**TOWN OF NEWMARKET, NEW HAMPSHIRE**

**ECONOMIC DEVELOPMENT COMMITTEE**

**MAY 22, 2014 5:30 P.M.**

**TOWN COUNCIL CHAMBERS**

PRESENT: Chair Gary Levy, Phil Nazzaro, Valerie Shelton, Amy Thompson, Bill Arciere, Jay Dugal, Town Administrator Steve Fournier

NON-PRESENT: Leo Filion, Mike Provost, Rod Bowles, Gerry O’Connell

Chair Levy called the meeting to order at 5: 35 p.m.

SYNOPSIS OF RECOMMENDATIONS

Consider appropriate economic development for Newmarket and input from community

Retain character of Newmarket

Consider Newmarket’s place within the area

Large industry would not be viable for Newmarket: infrastructure investment, competition with area towns, not desirable for community

Consider zoning changes that would tie in to work on future land use for Master Plan, transitional zoning, review permitted uses, definitions and overlaps between zoning types

Consider low impact development with relatively high tax revenue, such as elderly housing and start-up/entrepreneurial businesses that could be generated through UNH initiatives

The Committee discussed elderly housing and decided it needed more information about various types, possible locations and the pros and cons of impact on area communities with this type of development. Town Administrator Fournier had information from Exeter on the River Woods development.

The Committee discussed existing zoning in Newmarket, and whether the heavy industrial zone, B3, should be eliminated, as well as consolidating the B1 and B2 business zones for more clarity. The Committee was asked to review the permitted uses and definitions of terms in the existing zoning. The Committee considered developing tiered design standards which would aid in maintaining the character of Newmarket. Density bonuses might be offered to developers who met or exceeded standards. However, parking standards would not be waived, as adequate parking was an issue in the downtown.

The Committee discussed recreational and campground permitted uses, and decided that communities that allowed such uses should be contacted, especially to determine the scale of use and any unintended consequences.

The Committee decided to prepare motions on recommendations for the next meeting. The recommendations could be presented at a joint meeting with the Planning Board and Council. The next meeting date was tentatively scheduled for June 16th or 17th.

Mr. Dugal moved to adjourn and Ms. Shelton seconded. Motion passed unanimously and the meeting adjourned at 7:26 p.m.

Respectfully submitted, Ellen Adlington, Recording Secretary