

**TOWN OF NORTHFIELD  
PLANNING BOARD  
JANUARY 7, 2019  
MINUTES**

**Members Present:** Jason Durgin, Doug Read, Wayne Crowley, Joyce Fulweiler, Sheena Duncan, Christina Beadle

Having a quorum established Jason Durgin called the meeting to order at 7:00 PM.

Durgin/Crowley asked that the agenda be changed and worded exactly as the changes made to Amendment 4 at the December 8, 2018 meeting, and as are written in the December 8, 2018 meeting minutes. Wording on agenda was changed accordingly.

**1. Public Hearing for the review of proposed zoning amendments 3 & 4:**

**Amendment 3:** To amend the Northfield Zoning Ordinance to add a Waterfront Recreation “WR” Zone as follows: Amend Article 6 to include the location and purpose of the new zone. Article 7 Table 1 to add the Uses allowed, and Article 7 Table 2 to add the Dimensional Requirements allowed. (*Recommended by a majority of the Planning Board*)

Durgin asked if there were any questions or comments from the public.

It was brought forward the wording on Amendment 4 on the January 7, 2019 “Agenda” which stated, “A plot of ground upon which two or more campsites are located, established, or maintained for occupancy by *permanent year-round residences* was incorrect.

**Crowley/Read** moved to approve the agenda of January 7, 2019 with the adjustment of wording under Amendment 4 to read: A plot of ground which two or more campsites are located, established, or maintained for occupancy by camping units as temporary living quarters for recreation, education or vacation purposes and *not* for permanent residence. Motion Passed.

Durgin established comments were closed to public comment at this time.

Durgin opened discussion to the Board on Amendment 3

Discussion ensued and the following changes were put forth with a continuance for approval upon a scheduled Public Hearing on January 22, 2019.

**Crowley/Beadle** moved to set a Public Hearing for Amendment 3 as written with changes. Motion passed. Public Hearing to be held on January 22, 2019 at 7:00 PM.

**Article 7 – Table 1:**

- Change Single Family “N” Not Permitted to “P” Permitted Uses

**Article 7 – Table 2:**

- Change all set backs on The Merrimack River, Winnepesaukee River, Sandogardy Pond, Tioga River and Knowles Pond to an asterisk (\*) which will state: All bodies of water will follow the Set Back requirements per NH State Regulations.
- Change acreage requirements on Single Family Residence “WR” to 5.00 ac. (Pre-existing lots of record are not controlled by future zoning).
- Change acreage on Non-Residential “WF” to 5.00 ac.

**Amendment 4:** To amend the Northfield Zoning Ordinance changing the definition of Campgrounds as follows: A plot of ground upon which two or more campsites are located, established, or maintained for camping units as temporary living quarters for recreation, education or vacation purposes and not for permanent residence. Associated infrastructure such as camp store, sanitary facilities, recreation hall, similar structures, and a year-round caretaker residence are allowed. *(Recommended by a majority of the Planning Board)*

Durgin opened the floor to the public for questions and/or comments.

Durgin established comments were closed to public comment as none were stated at this time.

Durgin opened discussion to the Board on Amendment 4

**Crowley/Beadle** moved to approve Amendment 4 as written with changes. Motion passed.

2. **Minute: Crowley/Fulweiler** moved to approve the minutes of December 8, 2018 with an adjustment on the bottom of page 2. 1 abstained. All others approved. Motion passed

**3. Other Business:**

There being no other business, meeting adjourned at 8:05pm