



City Center Project Steering Committee

Tuesday, May 22, 2012 at 5:00 p.m.

The Visitor's Center

14 North Street

Claremont, NH

Draft Minutes

I. Roll Call

Present: Marty Davis, Jason Farrell, David Putnam, Robert Tatro, Kristin Kenniston, Victor Bergeron, James Feleen, Tom Rock, Keith Raymond

Absent: William Greenrose, Gary Trottier, David Messier

Staff: Tracey Hutton, Katrina Spaulding

II. Meeting Minutes

Approve minutes of April 24, 2012 meeting

Motion: approve minutes as presented

Made By: Keith Raymond **Second:** Tom Rock **Vote:** Unanimous

III. Old Business

- Common Themes of Focus Groups –CCCP Steering Committee Discussion
- Neighborhood Types

A large map of the designated City Center was laid out for the committee to circle "neighborhoods" in order to further help the future consultant with a perspective of the boards desires. The board was instructed to see the map without uses of existing properties and try to focus on the plotted building footprints and the lots.

Tracey Hutton stated this should allow the group to help "define" the areas in such a way to create more uniformity and identify what the committee would want things to "Look" like.

Marty Davis suggested the group keep a list of considerations for why areas were depicted as they were. The list of considerations were: Height of the buildings, setbacks, lot size, and density. Ms. Hutton also included it was much simpler and helps to delineate space when parcel lines and roads are used as boundaries.

Tom Rock asked if an area is existing residential should a particular area be sectioned off as Multi-family or not. Tracey said it would be best to try not to think of the use of the building but rather to think more about how the building fills out the lot. This will accomplish a “bulk standard” on the lot or surrounding lots in a particular area.

Tracey wanted to clarify Design Standards are a separate and different consideration all together.

David Putnam said this exercise will help with expressing expectations for Zoning improvements and in the future for Claremont to have certain ideas which can be put into place to make it work for the future.

It was discussed by the group how it would be a good starting point for Zoning improvements to have a list of things that can be done rather than things that can't be done. Some areas discussed for categories of uses were: Home occupations, Farm Animals, and Pawn Shops. It would be good to have a list of standards of what to expect for the Zoning in Claremont to include: Enforcement, Generalized Use Categories, Setbacks, Heights of Buildings, Open Space, Infill (Adaptive Reuse), and consideration of mixed income housing.

IV. Other

- Update on Zoning Consultant

Tracey said the final selection process is being done for the Zoning Consultant. When a contract is officially in place, the candidate will be introduced to the committee.

Tracey also mentioned the 3-D model is underway and being worked on by the students at the High School.

V. Adjourn

Motion: to adjourn at 6:40 PM

Made By: Jason Farrell **Second:** Kristin Kenniston **Vote:** Unanimous

Respectfully Submitted by,
Katrina Spaulding