

November 10, 1976

The Public Hearing was called to order at 7:30 P. M. by Peter Merrifield, Chairman on November 10, 1976.

All members of the Planning Board were present.

The Chairman explained the procedure to the public.

No. 1 Amendment was read an comment from floor was that description concerning Route #31 was not correctly described. This will be correcto read 31-202.

No. 2. A Districts. Richard schacht inquired if we had considered extending water lines on #202.

No. 3. Rural Districts., No questions or comments.

No. 4. Mobile Homes. Mr. Doane suggested we delete word "maintain"

No. 5. Dick Schacht asked why delete word unit., and this was explained.

No. 6. Signs. Mr. McLean suggested that a standard size be set up for the Selectmen and Board of Adjustment to use in making their decisions; limit as to size, height and to have them prestanding, also to be kept on owner's property.

No. 7 Business District. Mr. McLean proposed that two districts be maintained; business district as it now stands, 2, restrictd to offices, etc., Also restrict height in business district.

Suggestion was made that lot size outside of water precinct be increased to two ( 2 ) acres instead of the 1/2 acre, also a set back of 150' side line of street and not from center of road.

Mr. Schacht inquired if in business district, re: schools or church, etc., would we revert to the minimum of 5 acres for our protection.

Nilsen: He would like to see a special exemption on rural area to permit light industry deleted until a Master Plan goes into effect. Also to concentrate industry in Town .

Mr Schacht addressed question to Mr. McLean - What would be acceptable in business district and would like to circumvent going before Board of Adjustment for every decision.

Mr. Doane suggested a full description of light industry. Decision of members that it was almost impossible to do this.

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*Carter Proctor agreeing with Dick Schacht to the effect that everyone does not want to approach the Board of Adjustment each time to get a direct answer when wanting to establish a new business.*

*No. 9. A dwelling up to 2 families read 7 per lot.*

*No. 10. Same as No. 9*

*No. 11 No questions or suggestions*

*No. 12 " " " "*

*No. 13 " " " "*

*Robert Edwards reported to group on the results from questionnaires. 1400 questionnaires were sent out and 20% were answered. Approximately same number of residents and non-residents answered.*

*The majority wanted zoned business and to strengthen zoning. More people preferred single homes of 2-5 acres, and preferred to live in single homes. Wanted heavy industry restricted and light industry encouraged, also business growth controlled. Approved an industrial park along Route #202 and discourage it on Route #9.*

*Hearing adjourned at 9:35 P. M.*

*Immediately following the adjournment of the Public Hearing the Board discussed all of the questions and recommendations put forth at the Hearing while fresh in their minds. Notes and revisions noted and will be followed up at our next special meeting on November 17th.*

*Mr. Henderson counsel was with us and will have the revised "Proposed Zoning Ordinance" ready at this meeting for approval.*

*Medved Dusley*  
Secretary