

Town of Wolfeboro
Planning Board Agenda
Great Hall at Wolfeboro Town Hall - 84 South Main Street
Tuesday, December 06, 2022
7:00 PM

I. Call to Order - 7:00 PM

II. Introduction of Planning Board Members (Roll call Required of Members)

III. Public Hearings:

- (a) §175-175 *Definitions*—adding “*Accessory Dwelling Unit*”, adding “*Affordable Housing*”, amending “*Boathouse*”, adding “*Conditional or Special Use Permit*”, adding “*Short Term Rental*”, adding “*Yield Plan*”
- (b) §175-109 through 112: Deleting “*Commercial District C2*” in its entirety.
- (c) §175-65 Amending Permitted Uses in Shorefront Residential District to including Accessory Dwelling Units and further to amend §175-65 C amending permitting criteria for boathouses.
- (d) §175-67 Amending Shorefront Lot Improvement Standards
- (e) §175-143 through 145 These sections to be deleted entirely.
- (f) Amending §175-71 *Village Residential*, §175-81 *Residential District*, §175-86 *General Residential*, §175-106 *Bay Street Limited Business District*, §175-96 *Pine Hill Road Development District*, §175-100 *South Wolfeboro Limited Business District*, §175-121 *Center Street/Rte. 28 Mixed-Use Business District*, §175-91 *Commercial District C1 Central Business District (CBD)*, §175-116 *Wolfeboro Falls Limited Business District* each to have multi-family language added as permitted uses, language amended and moved from §175-143 through 145 *Multifamily Dwellings* respectively.
- (g) § 175-57.1 *Accessory Dwelling Unit* amending language to permit ADUs by right and those permitted by Conditional Use Permit.
- (h) §175-28 *et. seq.* to amend *Inclusionary Zoning*.
- (i) §175-55.1 *et. seq.* to amend language for permission to build on *Lots with no frontage* as excepted under NH RSA 674:41 II-a.

IV. Discussion Items:

- (a) Definition of “*Accessory Building or Structure*”—set public hearing 12/20
- (b) Minutes of 11/01/2022

V. ADJOURN

If there is anyone with a disability needing any modifications and/or auxiliary aid to access this meeting, please notify the Planning Department at 569-5970 at least 72 hours prior to the meeting date.