



Planning Board Meeting Notice and Agenda Sanbornton Joint Land Use Boards

Planning Board, Zoning Board of Adjustment, Conservation Commission and Historic District Commission

Date/Time: Thursday, September 7, 2023 at 7:00 PM

Place: Old Town Hall, 19 Meeting House Hill Road

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 September 6. Check the Town of Sanbornton website at www.sanborntonnh.org to view agenda.

Purpose: For the purpose of conducting the following business

- 1. Call to order and welcome to Land Use Boards**
- 2. Roll Call**
- 3. Review of meeting minutes of the 2022 Joint Land Use Boards meeting**
- 4. Review of potential amendments to the 2024 Sanbornton Zoning Ordinance**
 - a. Article 15.F, Wetlands Conservation District buffer zones**
 - b. Article 3, Definition of Structure**
 - c. Article 20.C, permits for accessory buildings**
 - d. Article 4.DD1, revise language regarding appeal period, and permits**
 - e. Article 9, Historical Preservation District setbacks**
 - f. Article 18, Expiration of Variances and Special Exceptions, and add Equitable Waiver of Dimensional Requirements**
- 5. Discussion of additional Zoning Ordinance deficiencies**
- 6. Open Forum Discussion**

7. Review of Planning Board's Annual Plan of Work

- Master Plan update
- Discussion of Cluster Development Zoning and related housing issues
- Discussion of Level One and Level Two Home Occupations
- Discussion of additional uses in the Commercial District

8. Other Business

9. Meeting Adjournment