

**ACTIONS
OF THE TOWN OF MANCHESTER
PLANNING AND ZONING COMMISSION
FOR THE MEETING OF
MARCH 19, 2012**

MEMBERS PRESENT: Joseph Diminico Anthony Petrone
 Andy Kidd John Chaput (sitting)
 Eric Prause
 Horace Brown

**TOWN OF MANCHESTER
PLANNING AND ZONING COMMISSION**

Zoning Regulation Amendment (2012-003)

MOTION: Mr. Kidd moved to approve the proposed zoning regulation amendment to add Article II Section 26 - Form-Based Zone with the following modifications: (1) Amend Section 26.04.01.3 to allow places of worship as a special exception use in FBZ-1; (2) Amend Section 26.05.03 to read, "Building height is measured as defined in Article I, Section 2 of the Zoning Regulations – Height of the Building. The height standards in this Section are intended to control the overall size and scale of new buildings in Form-Based Zone Subdistricts. New buildings may be constructed to a height as prescribed in Table 26.03.03 – Building Lot Dimensional standards. Where permitted, new and altered single story buildings shall provide façade improvements and front elevations that are at least eighteen (18) feet in height above street elevation and constructed in styles consistent with applicable Building Lot Standards in Section 26.03"; and (3) Amend Section 26.08.02 to add the words "generally reach" before three stories high in the third sentence of subsection A. Mr. Prause seconded the motion and all members voted in favor. The zoning regulation amendment will be effective on March 30, 2012.

**TOWN OF MANCHESTER
PLANNING AND ZONING COMMISSION**

Zoning Regulation Amendment (2012-008)

MOTION: Mr. Kidd moved to approve the proposed zoning regulation amendment to add Article I Section 4.05.07; Application Requirements: Supplemental Requirements – Detailed Plans for the form-based zone, and a minor administrative text amendment at Article I Section 4.01. Mr. Prause seconded the motion and all members voted in favor. The zoning regulation amendment will be effective on March 30, 2012.

RECEIPT OF NEW APPLICATIONS

1. **TOWN OF MANCHESTER PLANNING AND ZONING COMMISSION** – Zoning Regulation Amendment (2012-024) - for revisions to the Zoning Regulations at Art. IV Sec. 5; Art. II Sec. 11; Art. II Sec. 12; Art. II Sec. 14; Art. II Sec. 16; Art. II Sec. 24 to transfer the authority to grant special exceptions for auto related uses from the ZBA to the PZC and to revise special requirements for auto related uses and gasoline service stations, and to delete Art. IV Sec. 6.