



SNHPC



A Regional Alliance for Economic Development

Southern New Hampshire Planning Commission
& Access Greater Manchester
Proudly Present...

Southern NH's Premier Business Development Resource

Ready Set Go!

Certified Sites in Southern New Hampshire

In Cooperation with Access Greater Manchester...

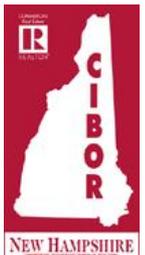
ReadySetGo!

Certified Sites in Southern New Hampshire

In partnership with:



**Public Service
of New Hampshire**
A Northeast Utilities Company



The Areas Served...

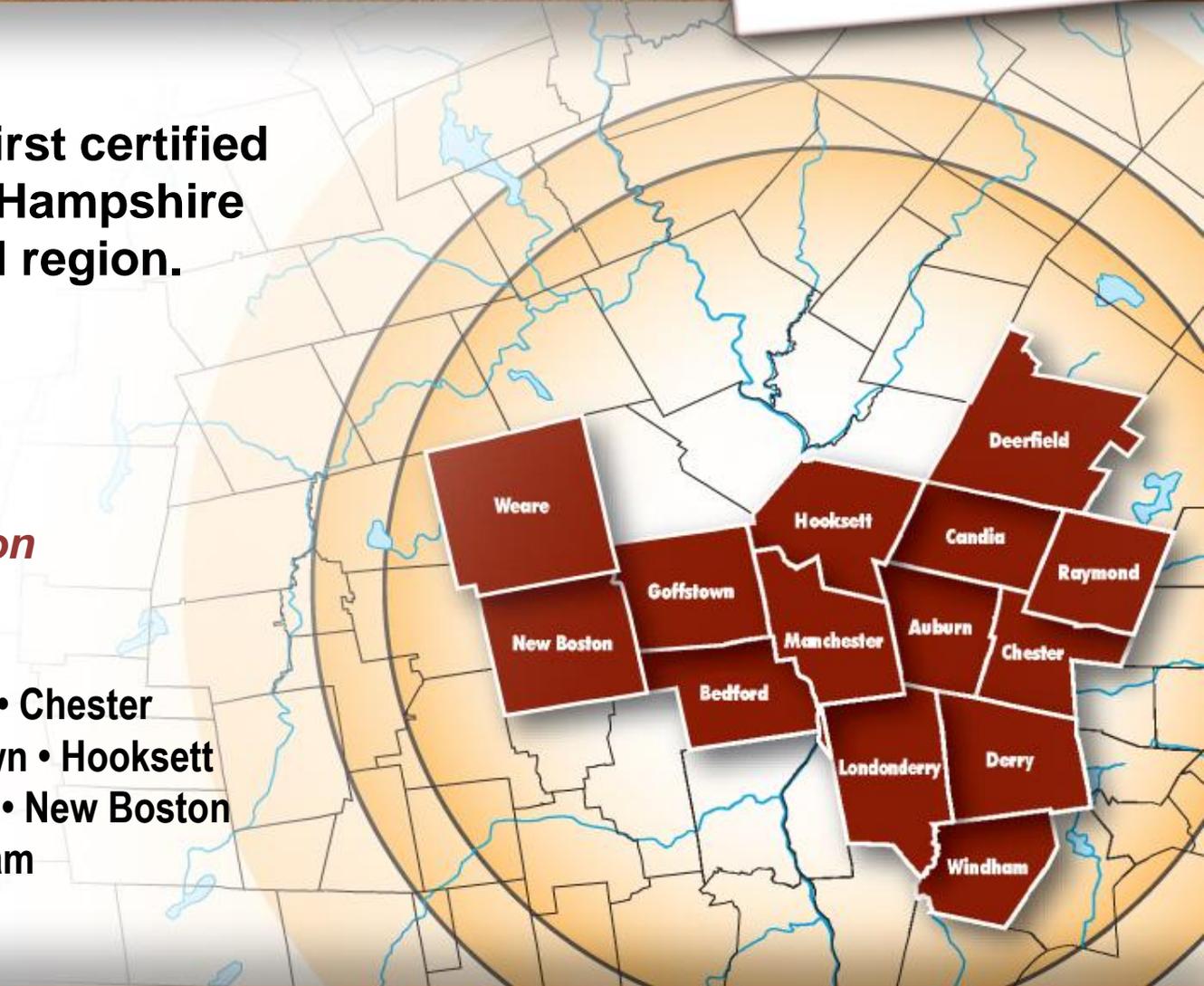
ReadySetGo!

