

**REGULAR MEETING
PLANNING BOARD
PORTSMOUTH, NEW HAMPSHIRE**

7:00 P.M.

**CITY COUNCIL CHAMBERS FEBRUARY 20, 2003
CITY HALL, MUNICIPAL COMPLEX, 1 JUNKINS AVENUE**

AGENDA

I. OLD BUSINESS

A. **566 Greenland Road** – request to erect a fence on City-owned property (**This request was tabled at the Board’s January 23, 2003 meeting to this meeting.**)

B. The application of **Michael Brigham** for property located at **487 Cutts Avenue** wherein Preliminary Subdivision Approval is requested for the creation of eight lots from an existing lot. The lots will range in size from 15,000 s.f. \pm to 21,678 s.f. \pm with frontage off Michael Succi Drive, Chase Drive or a proposed cul-de-sac. Said property is shown on Assessor Plan 210 as Lot 26 and lies within a Single Residence B district. Plat plans are recorded in the Planning Department as 18.1-02. (**This application was tabled at the Board’s January 23, 2003 meeting to this meeting.**)

II. APPROVAL OF MINUTES

A. January 23, 2003

III. PUBLIC HEARINGS

A. The application of the **City of Portsmouth** for property known as **Peirce Island** wherein site plan approval is requested for the creation of an East Ends Trail Project with recreation trails, pedestrian access points and scenic overlook areas with associated site improvements. Said property is shown on Assessor Plan 208 as Lot 1 and lies within a Municipal district.

B. The application of **Paul and Liane Gigis, the Richards Avenue Group, LLC and the SMHC Resource Group, Inc.**, for property located at **293 and 301 and 303 Richards Avenue** wherein Preliminary Approval is requested for a lot line relocation resulting in property located at 293 Richards Avenue having a lot area of 5,100 s.f. \pm and property located at 301 and 303 Richards Avenue having a lot area of 6,920 s.f. \pm . Said property is shown on Assessor Plan 130 as Lots 55 and 56 and lies within a General Residence A district.

C. The application of **Dana Pratt** for property located at **410 and 420 Islington Street** wherein Preliminary and Final Approval is requested for a lot line relocation resulting in property located at 410 Islington Street having a lot area of 15,024 s.f. \pm and property located at 420 Islington Street having a lot area of 8,787 s.f. \pm . Said property is shown on Assessor Plan 145 as Lots 34 and 35 and lies within a Mixed Residential Business district.

D. The application of **Richard Sylvester** for property located at **141 Banfield Road** wherein site plan approval is requested for the construction of a one-story 26,000 s.f. \pm building with related paving, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Plan 254 as Lots 2 and 3 (to be combined) and lies within an Industrial district.

E. The application of **Public Service Company of New Hampshire** for property located at **280 Gosling Road** wherein site plan approval is requested for the construction of an electrical power substation consisting of an 891 s.f. ± footprint control house and a 5,440 s.f. ± equipment footprint with related drainage and associated site improvements. Said property is shown on Assessor Plan 214 as Lot 2 and lies within a Waterfront Industrial district.

IV. CITY COUNCIL REFERRALS/REQUESTS

- A. Request to rezone property off McDonough Street
- B. Proposed ordinance for marinas, docks and piers
- C. Request to rename Ledgewood Drive to Winway Place

V. NEW BUSINESS

- A. 150 Route One By-Pass (Sports Medicine) Request to extend site plan approval

VI. AMENDED SITE PLAN REVIEW

- A. 96-98 State Street
- B. 755 Banfield Road (informational only)

VII. ADJOURNMENT

NOTICE TO MEMBERS OF THE PUBLIC WHO ARE HEARING IMPAIRED

If you wish to attend a Planning Board meeting and need assistance, please contact the Human Resources Office at 431-2006 ext. 270 one week prior to the meeting.