

Planning Board Report

Contact: Cynthia J. Robinson, Planning Coordinator
 Phone: (603) 887-5629
 FAX: (603) 887-4404
 E-mail: chstrpl@gsinet.net

Board Meetings on announced
 Wednesdays at 7:00 PM
 in the Meeting Room

Southern New Hampshire Planning Commission (SNHPC)

SNHPC continues to assist the Planning Board with professional planning services on an as needed basis. Currently, SNHPC is working on impact fees and updating the Master Plan.

Ongoing Planning Board Activities

The Planning Board continues to work on the updating of the Master Plan. A visioning session and survey were conducted and the results will be made available on Chester's website. As chapters in the Master Plan are updated, they can be found on the website as well.

The Planning Board has met with several developers who were considering the purchase of Chester College.

Other Planning Board Activity:

Subdivisions

- Approved Subdivision Applications (Residential) 2
Locations
 - Sandown Road 7 Units
 - Reed Road 9 Units
- Subdivisions approved years ago that have become active 3
- Locations
 - Haverhill Road 12 Units
 - Sandown Road 7 Units
 - Raymond/Ledge Roads 18 Units
- Site Plan (Non-Residential) 7
- Home Business 4

Assets & Supervised Accounts

Gross receipts from applications as of 6/30/14	\$ 7,455.00
Balance of Off-Site Improvement funds as of 6/30/14	\$37,394.79
Impact Fees as of 6/30/14	\$ 2,486.05

Proposed Zoning Amendments

Are you in favor of the adoption of **Amendment # 1** as proposed by the Planning Board for the Town zoning ordinance as follows?

Amend: Subsection 6.4.3 Constrained Acreage or Land by adding the word “pre-existing” before “...dedicated public right-of-way...” in the last sentence.

Purpose: To clarify that pre-existing rights of way are considered “constrained” acreage for the purposes of calculating unit density.

Are you in favor of the adoption of **Amendment # 2** as proposed by the Planning Board for the Town zoning ordinance as follows?

Amend: Subsection 6.7.1 by adding a second sentence that reads, “To qualify as a parent lot, the lot must be at least 25 acres in size (see Table 1).”

Purpose: To add a cross reference for Table 1 in the zoning ordinance.

Copies of any of these amendments are available in the Planning Board Office, Town Clerk’s Office and Selectmen’s Office during regular business hours. Questions about these amendments should be addressed to the Planning Board Office.

The Board welcomes any questions and input regarding the Town of Chester Zoning Ordinance and Regulations. The Board meets on the first, second and fourth Wednesdays of the month in the Meeting Room at the Chester Municipal Office Building starting at 7:00 P.M. Anyone interested in becoming a Planning Board member should attend Planning Board meetings and express their interest to Board members.

The Planning Board Office is located at 84 Chester Street, Room 5, in the Municipal Office Building. The Planning Board Office hours are per the schedule set by the Board of Selectmen. The Town of Chester Zoning Ordinance and Regulations can be viewed on Chester’s website [chesternh.org] by clicking on Planning Board.

Respectfully submitted,
Chester Planning Board

Brian Sullivan, Chairman
Evan Sederquest, Vice Chairman
Andrew Hadik
Liz Richter
Cass Buckley
Michael Weider
Richard J. LeBlanc, Ex-Officio

Staff
Cynthia J. Robinson, Planning Coordinator