



**REVISED Agenda**  
**Sanbornton Planning Board**  
**Notice of Meeting and Public Hearing**

**Date/Time:** Thursday, October 20, 2022 – 7:00 PM

**Place:** **Option 1:** \*Sanbornton Public Library, 27 Meeting House Hill Road\*

**Option 2:** Join using Zoom, enter/click this link:

<https://us06web.zoom.us/j/88364224251?pwd=Wk9RQ3hSM0RPRkVIaERpdGFVSDFHdz09>

**You may participate by phone by dialing:** 1.929.205.6099

**Meeting ID#:** 883 6422 4251

**Passcode:** 417207

We ask that you mute your mic/phone when you are not speaking so that background noise does not disrupt other participants.

**In light of the continued risk of Covid-19 infections we ask that you be prepared to wear a mask during the in-person meeting.**

**Please note that this agenda is subject to revisions regarding location of meeting, etc. until October 19. Check the Town of Sanbornton website at [www.sanborntonnh.org](http://www.sanborntonnh.org) to view agenda.**

**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 October 6, 2022 Sanbornton Planning Board meeting.
4. New Business

**a. Site Plan Application**

**Property Owner:** Richard and Joy Hebert

**Agent:** Revision Energy Inc.

**Subject Address/Tax Map & Lot:** 448 Stage Road, #1; Tax Map 9, Lot 105.

**Description:** Proposed 11.4kW AC, 716.9 s.f. roof-mounted solar array for residential use. The parcel is located in the General Agricultural Zoning District. (PB2022.07).

A pdf image of the application above may be viewed on the Town of Sanbornton website at [www.sanborntonnh.org](http://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 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) during its published working hours. Please call 729-8003 to arrange an appointment to review the application(s), and become better informed about the proposal prior to the Planning Board Hearing.

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, October 19, 2022.

**b. Conceptual Consultation**

**Property Owner:** Ralph and Deanna Morrison.

**Subject Address/Tax Map & Lots:** Old Range Road/Tax Map 16, Lot 20.1

**Description:** Discussion regarding subdivision development of property.

**5. Old Business**

- a. Discussion of public outreach for the draft Groundwater Conservation District ordinance.

**6. Other Business**

None

**7. Planners Update**

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

**8. Future Agenda Items**

- Updates to 2012 Sanbornton Master Plan
- Discussion of Solar Energy Systems Ordinance
- Discussion of Level I and Level II Home Occupations
- Planning Board discussion of amendments to Site Plan Review Regulations and checklist
- Revise Cell Tower (PWSF) Ordinance regarding Minor Modifications
- Revise Ordinance regarding termination of Variances and Special Exceptions [674:33.I-a(b)]

**9. Meeting Adjournment**