



Town of Goffstown

TOWN OFFICES
16 MAIN STREET • GOFFSTOWN, NH 03045

PROPOSED ZONING AMENDMENTS FULL TEXT LANGUAGE FOR MARCH 2015 BALLOT December 30, 2014 Planning Board Meeting

1. Skipped. There is no “Amendment No. 1” as this is reserved for the election of officers in town government.
2. Are you in favor of the adoption of Amendment No. 2 as proposed by the Planning Board, amending the Goffstown Zoning Ordinance as follows: To add a (3-asterisk) note to the bottom of Section 3.12, (Table of Accessory Uses) Table B6 to allow accessory attached dwelling units as a permitted use (with no need to obtain a Special Exception (notwithstanding the fact that it is listed as a use permitted by Special Exception) in the Conservation Open Space (CO), Agricultural(A), Residential – 1(R-1), Residential -2(R-2), and Residential Small Business Office -1(RSBO-1) districts in any instance where the lot is of sufficient size that it already meets or exceeds the minimum buildable acreage requirement in Section 4.3 (Table of Dimensional Regulations) to allow a duplex to be built on the lot? The Planning Board discussed and voted 6-1-0 to recommend this article on 12-11-14.

B. Accessory to a Principal Non-residential Use

Principal Uses		Base Districts										Supplemental Standards
Use #	Use Category and Description	CO	A	R-1	R-2	RSBO-1	RSBO-2	VC	C	CHZ	I	(For all uses, refer first to Section 4, Dimensional Standards
A	<i>Accessory to Principal Residential Use</i>											
6	Accessory attached dwelling unit	<u>SE</u> ***	<u>SE</u> ***	<u>SE</u> ***	<u>SE</u> ***	<u>SE</u> ***	CU	CU	-	-	-	Section 5.2 and Section 5.21

* Permit as a home occupation.

** Allowed in conjunction with an active building permit.

*** Notwithstanding the above requirement to obtain a Special Exception for an accessory attached dwelling unit, if the lot is of sufficient size that it already meets or exceeds the minimum buildable acreage requirement in Section 4.3 Table of Dimensional Regulations to allow a duplex to be built on the lot by right, then an accessory attached dwelling unit shall be considered a Permitted Use with no need to obtain a Special Exception for such accessory attached dwelling unit on such lot. This shall not be construed to allow both a duplex and an accessory dwelling unit on the same lot.

3. Are you in favor of the adoption of Amendment No. 3 as proposed by the Planning Board, amending the Goffstown Zoning Ordinance as follows: To add a definition to the definitions section of the Zoning Ordinance for the following Term: “Alternative Treatment Center” as it is defined in RSA 126-X:1,I; and to add “Alternative Treatment Center” to the Table of Principal Uses in Section 3.11, Table I12 as a permitted use in the Industrial Zone; and to add Section 5.25, Supplemental Standards, to restrict Alternative Treatment Centers from any area



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within 1,000 feet of the property line of a pre-existing public or private elementary school or post secondary school (i.e. trade school, college or university), or within 1,000 feet of the boundary of any designated drug free school zones; and to add a use under the Table of Off-Street Parking Requirements, Section 7.2.5, Table J – Manufacturing and Construction – that lists “Alternative Treatment Center” as a Principal Use there and lists the requirements for parking at one space per 400 square feet of gross floor area of the facility.

Definition of Terms Section:

“Alternative Treatment Center” - An entity registered under RSA 126-X that acquires, possesses, cultivates, manufactures, delivers, transfers, transports, sells, supplies, and dispenses cannabis, and related supplies and educational materials, to qualifying patients and alternative treatment centers.” RSA 126-X:1, I

Section 3.11

Principal Uses		Base Districts										Supplemental Standards
Use #	Use Category and Description	CO	A	R-1	R-2	RSBO-1	RSBO-2	VC	C	CHFZ	I	(For all uses, refer first to Section 4, Dimensional Standards)
I	<i>Manufacturing, construction and wholesale trade</i>											
12	Alternative Treatment Center	=	=	=	=	=	=	=	=	=	P	Section 5.25

Supplemental Standards

Section 5.25 - Alternative Treatment Centers shall not be located in a residential district or within 1,000 feet of the property line of a pre-existing public or private elementary school or post secondary school (i.e. trade school, college or university), or within 1,000 feet of the boundary of any designated drug free school zones.

Section 7.2.5 – Table of Offstreet Parking Requirements

J. MANUFACTURING AND CONSTRUCTION		
Principal Use	Unit of Measurement	Minimum Spaces required per Unit of Measurement
Alternative Treatment Center	Gross floor area	One (1) per four hundred (400) square feet