



**PUBLIC HEARING  
TOWN OF NORTH HAMPTON  
Planning Board  
Tuesday, April 20, 2021 at 6:30pm  
MARY HERBERT CONFERENCE ROOM  
233 ATLANTIC AVENUE**

Notice is hereby given that the North Hampton Planning Board will conduct a Public Hearing on Tuesday, April 20, 2021 beginning at 6:30 pm at the Mary Herbert Conference Room in the Town Office Building. The Planning Board will consider adoption of revisions to the Town of North Hampton Site Plan Regulations regarding self-storage facility use.

Scroll to next page to see copy of the proposed regulation revision.

Copies of the proposed revisions are available for public review at the North Hampton Town Office, 233 Atlantic Avenue, Monday – Thursday 7:00am to 4:00pm and Friday 8:00am to 12:00pm

Respectfully submitted,  
Timothy J. Harned  
Chair

## APPENDIX A

### Site Plan Regulations

### Section XXX. Self- Storage Facilities

The regulations and requirements of this section are intended to regulate the manner in which self-storage facilities are used, to minimize the visual impacts created by these uses, and to provide for minimal design standards to preserve the character of surrounding residential or commercial uses. As stated in Section IV.B, all Site Plan Regulations standards and requirements shall be construed as the minimum standards and requirements. The Board, at its discretion, may require site specific standards in individual cases, or may waive certain requirements in accordance with the procedures outlined in Section XV.B of these regulations. The following minimum regulations shall apply:

A. The only commercial activities permitted at a self-storage facility shall be rental of storage units, pickup and deposit of goods and/or property in dead storage. The rental of trucks and trailers used for moving and the installation of hitch and towing packages shall not be permitted on a site with a self-service storage facility except with specific review and approval by the Planning Board. Sale of packing and storage materials – including, but not limited to, packing blankets, shrink wrap, boxes, packing paper, packing tape, and bubble wrap – is allowed. Storage units shall not be used to:

- i. manufacture, fabricate, refinish, or otherwise process raw materials or finished goods;
- ii. service or repair vehicles, boats, small engines or electrical equipment, or to conduct similar repair activities;
- iii. conduct garage sales or retail sales of any kind;
- iv. conduct any other commercial or industrial activity; or
- v. conduct any other activity found by the Code Enforcement Officer/Building Inspector to be detrimental to the public's health, safety, or general welfare.

B. No storage of any toxic or hazardous material is allowed within storage units. Toxic and hazardous materials are any substance or mixture of such physical, chemical, or infectious characteristics as to pose a significant, actual or potential hazard to water supplies, or other hazard to human health, if such substance or mixture were discharged to land, air or waters, and include, but not be limited to: volatile organic chemicals, petroleum products and additives such as MtBE, heavy metals, and radioactive materials as defined in Groundwater Management and Groundwater Release Detection Permits, Env-Wm 1403.05.

C. Maximum size of each storage unit shall be 300 square feet.

D. All items stored on site shall be entirely within enclosed buildings. If any other part of the site is approved for purposes other than a self-storage facility, any area used for outdoor storage associated with uses other than self-storage shall be clearly delineated and the type of storage (items/materials) shall be noted on the approved site plan.

E. All external storage unit doors shall not face any abutting property which is zoned for residential use or upon which a residence exists. All external storage unit doors and access to these doors shall be fully screened from view with landscaping material or architectural design features.

F. The exterior colors, facades, windows, roof, and building materials of all structures shall comply with the Architectural Standards in Section X.E and Landscaping Standards in Section X.C.