions (674:33.I-a.(b))
- Updates to 2012 Sanbornton Master Plan

9. Meeting Adjournment