



# TOWN OF HUDSON

## Planning Board

Timothy Malley, Chairman

Roger Coutu, Selectmen Liaison



12 School Street • Hudson, New Hampshire 03051 • Tel: 603-886-6008 • Fax: 603-594-1142

### **PUBLIC MEETING TOWN OF HUDSON, NH JANUARY 09, 2019**

The Town of Hudson Planning Board will hold a regularly scheduled meeting on Wednesday, January 09, 2019 at 7:00 p.m. in the “Buxton Community Development Conference Room” at Town Hall. The following items will be on the agenda:

- I. CALL TO ORDER BY CHAIRPERSON AT 7:00 P.M.
- II. PLEDGE OF ALLEGIANCE
- III. ROLL CALL
- IV. SEATING OF ALTERNATES
  
- V. MINUTES OF PREVIOUS MEETING(S)
  - 14 November 2018 Meeting Minutes – Decisions
  - 12 December 2018 Meeting Minutes – Decisions
  
- VI. CASES REQUESTED FOR DEFERRAL
- VII. CORRESPONDENCE
  - Discussion of building improvements at 6 Wentworth Dr. with North Point Construction Management.
- VIII. PERFORMANCE SURETIES
  - Autumn Circle Performance Bond
  
- IX. ZBA INPUT ONLY
- X. OLD BUSINESS/PUBLIC HEARINGS
- XI. DESIGN REVIEW PHASE
- XII. CONCEPTUAL REVIEW ONLY
- XIII. NEW BUSINESS/PUBLIC HEARINGS

A. 71 Derry Street Subdivision Plan  
SB# 13-18

71 Derry Street  
Map 166/Lot 001

Purpose of Plan: to depict the subdivision of one (1) existing parcel of land into two (2) new lots as shown on the plan. Application Acceptance & Hearing.

B. Public Hearing of Proposed Amendments to Chapter 334 of the Hudson Zoning Ordinance

Purpose of Proposed Amendments:

1. Article XIII A, Accessory Dwelling Units, §334-73.3 H Provisions- Editorial change, to clarify how Accessory Dwelling Units are measured.
2. Article II, Terminology, §334-6 Definitions: CORNER LOT; LOT, CORNER- Editorial change, to clarify definition of Corner Lots.

3. Article III, General Regulations, § 334-14 Building Height – Editorial change, to replace the term “habitable” with “occupiable.”
4. §334 Attachment 1 - Table of Permitted Principal Uses- Editorial change, to add asterisk (\*) and note to table of permitted uses to direct readers to pertinent information.
5. Article III, General Regulations, §334-10 & Article VI, Special Exceptions, §334-26. An update to last year’s amendment, to limit mixed or dual use to Business and Industrial Zones and amend frontage requirements, and to delete §334-26 in entirety as it is irrelevant.
6. Article IV, Establishment of Districts, §334-18 D, Districts described- Editorial change to match district definition with actual permitted uses.
7. Article XIII A, Accessory Dwelling Units, §334-73.3. O, Provisions- to add verification of septic capacity for Accessory Dwelling Units prior to issuance of a building permit.
8. Move parking/garaging of commercial vehicles from Table of Permitted Principal Uses (§334 Attachment 1) to Permitted Accessory Uses (§334 Attachment 2)

- XIV. OTHER BUSINESS
- XV. ADJOURNMENT

All plans and applications are available for review in the Planning Office. Comments may be submitted in writing until 10:00 a.m. on the Tuesday prior to the day of the meeting. The public is invited to attend.

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Brian Groth  
Town Planner

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