

ACTIONS
OF THE TOWN OF MANCHESTER
PLANNING AND ZONING COMMISSION/INLAND WETLANDS AND
WATERCOURSES AGENCY
FOR THE MEETING OF
JANUARY 4, 2017

MEMBERS PRESENT: Eric Prause, Chairman
Andy Kidd, Vice Chairman
Jessica Scorso
Timothy Bergin

Alternate Member Sitting: Patrick Kennedy

Alternate Members: Julian Stoppelman
Teresa Ike

TOWN OF MANCHESTER

Hartford Road, Bridge over Hop Brook

Inland Wetlands Permit – Determination of Significance (2016-135)

MOTION: Mr. Kennedy moved to find the proposed activity at the above referenced location as shown on the inland wetlands permit application 2016-135 will not have a significant impact on the wetlands and therefore will not require a public hearing. Mr. Kidd seconded the motion and all members voted in favor.

Inland Wetlands Permit (2016-135)

MOTION: Mr. Kennedy moved to approve the inland wetlands permit. Ms. Scorso seconded the motion and all members voted in favor.

The reason for the approval is that the proposed activity does not disturb the natural or indigenous character of the land by significant impact or major effect.

The approval is valid for 5 years. The work in the regulated area must be completed within one year of commencement.

Erosion and Sedimentation Control Plan (2016-136)

MOTION: Mr. Kennedy moved to certify the erosion and sediment control plan. Mr. Bergin seconded the motion and all members voted in favor.

Flood Plain Permit (2016-137)

MOTION: Mr. Kennedy moved to approve the flood plain permit. Ms. Scorso seconded the motion and all members voted in favor.

TOWN OF MANCHESTER PLANNING & ZONING COMMISSION

Zoning Regulation Amendment (2016-133)

MOTION: Mr. Kennedy moved to approve the zoning regulation amendment at Art. IV, Sec. 13.10.05.03 to limit the size of multiple tenant signage in business plazas. Mr. Bergin seconded the motion and all members voted in favor.

The reason for the approval is that the proposed amendment is consistent with the Manchester Plan of Conservation and Development.

The zoning regulation amendment will be effective on January 20, 2017.

ANTHONY G. AND PAULA C. VISCOGLIOSI

50 Forest Street

Special Exception (2016-116) – Request for extension until February 1, 2017

MOTION: Mr. Kennedy moved to approve the extension of time to open a public hearing until February 1, 2017. Ms. Scorso seconded the motion and all members voted in favor.

ELECTION OF OFFICERS

MOTION: Ms. Scorso nominated Mr. Stebe as Secretary. Mr. Bergin seconded the motion and all members voted in favor.

MOTION: Mr. Bergin nominated Mr. Kidd as Vice Chairman and Mr. Prause as Chairman. Ms. Scorso seconded the motion and all members voted in favor.

RECEIPT OF NEW APPLICATIONS

1. **Town of Manchester Planning and Zoning Commission – Zoning Regulation Amendment (2016-145)** - To revise Art. II Sec. 8 (CUD zone) as follows: To remove multi-family dwellings and high rise apartments from the list of permitted uses; to add stand-alone multi-family or multi-family above ground floor commercial as special exception uses; and to add accessory use of yards, walkways, and parking lots as a permitted use. To revise Art. IV Sec. 20 (Special Exception Criteria) to remove the

reference to the CBD zone at Art. IV Sec. 20.01.01(j). To delete Art. IV Sec. 2 (High Rise Apartments).

2. **Tilcon, Inc. – Inland Wetlands Permit (2016-147)** - For removal of an existing weigh scale and building at 116 Union Street, and installation of a new weigh scale at 569D North Main Street (a.k.a. 569 North Main Street).

3. **Town of Manchester Planning & Zoning Commission – Zoning Regulation Amendment (2016-148)** - To revise Art. I Sec. 2 (Definitions) to add a definition for Outdoor Entertainment. To revise Art. II Sec. 8 (Comprehensive Urban Development Zone), Art. II Sec. 10 (Business I Zone), Art. II Sec. 11 (Business II Zone), Art. II Sec. 12 (Business III Zone), Art. II Sec. 14 (Business V Zone), Art. II Sec. 15 (Central Business District), Art. II Sec. 22 (Special Design Commercial Business Zone), Art. II Sec. 24 (General Business Zone) and Art. II Sec. 26 (Form Based Zone) to add Outdoor Entertainment as a special exception use.