Certified Sites in Southern New Hampshire

ReadySetGo! is the first certified site program in New Hampshire and the New England region. It is a win-win for both applicants and planning boards.

The Southern NH Region currently includes:

- Auburn • Bedford • Candia • Chester
- Deerfield • Derry • Goffstown • Hooksett
- Londonderry • Manchester • New Boston
- Raymond • Weare • Windham



The Concept...

ReadySetGo!

Certified Sites in Southern New Hampshire

ReadySetGo! is a new and exciting regional marketing program and economic development tool.

ReadySetGo!

- ✓ Recognizes certified sites and buildings within the region and each participating community.
- ✓ Promotes collaboration between applicants and municipalities in developing certified sites.
- ✓ Provides opportunities to market certified sites on a number of commercial and municipal websites, including the ***ReadySetGo!*** website.
- ✓ Gives property owners more time to market their certified sites, thus reducing pre-development risks and costs.



The Benefits...

ReadySetGo!

Certified Sites in Southern New Hampshire

ReadySetGo! is designed to benefit both municipalities and developers alike as it provides for the marketing of certified sites & buildings on local, regional, state and national websites.

- ✓ ***ReadySetGo!*** will bring national and worldwide attention to the region
- ✓ Property owners/developers will be provided the opportunity to obtain longer plan approvals that would allow certified sites to be marketed over five years instead of the typical one- or two-year plan approval period.
- ✓ In addition, the program provides an opportunity for certified sites to take advantage of \$25,000 or more in “soft costs” such as engineering, architectural, site planning, legal, etc.

What *ReadySetGo!* Does For Southern NH...

ReadySetGo!

Certified Sites in Southern New Hampshire

ReadySetGo! conveys an important message to national site selectors, prospective companies and the business community that there are certified sites and buildings within the region's municipalities available for development and redevelopment purposes.

In short, ReadySetGo! reduces the time, risk and upfront costs a business or prospective company may have in deciding to expand or move to a community.



Program Details...

ReadySetGo!

Certified Sites in Southern New Hampshire

Participation in the program is optional and at the discretion of the municipal planning board and property owner to decide whether to participate.

If both parties agree to participate in the program, the property owner or developer and the municipality work together to endorse and complete the necessary certified site application forms and materials. The application forms must be submitted to Southern New Hampshire Planning Commission's *ReadySetGo!* Advisory Committee for review and approval.



What is a Certified Site?

ReadySetGo!

Certified Sites in Southern New Hampshire

A *ReadySetGo!* Certified Site is:

- ✓ A site or building located on a parcel of land greater than one acre in size.
- ✓ A site or building zoned for either industrial, office, mixed-use or a combination of the above.
- ✓ A site with a boundary survey, asking price or rental rate, phase one environmental assessment (at the option of the property owner/planning board) and zoning verification and list of approved uses.
- ✓ Optional: The site can be “cleared” and excavated to make it “pad-ready” in accordance with local municipal approvals.



The Certification Process...

ReadySetGo!

Certified Sites in Southern New Hampshire

Three levels of certification:

ReadySetGo!
Level 1 Certified Site

Completion of a non-binding Concept Plan or a non-binding and a vote of endorsement allowing the applicant to proceed with submittal.

ReadySetGo!
Level 2 Certified Site

Site Plan or Master Plan approval from the board.

ReadySetGo!
Level 3 Certified Site

Level Two certification and a utility plan showing the availability and/or the provision of utilities.

Level 1 Example...

ReadySetGo!

Certified Sites in Southern New Hampshire

ReadySetGo!

Level 1 Certified Site

Completion of non-binding Concept Plan Review (RSA 676:4 II a) or Design Review (RSA 676:4 II b); and

Vote of endorsement from municipal planning board for submittal of application

Level 1 Certified Site



Concept Plan

Level 2 Example...

ReadySetGo!

