

29 June 2022

Groton Planning Board

Members Present: Deb Johnson, Ray Blake, Kristina Madden, John Rescigno,
David Madden, Dave LaBar, Russ Carruth

Members Absent: None

Other Attendees: Anne Joyce

Meeting Open: 7:02 PM

Approval of Minutes

Kristina makes a motion to waive the reading of last meetings minutes, John seconds this motion with all in favor, Russ abstains.

Kristina makes a motion to approve the minutes as presented, David Madden seconds this motion with all in favor, Russ abstains.

Russ would like the members to read the minutes out loud before the minutes are voted upon. All other members see no need to read aloud as they review the materials before the meeting when they are sent to PB members, and review them again briefly and independently during the meeting.

Air B N B Regulations

Deb provides the board with literature on the company "Air B N B"s newest regulations which states that they are banning "disruptive parties and events". This ban will protect Air B N B from any liability for problems that may occur during

parties and events, but can still leave the individual town liable to be sued by renters and hosts.

PB Attorney Conversation

Deb spoke with our PB attorney regarding questions about possible Air B N B's, , other short term rentals and long term rentals in town. Our current zoning requires that any rental needs to go through site plan review and possibly follow subdivision regulations if the unit is a separate building. As a board, we need to update our site plan regulations and subdivision regulations to coincide with our zoning and strengthen the regulations.

If the board motions so, Deb will begin working with the attorney on updating these regulations, and asks for input from PB members on what to include. She handed out a list of possible issues to include in these regulations, and would like members to respond to her over the next few weeks with what items she should include and in what context.

Kristina makes a motion to allow Deb to contact the PB attorney to begin revising the site plan and subdivision regulations to align with our adopted zoning ordinance, John seconds this motion with all in favor.

Other Business

Senate Bill 400 has passed on March 17, 2022 and reads that “This bill makes changes to the training and procedures for zoning and planning boards

offered by the office of planning and development. This bill creates incentives and establishes requirements for workforce housing and affordable housing development. This bill also revises the time frames for planning board consideration of applications, and establishes the New Hampshire housing champion certification program.”.

As a board, we are all encouraged to read the bill and familiarize ourselves with how the bill will affect us as a board.

No other business to be discussed.

John makes a motion to close the meeting at 7:47 PM, Kristina seconds this motion with all in favor.

Submitted,

Kristina Madden