

Minutes of Planning Board Working Group – October 3, 2022, 11 AM, Town Hall

Present: Cynthia Dokmo, Bill Stoughton

The members reviewed the purpose of the meeting. The meeting was held to review the Town ordinances and regulations regarding reduced frontage or “back lots” and recommend changes to the Planning Board. In particular, different views of the lot size requirements applicable to reduced frontage lots have been advanced based on the current regulatory language. The view held by most members of the Board and staff is that each back lot must be at least ten acres. An applicant has suggested the back lot size need not be ten acres, but that the regulatory language refers to the size of the lot before subdivision and limits only the number of reduced frontage lots.

The members reviewed the approaches to regulation of back lots by three nearby towns: Wilton, Hollis, and Brookline. The members discussed the various approaches and agreed to draft proposed language for further discussion.

No votes were taken. The meeting adjourned at approximately 11:40 AM.

DRAFT: October 6, 2022

Approved: _____.