

**Date:** November 22, 2023

**To:** The Tamworth Planning Board and the residents of Tamworth.

**From:** The SRR Committee meeting on 11/21/23.

**RE:** Consideration of frontage reduction for the establishment of back lots for possible inclusion into the Subdivision Regulations.

In attendance: Andy fisher and Randall Dearborn. Absent: Ian Haskell. Sheldon Perry took minutes.

Agenda and minutes:

- **Call meeting to Order:** Andy called the meeting to order at 6 PM.

- **Discussion of frontage reduction for the establishment of back lots:**

There was a detailed discussion centered on the requirements for what lots may qualify for establishing back lots and the parameters to do so. The committee settled on the following location in the current draft Regulations for the Subdivision of Land, dated 11/9/23, and the language as follows:

- **Location:** Section 4. General Requirements, 4.4 Lots, 2. b.
- **Adjusted language:**

All lots shall have street frontage of at least 150 feet measured as the distance along the street line (see frontage definition), subject to the following exceptions:

- Lots abutting the circular radius of a cul-de-sac shall have frontage along such cul-de-sac of at least 100 feet.*
- Frontage may be reduced to a minimum of 50 feet for the establishment of a single back lot if the parent lot is 5 acres or greater, has a minimum street frontage of 200 feet, and if the resulting parent lot has a minimum boundary line distance of 200 feet from the street determining frontage.*

- **Approval by the Planning Board.**

The insertion of the above location and language (or similar) will be determined by a majority vote of the Planning Board at their November 29, 2023 regular meeting.

- **Adjournment:** 7 PM.

Submitted by Sheldon Perry