

1 MILFORD PLANNING BOARD MINUTES ~ APPROVED

2 January 4, 2022 Board of Selectmen Meeting Room, 6:30 PM

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4 **Members Present:**

5 Doug Knott, Chairman
6 Tim Finan, Vice Chairman
7 Janet Langdell, Member
8 Elaine Cohen, Alternate Member
9 Paul Amato, Member (via zoom)

Staff:

Jason Cleghorn, Town Planner
Darlene Bouffard, Recording Secretary
Andy Kouropoulas, Videographer

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11 **Excused:**

12 Susan Robinson, Member
13 Dave Freel, Selectmen's Rep
14 Pete Basiliere, Member

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16 This meeting was conducted pursuant to the State of New Hampshire Emergency Order #12 pursuant to
17 Executive Order 2020-04. As such, the meeting was conducted in person and on zoom.

- 18
19 **1. Call to order:** Chairman Knott called the meeting to order at 6:30 p.m. indicating that tonight is for
20 review of two proposed zoning amendments. D. Knott asked that E. Cohen vote in the absence of S.
21 Robinson. Planning Board members and staff were introduced by D. Knott.

22
23 **2. Public Hearing:**

- 24
25 a. **Zoning Amendments. Amend Milford Zoning Ordinance Article VII, Sections**
26 **7.11.3 Definitions, 7.11.4.A Table of Uses and B. Specific Solar System**
27 **Requirements and Exceptions by adding a requirement for a Conditional Use**
28 **Permit for ground mounted Residential Solar System located in the Residential A,**
29 **B, R zoning districts that exceed a maximum seven-hundred fifty (750) square feet**
30 **and regulating the placement of ground mounted units within properties.**

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32 J. Cleghorn explained that those corrections were suggested for the definitions which the
33 Board requested be reverted back to what they were previously. This is the first public
34 hearing for this amendment. J. Langdell pointed out that tonight's discussion represents
35 only a slice of the ordinance.

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37 D. Knott opened the meeting to the public, if anyone in the audience or on Zoom would
38 like to add anything to please state your name and your comment. There were no
39 comments or questions. The public hearing was closed by D. Knott. J. Langdell moved
40 to bring this in for a second public hearing at the January 18, 2022 Planning Board
41 meeting. E. Cohen seconded. All were in favor.

- 42
43 b. **Amend Milford Zoning Ordinance, Article VI, Wetland Conservation District to**
44 **refer to current and correct references in state laws and regulations, and make**
45 **changes to Section 6.02.5(B) Accepted Uses-Buffer Zones to identify and expand**
46 **certain uses that would be allowed within wetland buffer areas.**

47
48 D. Knott indicated that this zoning amendment has been reviewed previously and there
49 were two corrections requested. J. Cleghorn said there were no changes made after the
50 last review when it was posted and published. These are statutory references according
51 to State and Federal law. J. Langdell noted that these are statutory modifications brought
52 forward by the Milford Conservation Commission. There were no further comments. D.
53 Knott opened the hearing to the public. Hearing no comments from the audience or the
54 visitors on zoom, D. Knott closed the public hearing. J. Langdell moved to bring this in

for a second public hearing at the January 18, 2022 Planning Board meeting. E. Cohen seconded. All were in favor.

3. Other Business:

4. Meeting Minutes: December 7, 2021

J. Langdell had corrections to the minutes. J. Langdell moved to approve the minutes of December 7, 2021 as amended. E. Cohen seconded. All were in favor.

5. Upcoming Meetings:

1/18/22 – Regular Public Meeting and Public Hearing

2/1/22 – Work Session

6. Adjournment. The meeting was adjourned at 6:45 p.m. on a motion made by T. Finan and seconded by J. Langdell. All were in favor. Motion passed unanimously.

Signature of the Chairperson/Vice-Chairperson: Date: _____