

**Town of Milton**  
424 White Mtn Highway  
Milton NH, 03851



**Planning Board**  
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December 20, 2022  
Meeting Minutes  
6:00 PM

**Present Members:** Brian Boyers-chair, Anthony Gagnon, Karen Golab, Robert Graham-Alternate(sitting in for Paul Steer), Johnathan Nute, Matt Morrill, Ryan Thibeault-Vice Chair

**Absent Members:** Larry Brown- Alternate

**Staff Present:** Bruce Woodruff- Town Planner; Jennifer Conti- Land Use Clerk

**Public Attendance:**

- I. **Call to Order:** B Boyers calls the meeting to order at 6:00 PM.
- II. **Public Comment:** No Public Comment
- III. **Review/Approval of Minutes:** Reviewed December 7, 2022, minutes. J Nute made a motion to approve the December minutes. K Golab second. All in favor. R Thibeault, M Morrill and R Graham abstained.
- IV. **Continued discussion on revisions resulting from workshop to draft Zoning Ordinance Article VI, Open Space Development, and possible vote to post draft and send to public hearing:** The town planner went over all the changes that the board had approved in the last few meetings including the approved changes that the soil scientist suggested and some suggestions from the two people from the public that attended the last meeting. He also went over some of the changes he has made and why.  
  
K Golab made a motion to approve the Zoning Ordinance draft. R Graham second. All were in favor.
- V. **Continued discussion on adding language to Zoning Ordinance Article III, Section 3.5 regarding the use of RVs on properties in Town.** Discussion on how many days an RV would be allowed to be occupied on a piece of property. B Boyers made a motion to change the seven day time period to 14 days. All were in favor. [In a previous meeting dated September 9, 2022, P Steer made a motion to accept as written but to change the

seven-day time period to twenty-one days. K Golab second, no more discussion, all in favor] so the vote for 14 is moot.

**VI. Continued discussion on possible changes to the definition of building height:** J Nute made a motion to approve this article revision as written. R Thibeault second. All were in favor.

**VII. Continued discussion on revision to draft Floodplain Ordinance and possible vote to post draft and send to public hearing:** R Thibeault made a motion to accept the Floodplain Ordinance as written. K Golab second. All were in favor.

**VIII. Planners Comments:** Woodruff suggests that a motion be made to send these 4 revised zoning amendments to post them publicly and to set a public hearing date and a second public hearing date.

R Thibeault made a motion to post publicly the 4 zoning article amendments- Zoning Ordinance Article VI, Open Space Development, definition of building height, Zoning Ordinance Article III, Section 3.5 regarding the use of RVs and the Floodplain Ordinance- and to send them to a public hearing with the first public hearing being January 3<sup>rd</sup> with a snow date of Jan 4<sup>th</sup> or 5<sup>th</sup> to be determined by staff based on room availability and the second public hearing to be scheduled January seventeenth only if required and a snow date of January eighteenth. M Morrill second. All were in favor.

These 4 zoning amendments, one of which is a complete article, one is a separate ordinance that is part of the zoning ordinance by reference, and the other two are additions to existing articles, all that has to be updated - Zoning Ordinance Article VI, Open Space Development Article VI was in need of changes and the board worked very hard on those changes. The board tried to make the article more fair for everyone, developers, staff and citizens that might be living around OSD parcels. The board thought about all that and still kept in their head the two things that you needed to do if you were going to have an OSD Ordinance and that is you always make sure that a lot of land is conserved and always made sure the appropriate development is made in a more compact area and that developers out there might want to do it. So those were all the things you considered, and it was a hard job and a job well done.

**IX. Other business:**

**X. Adjournment:** M Morrill made a motion to adjourn. R Thibeault second, all in favor. The motions passes adjourning the meeting at 7:08 PM.