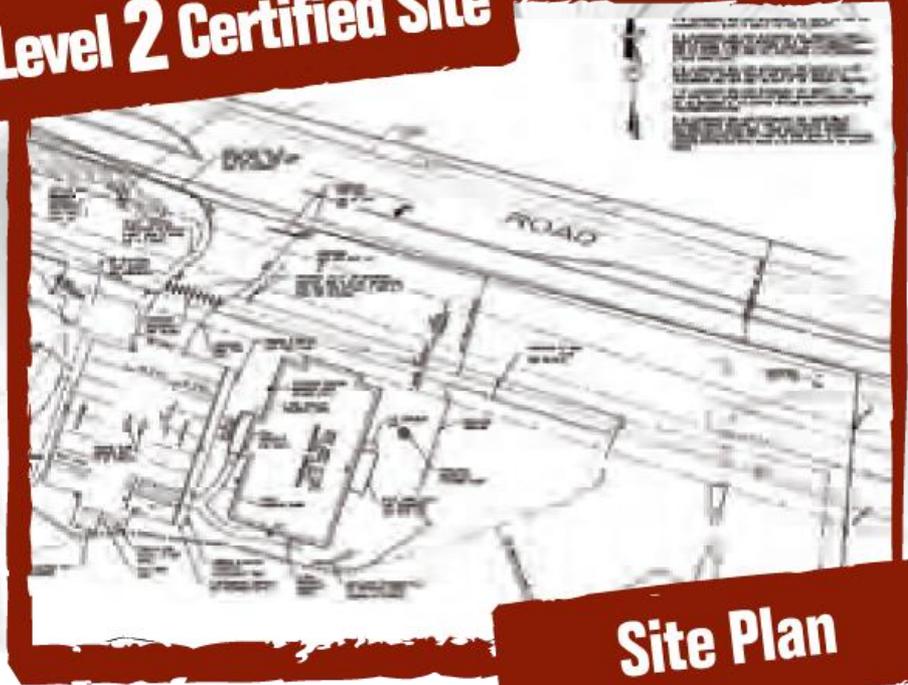
Certified Sites in Southern New Hampshire

ReadySetGo!
Level 2 Certified Site

Site Plan or Master Plan approval from municipal planning board (in accordance with RSA 674:43/44 and 674:21); and

Five-year plan approval by municipal planning board

Level 2 Certified Site



Site Plan

Level 3 Example...

ReadySetGo!

Certified Sites in Southern New Hampshire

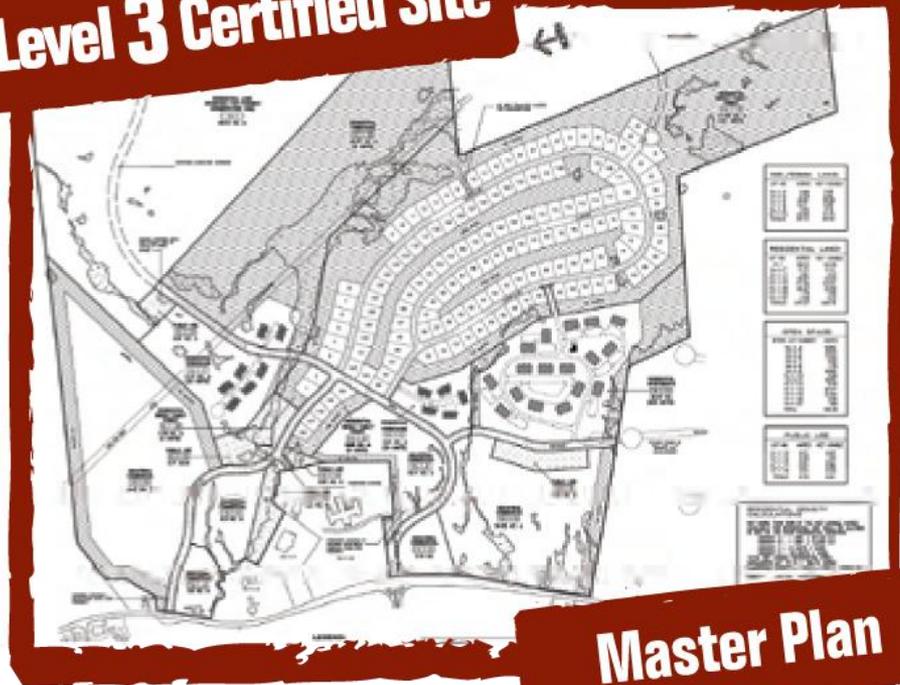
ReadySetGo!

