

**LEGAL NOTICE  
PLANNING BOARD  
PORTSMOUTH, NEW HAMPSHIRE**

NOTICE IS HEREBY GIVEN that the Planning Board will hold Public Hearings on the following applications on Thursday, December 21, 2006, starting at 7:00 P.M. in the City Council Chambers, City Hall, Municipal Complex, 1 Junkins Avenue, Portsmouth, New Hampshire.

A. The application of Millennium Borthwick, LLC, Owner, for property located at 155 Borthwick Avenue wherein a Conditional Use Permit is requested as allowed in Article VI, Section 10-608(B) of the *Zoning Ordinance* to add 13,000 s.f. of porous pavement (8,000 s.f. of new and 5,000 s.f. replacement of traditional pavement) within an Inland Wetlands Protection District. Said property is shown on Assessor Plan 259 as Lot 14-1 and lies within an Industrial District;

B. The application of SBG & RGB Ventures, LLC, Owner, for property located at 1800 Woodbury Avenue wherein an amendment to a Conditional Use Permit Application is requested as allowed in Article VI, Section 10-608(B) of the *Zoning Ordinance* to relocate a dumpster and add two parking spaces, totaling a net removal of 6 additional s.f. of impervious surface within an Inland Wetlands Protection District. Said property is shown on Assessor Plan 239 as Lot 7-3 and lies within a General Business District;

C. The application of Guthrie R. Swartz and Elizabeth Swartz Revocable Trust, Owners, for property located at 33 Johnson Court, Sean and Lina Tracey, Owners, for property located at 24 Johnson Court, James Sparrel and K. Towler, Owners, for property located at 125 South Street, and the City of Portsmouth, Owner, for property located at 1 Junkins Avenue, wherein Preliminary Subdivision approval is requested to allow for the re-subdivision/lot line relocation of various properties located off of South Street, Johnson Court and Junkins Avenue. Wherein property is conveyed to existing lots with the following effect: Assessor Plan 102, Lot 47 increasing in area from 7,266 s.f. to 8,537 s.f.; Assessor Plan 110, Lot 12 decreasing in area from 29,730 s.f. to 23,827 s.f.; Assessor Plan 110, Lot 9 increasing in area from 10,863 s.f. to 13,786 s.f.; and Assessor Plan 110, Lot 1 increasing in area slightly over 8 acres by 1,708 s.f. Also proposed in this conveyance is a view easement to the benefit of Assessor Plan 102, Lot 47. Said properties are shown on Assessor Plan 110 as Lot 12; Assessor Plan 102 as Lot 47; Assessor Plan 110 as Lot 9 and Assessor Plan 110 as Lot 1 and lie within a General Residence B District, a Municipal District and the Historic District B.

D. The application of Michael Travis, Owner, for property located at 66 Benson Street, wherein a Conditional Use Permit is requested as allowed in Article VI, Section 10-608(B) of the *Zoning Ordinance* to remodel an existing 2-family structure and construct a 3 car garage, including pavement, within an Inland Wetlands Protection District. Said property is shown on Assessor Plan 233 as Lot 73 and lies within a Single Resident B District;

E. The application of Sagamore Landing Trust, Owner, for property located at 241 Walker Bungalow Road, wherein an amendment to Site Review approval which was received on June 17, 1993 from the Portsmouth Planning Board is requested to amend language regarding dockage. Said property is shown on Assessor Plan 202 as Lot 13 and lies within a Single Residence B District;

F. The application of EAB Realty Management, Inc., Owner, for property located at 1618 Islington Street, wherein a Conditional Use Permit is requested as allowed in Article VI, Section 10-608(B) of the *Zoning Ordinance* to remove a shed and barn and construct a new garage with associated driveway within an Inland Wetlands Protection District. Said property is shown on Assessor Plan 241 as Lot 10 and lies within a Single Residence B District;

David M. Holden  
Planning Director

Please note that the actual Agenda format will differ from that of the Legal Notice. Please call the Planning Department at 610-7217 during the week of December 18th for information on the Agenda format or check the City's website at [www.cityofportsmouth.com](http://www.cityofportsmouth.com).

Notice to the members of the public who are hearing impaired – if you wish to attend a meeting and need assistance, please contact the human resources office at 610-7274 one week prior to the meeting.

**LEGAL NOTICE  
PLANNING BOARD  
PORTSMOUTH, NEW HAMPSHIRE**

NOTICE IS HEREBY GIVEN that the Planning Board will convene a Public Meeting on Thursday, December 21, 2006, starting at 7:00 P.M. in the City Council Chambers, City Hall, Municipal Complex, 1 Junkins Avenue, Portsmouth, New Hampshire, in order to solicit public comment on a proposed amendment to the City's *1995 Zoning Ordinance*. This amendment has been referred to the Planning Board for their consideration and recommendation. The amendment proposes to add a new section to this *Ordinance* titled Nonresidential Planned Unit Development (PUD-NR). As proposed, this section applies to tracts of land that either are located in an Industrial district and abut an Office Research district or are located in an Office Research district and abut an Industrial district. A summary of the purposes of this section are the following: to provide for transitions between nonresidential districts by permitting master planned, mixed-use nonresidential developments, to promote campus style development, to minimize environmental impacts of development through the use of creative land use planning and low impact development measures and to minimize community impacts. Complete copies of this proposal are available for public inspection in the Office of the Planning Department at City Hall and are available for inspection or downloading from the City's web page ([www.cityofportsmouth.com/planning/referrals](http://www.cityofportsmouth.com/planning/referrals)).

David M. Holden  
Planning Director

Please note that the actual Agenda format will differ from that of the Legal Notice. Please call the Planning Department at 610-7217 during the week of December 18th for information on the Agenda format or check the City's website at [www.cityofportsmouth.com](http://www.cityofportsmouth.com).

Notice to the members of the public who are hearing impaired – if you wish to attend a meeting and need assistance, please contact the human resources office at 610-7274 one week prior to the meeting.