

**2009 Town Meeting Warrant  
Hudson, New Hampshire**

To the inhabitants of the Town of Hudson, in the County of Hillsborough, State of New Hampshire, qualified to vote in Town affairs. You are hereby notified to meet at Hudson Community Center, 12 Lions Avenue, commencing at 9:00 a.m. on Saturday, February 7, 2009 for the transaction of all business, other than voting by official ballot. This first session of the Annual Town Meeting shall consist of explanation, discussion and debate of each warrant article. Warrant articles may be amended at the first session, subject to the restrictions set forth in NH RSA 40:13, IV.

You are hereby further notified that the second session of the Annual Meeting shall be held at Hudson Community Center, 12 Lions Avenue, between the hours of 7:00 a.m. and 8:00 p.m. on Tuesday, March 10, 2009, to elect Town officers and to vote by official ballot on all articles set forth in this Warrant, as may be amended by act of the first session meeting.

**Article 1**            **Election of Town Officers**  
To choose all necessary Town Officers for the coming year.

**Zoning Amendments**

**Article 2**            **Are you in favor of the adoption of Amendment No. 1 as proposed by the Planning Board for the Town Zoning Ordinance as follows?**  
Amend Article VII, Dimensional Requirements, §334-27, Table of Minimum Dimensional Requirements, by specifically permitting a single family home without town water and sewer on a lot size of 43,560 square feet in the R-2 District, along with certain additional, minor editorial changes. (Unanimously approved by the Planning Board.)

**Article 3**            **Are you in favor of the adoption of Amendment No. 2 as proposed by the Planning Board for the Town Zoning Ordinance as follows?**  
Amend Article XII, Signs; to provide that signs in rights of way need a permit; specifically permitting only National or state flags; permitting use of Electronic Message type signs to inform the public about construction and traffic related sites; providing new definitions for Electronic Changing Signs, Exterior and Interior Illuminated Signs, Inflatable or Balloon Signs, LED Signs and Portable Signs; limiting signs in Residential Districts to Home Occupation Signs, Subdivision Signs and Residential Real Estate Signs; prohibiting inflatable or balloon signs in any district; and prohibiting signs that emit sounds, odor, smoke, mist, laser, holograms or signs that use stereopticon or motion pictures. (Unanimously approved by the Planning Board.)

**Article 4**            **Are you in favor of the adoption of Amendment No. 3 as proposed the Planning Board for the Town Zoning Ordinance as follows?**  
Amend Article VI, Special Exceptions, §334-24, Home Occupations, to provide additional requirements for granting a Special Exception for a Home Occupation by the ZBA to include; an affidavit from the owner affirming that only residents of the home will work in the Home Occupation; that the approval for a Home Occupation expires with change of ownership of the premises; that the Home Occupation use must be one typically done in a home environment; that onsite retail sales are prohibited; that no more than 50% of the finished floor space be used in the Home Occupation and permitting the Zoning Administrator to revoke a Home Occupation Special Exception if conditions of approval are not maintained. (Unanimously approved by the Planning Board.)

**Petitioned Zoning Amendments**

**Article 5**            **Are you in favor of the adoption of Amendment No. 4 as proposed by Petition for Rezoning as follows?**  
Amend the Official Zoning Map of the Town of Hudson by rezoning those parcels of land known as Tax Map 228, Lots 052, 053 and 054 (inclusive), and the land which constitutes Lowell Road and abuts the aforementioned properties (Lots 052, 053 and 054) from being in the Residential-Two (R-2) to being in the Business (B) District. Said parcels are located at the intersection of Rena Avenue and Lowell Road. (Disapproved by the Planning Board by a vote of 5-2.)

**Article 6**            **Are you in favor of the adoption of Amendment No. 5 as proposed by Petition for Rezoning as follows?**  
Amend the Official Zoning Map of the Town of Hudson by rezoning from Residential-One (R-1) to Residential-Two (R-2) the parcel having an address of 51 Burns Hill Road, Map 211/Lot 40. Said parcel abuts a R-2 zoning district, and is generally located across the street and to the immediate south of the Glen Drive and Burns Hill Road intersection. (Disapproved by the Planning Board by a vote of 6-1.)