

HAMPSTEAD PLANNING BOARD

11 Main Street Hampstead New Hampshire 03841-2033

Approved Minutes September 7 2016

Chairman Paul Carideo opened the meeting at 7:00 PM. Members present included Paul Carideo, Ben Schmitz, Dean Howard, Robert Waldron, Glen Emerson, Chris Howard, alternate, and Randy Clark, alternate. In addition, Secretary Susan Hastings were present.

Attendees included: Penny Williams, Tri Town News

CHAIRMAN'S REMARKS

Next Public Hearing and Workshop- September 19, 2016

Plan Filing Deadline is September 12th for the October 3rd Meeting

Plan Filing Deadline is September 12 **for** a Public Hearing on October 3, 2016

PUBLIC MATTERS

RFQ-Town Engineer

With the retirement of Nick Cricenti of SFC Engineering at the end of the year, the Planning Board has put together a RFQ for an Engineer to assist the Planning Board. The information for the RFQ is on the Town's website and responses are due by 4 pm on October 10. There is a question and answer time set for the September 19 meeting. The RFQ will be opened at the Selectmen's meeting on October 10.

Cell Tower

An informal discussion will be held regarding Map 10 lot 4- 311 Kent Farm Road, a cell tower being proposed by Blue Sky Technology on behalf of the Town of Hampstead. This will be placed on the October 3 agenda.

ADU-Accessory Dwelling Units

The Planning Board has been working on an ADU zoning in response to TDS 674:71 to 73 as signed into law by Governor Hassan and effective 7/1/17. Alternate Randy Clark worked on the zoning ordinance, which will amend what the Town currently has regarding in law apartments. The proposal has been reviewed by Town Council and then presented to the Planning Board for discussion. The members went over their concerns and made some changes to the certification form that will be part of the regulation.

There will be language added that the ADU can't be more than 50% of the square footage of the primary dwelling unit or main dwelling. The ADU certificate must be filed with the deed and the ADU will be invalidated if not recorded. The

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certificates will be turned into the Planning Board office with the appropriate fee, to ensure that it is filed properly.

BOARD BUSINESS

Correspondence-

1. CTAP 3 Grants
2. NHMA Conflict of Interest Workshop Derry 9/14/16
3. Salem Chamber of Commerce is looking for a Hampstead representative.
4. 2017 Budget Schedule has been released with the first public meeting on the department budgets on October 5th.
5. The dates for zoning articles and petition articles have been announced.

Workshop- Discussed zoning changes, adding money to the 2017 budget for GIS work (with CAI Technologies) and explaining the benefit to other departments, CTAP Grant help possibly with the cost of the GIS implementation.

Adjourn The meeting was adjourned at 9:15 pm