



**PLANNING BOARD
TOWN OF EAST KINGSTON
New Hampshire**

2019-2020
Joshua Bath, *Chairman*
Tim Allen, *Vice Chairman*

MINUTES
Regular Meeting November 21, 2019
7:00 pm

AGENDA:

Board Business.

- **Continued Review** of proposed changes to the Single-Family Cluster Residential Development Ordinance (Article XI).
- **Continued Discussion** of zoning amendments surrounding commercial vehicles and commercial activities in a residential area.
- **Continued Discussion** regarding commercial vehicle parking requirements for Home Occupations.
- **Review and Discussion** of the Master Plan Sub-Committee

CALL TO ORDER: This meeting of the East Kingston Planning Board was called to order at 7:07 pm by Chairman Bath

Members Present: Chairman Joshua Bath, Vice Chairman Tim Allen and Ex-Officio Dick Poeleart.

Advisors Present: RPC Senior Planner Julie LaBranche, Building Inspector John Moreau, and Assistant Building Inspector Tom Welch.

Chairman Bath thanked the Vice Chair for assuming Chairing duties over the last two meeting as he was unable to attend.

Minutes: Mr. Bath asked for a **MOTION** to approve the October Minutes.

Mr. Allen **MOVED** to approve the October minutes as presented; second by Mr. Poeleart with a unanimous vote.

Ms. LaBranche asked to speak to the ordinance and the language needed to define and strengthen the various districts so they could move this to warrant.

Mr. Allen asked the members to review the proposed changes which would allow the town to have leverage in the instances where non-residential activities were happening within the residential areas.

The members started preliminary discussion regarding agricultural animals, but tabled the discussion to focus on the district definitions not already included in the ordinance, and restrictions within those districts.

Proposed changes to the ordinance are:

- Addition of the Residential/Agricultural District, with definitions and restrictions therein.

There was considerable discussion regarding what the allowable commercial vehicle weight should be in this district. Ultimately 14,000 GVWR (Gross Vehicle Weight Rating) as per the NH Official Guide to Commercial Vehicle Rules and Regulations was decided upon.

- Map references for the commercial areas in place of the current feet measurements for clarity.
- The addition of a definition for Adult Uses, with locations allowed and restrictions.
- Minor changes to the Light Industrial/Residential District article.
- Definitions will be added for commercial vehicles, RV trailers, mobile homes, motor homes, and camping trailers.
- Update the Building Code section to IBC 2015 Building Code and update the other state codes to the state standard. This will be brought forward on the December agenda.

All sections will be renumbered as necessary to accommodate additions and changes.

Mr. Bath **MOVED** to update the State Codes for Building Code Section of the Ordinance and place as a public hearing for January; second by Mr. Allen with a unanimous vote.

Mr. Allen **MOVED** to place the changes/additions to the ordinance as amended (Residential/Agricultural District, Commercial District, Adult Uses, Light Industrial District, & Definitions) and place as a public hearing for January; second by Mr. Bath with a unanimous vote.

There was board discussion on the issue of people living in RV trailers on residential property. These are not considered dwellings and are not allowed. The members ascertained a letter from the Selectmen should be sent as they are the enforcement agents for the town.

Adjournment

Mr. Allen **MOVED** to adjourn; Mr. Poeleart seconded, with a unanimous vote.

Mr. Bath closed the meeting at 9:10 pm.

The next Planning Board meeting will be on December 19th.

Respectfully submitted,

Barbara White

Planning Board Secretary

Joshua Bath

Chairman

Minutes approved *December 18, 2019*