Level 3 Certified Site

Prior Level 2 Certification; and

Evidence from private or public utilities that the site and/or building is served by or has availability to be connected to public water, sewer, telephone, electric, or gas services at parcel boundary lines

Level 3 Certified Site



Master Plan

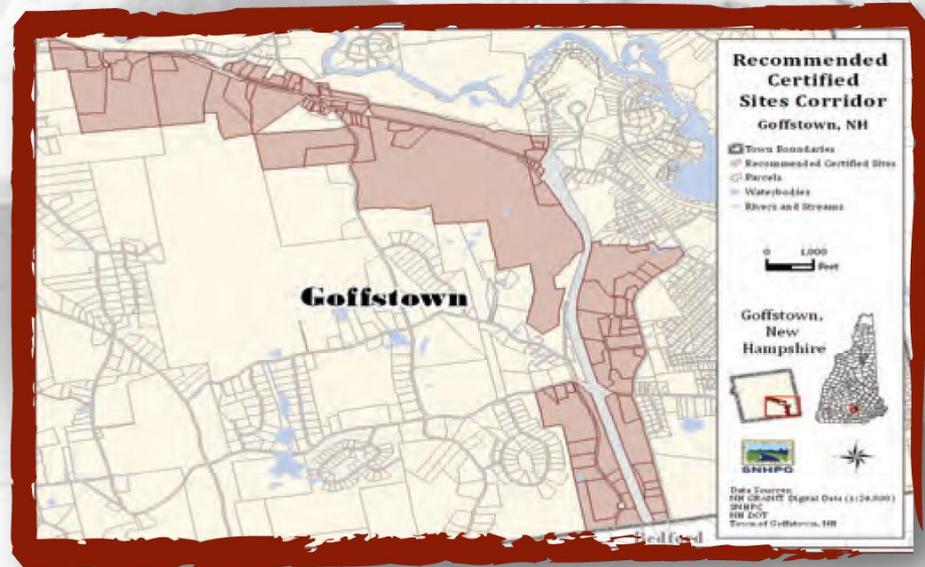
Certified Site Corridor Example...

ReadySetGo!

Certified Sites in Southern New Hampshire

ReadySetGo! Certified Site corridor proposed for Goffstown, NH:

- ✓ The Town of Goffstown, in anticipation of the program, has already proposed a Certified Site corridor following along Rt. 114
- ✓ This corridor is a recognized high-priority growth area within the community
- ✓ All towns and planning boards within the region can elect to decide where Certified Sites can/should be allowed



The Next Steps... Ready to Participate?

ReadySetGo!

Certified Sites in Southern New Hampshire

To participate in the *ReadySetGo!* program, planning boards will need to complete the following steps:

- ✓ **Step One:** Review the *ReadySetGo!* website and program materials to see if the program is right for your community. Review the town's zoning ordinance and zoning map and determine what area(s) and zoning districts should be included (see previous slide - Certified Site Corridor Map).
- ✓ **Step Two:** Hold a public hearing to decide whether to participate in the program.
- ✓ **Step Three:** At the public hearing, amend the planning board's site plan, subdivision, and/or land regulations to authorize and incorporate ReadySetGo! in the board's regulations.
- ✓ **Step Four:** Submit the public hearing minutes, amendments and updated regulation to Southern New Hampshire Planning Commission verifying participation.
- ✓ **Step Five:** Begin to advertise the program on the town's website and distribute program materials and brochures to the public and potential applicants through the planning board or planning department office.

In Conclusion...

ReadySetGo!

Certified Sites in Southern New Hampshire

ReadySetGo! Certified Site Program...

- ✓ Brings businesses to your municipality by reducing time, upfront costs and development hassles.
- ✓ Provides nationwide and worldwide exposure for the Southern New Hampshire Region, enticing businesses of all types to expand, relocate and develop.
- ✓ Builds a network/community of businesses, government offices and communities, breaking down traditional barriers to business development and economic expansion.
- ✓ Gives New Hampshire an advantage over surrounding New England communities as **ReadySetGo!** is the first program of this type in the New England area.



Southern NH's Premier Business Development Resource

ReadySetGo!

Certified Sites in Southern New Hampshire

www.readysetgonh.com

Any questions?



In partnership with:

