

NOTE: The Planning Board will convene for a Work Session from 6:30-7:15 to meet with the Economic Development Committee to discuss the community survey.

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

7:15 P.M. CITY COUNCIL CHAMBERS FEBRUARY 19, 2004

CITY HALL, MUNICIPAL COMPLEX, 1 JUNKINS AVENUE

AGENDA

I. APPROVAL OF MINUTES

Meeting of January 22, 2004

II. PUBLIC HEARINGS

A. The application of **William K. Davis**, for property located **485-487 Union Street, 495 Union Street and 28-30 Willow Lane** wherein Final Subdivision Approval is requested to subdivide one lot into three lots with the following: Lot 19 having a lot area of 5,977.67 s.f. and 90.82' of continuous street frontage off Willow Lane; Lot 21 having a lot area of 3,004.65 s.f. and 39.74' of continuous street frontage off Union Street; and Lot 22 having an area of 3,733.22 s.f. and 49.33' of continuous street frontage off Union Street; and, lying in a zone where a minimum lot area of 7,500 s.f. and 100' of continuous street frontage is required. Said properties are located in a General Residence A district and are shown on Assessor Plan 133 as Lots 19, 21 & 22. (Plat plan is on file in the Planning Department Office and is identified as 09-01-03.)

B. The application of **City of Portsmouth, SAU #52**, for property located at **50 Andrew Jarvis Drive** wherein a Conditional Use Permit is requested as allowed in Article VI, Section 10-608(B) of the *Zoning Ordinance* for the construction of an addition to the industrial arts wing. All building construction will take place in a previously disturbed area (existing pavement). The addition will be located within an Island Wetlands Protection District. Said property is shown on Assessor Plan 229 as Lot 3 and lies within a Municipal district.

C. The application of **Aranosian Oil Company, Inc.** for property located at **1166 Greenland Road** wherein a Conditional Use Permit is requested as allowed in Article VI, Section 10-608(B) of the *Zoning Ordinance* for the demolition of an existing building and canopy and the construction of a 3,588 s.f. single-story building for use as a store, a 24' x 36' building for use as a car wash, refueling islands with canopies and new pavement and fill within an Inland Wetlands Protection District. Said property is shown on Assessor Plan 279 as Lots 1 and 2 and lies within an Industrial district.

III. NEW BUSINESS

Approval for a Special Planning Board Meeting for PSNH

IV. ADJOURNMENT

(Photo shoot for webpage)

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.

Informational:

- 1) Letter from NHDES, dated February 3, 2004, regarding Lang & Long Meadow, LLC;
- 2) Letter from NHDES, dated February 4, 2004, regarding 231 Corporate Drive;
- 3) Letter from NHDES, dated February 10, 2004, regarding 650 Borthwick Avenue;