

Proposed Wording to the Recreation District section of the Zoning and Building Ordinances:

On page 5 of the Town of Goshen Zoning and Building Ordinances (2014) the Planning Board proposes to add the following wording to section **A.4.b Uses Permitted (subject to site plan review approval by the Planning Board)**: *A.4.b.19 Anything not specifically listed above needs approval from the Planning Board and/or Zoning Board. No wording is proposed to be removed or otherwise altered in this section (Original wording below).*

The proposed wording will be presented during a public Planning Board hearing on December 7th at 7pm at the Town Hall. Any resident is welcome to attend and voice their concerns if necessary. The proposed wording will then be presented and voted on during the Town meeting in March 2018.

Original & Proposed Wording:

1. Recreation District

There shall be a Recreation District to accommodate the needs of year-round recreational and other uses within the leasehold area of Mount Sunapee Resort. More specifically, the purpose of this district is to: (a) provide for the base and on- mountain facilities necessary to operate the ski mountain; (b) encourage the use of the facilities and site for year-round recreational and cultural uses and activities; and (c) allow for commercial and other uses.

1.a. District Boundaries

The initial boundaries of the Mount Sunapee Recreation District are all of the land within the leasehold area owned by the State of New Hampshire within the Town of Goshen, Tax Map 411 Parcel 011, and Tax Map 412 Parcel 032.

If a Mount Sunapee Resort Five-Year Master Development plan is approved by the New Hampshire Department of Resources and Economic Development (“DRED”) for expanding the recreational facilities of Mount Sunapee Resort in Goshen, the following parcels, owned by Sunapee Land Holding and shown on the Master Development Plan submitted to DRED, shall automatically be added to the Recreation District: Tax Map 411, Parcels 010, 013, 015, 024, 025, and the remainder of Tax Map 412 Parcel 032.

b. Uses Permitted (subject to site plan review approval by the Planning Board)

- b.1. Chair and surface lifts, and gondolas;
- b.2. Alpine and cross country ski trails, hiking, biking and snowshoe trails;

- b.3. Base lodge facilities to accommodate lift ticket sales, ski and bicycle repair, rentals, sales and accessories; ski and bicycle lockers/employee locker room; ski school and ski patrol facilities; restaurant/lodge/banquet facilities/snack bar sales; meeting facilities; offices and facilities ancillary to the Mt. Sunapee Resort including recreational, real estate sales and rental offices, cultural and educational programs; and parking lots;
- b.4. Ski racing facilities;
- b.5. Snowmaking facilities;
- b.6. Outdoor ski and bicycle storage facilities;
- b.7. Inline skating and skateboard park;
- b.8. Recreational uses and facilities including, but not limited to, parks, playgrounds, play fields, tennis and volleyball courts, swimming pools, and ice rinks;
- b.9. Special community events;
- b.10. Day care centers/nurseries for recreational activities, day camps and child care services;
- b.11. Temporary structures/tents to accommodate cultural, recreational, educational or commercial uses;
- b.12. Accessory buildings for maintenance equipment, water treatment and storage, and other storage needs accessory to the principal recreational uses;
- b.13. Public utility and public service structures and service; wastewater treatment facilities and potable water wells; and
- b.14. Toboggan, luge, and bobsled runs; alpine slides;
- b.15. Equestrian facilities;
- b.16. Water slides and water parks;
- b.17. Miniature golf and golf driving range;
- b.18. Other structures or uses ancillary to the operation of the principal recreational uses.
- b.19. **Anything not specifically listed above needs approval from the Planning Board and/or Zoning Board.**