

**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, July 17, 2008, starting at 7:00 P.M. in the Eileen Dondero Foley Council Chambers, City Hall, Municipal Complex, 1 Junkins Avenue, Portsmouth, New Hampshire.

1. The application of Minnow Realty Investors, III, LLC, Owner and City of Portsmouth, Applicant, for property located at 3000 Lafayette Road, wherein Site Review approval is requested to construct a 13,260 s.f. footprint Fire Station, after the demolition of existing buildings, with related paving, utilities, lighting, landscaping, drainage and associated site improvements. Said property is shown on Assessor Plan 292 as Lot 12 and lies within the General Business and proposed Municipal District;

2. The application of Parade Office, LLC, Owner, of property located at 195 Hanover Street wherein Preliminary and Final Subdivision Approval is requested to subdivide one lot into three lots with the following: Proposed Lot 1 having 64,941 \pm s.f. (1.49 \pm acres); Proposed Lot 2 having 26,585 \pm s.f. (0.61 \pm acres); and Proposed Lot 3 having 83,863 \pm s.f. (1.93 \pm acres); and lying in a zone where a minimum lot area of 1,000 s.f. is required. Said property is shown on Assessor Plan 125 as Lot 1 and lies within the Central Business B District (CBB), Historic District A and the Downtown Overlay District (DOD);

3. The application of Parade Office, LLC, Owner, for property located at 195 Hanover Street (as proposed subdivided Lot 1), wherein Site Review approval is requested to construct a 25,270 \pm s.f. 5-story building, consisting of a 128-key hotel, 7,500 \pm s.f. of retail and 2,500 \pm s.f. of restaurant, after the demolition of the existing building, with related paving, utilities, lighting, landscaping, drainage and associated site improvements. Said property is shown on Assessor Plan 125 as Lot 1 and lies within the Central Business B District, the Historic District A and the Downtown Overlay District (DOD);

4. The application of Parade Office, LLC, Owner, for property located at 195 Hanover Street (as proposed subdivided Lot 2), wherein Site Review approval is requested to construct a 10,850 \pm s.f. 5-story building, consisting of 10,000 \pm s.f. of retail and 36 dwelling units, after the demolition of the existing building, with related paving, utilities, lighting, landscaping, drainage and associated site improvements. Said property is shown on Assessor Plan 125 as Lot 1 and lies within the Central Business B District, the Historic District A and the Downtown Overlay District (DOD);

5. The application of Catherine R. Whelan, Owner, of property located at 660 Middle Street wherein Preliminary Subdivision Approval is requested to subdivide one lot into three lots with the following: Proposed Lot 1 having 19,428 \pm s.f. (.446 \pm acres) and 70' \pm of street frontage on Middle Street; Proposed Lot 2 having 19,428 \pm s.f. (.446 \pm acres) and 113.5' off of a right of way; and Proposed Lot 3 having 19,428 \pm s.f. (.446 \pm acres) and 114' off of a right of way; and lying in a zone where a minimum lot area of 7,500 s.f. and 100' of continuous street frontage is required. Said property is shown on Assessor Plan 147 as Lot 19 and lies within a General Residence A (GRA) District and Historic District A;

6. The application of 150 Greenleaf Avenue Realty Trust, James G. Boyle, Trustee, owner, for property located at 150 Greenleaf Avenue, wherein Site Review approval is requested to revise parking and drainage and add a new parking area and a drainage treatment area, with related paving, utilities, lighting, landscaping, drainage and associated site improvements. Said property is shown on Assessor Plan 243 as Lot 67 and lies within the General Business district;

7. The application of Old Tex Mex, LLC, Owner, for property located at 3510 and 3518 Lafayette Road, wherein Site Review approval is requested to construct a 4,275 ± s.f. warehouse building with a 1,400 ± s.f. mezzanine office, with related paving, utilities, lighting, landscaping, drainage and associated site improvements. Said property is shown on Assessor Plan 297 as Lots 7 and 8 and lies within the Single Residence A district;

8. The application of Kentucky Fried Chicken of Portsmouth, Inc., Owner, and Churchill & Banks Company, Inc., Applicant, for property located at 1840 Woodbury Avenue, wherein Site Review approval is requested to construct a 1,750 s.f. addition to an existing building, with related paving, utilities, lighting, landscaping, drainage and associated site improvements. Said property is shown on Assessor Plan 239 as Lot 8 and lies within the General Business and Single Residence A districts;

9. The application of Martingale Wharf, LLC, Owner, for property located at 99 Bow Street, wherein an amendment to Site Review approval granted on April 27, 2006 is requested to relocate utility lines and poles along Bow Street, with related paving, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Plan 106 as Lot 54 and lies within the Central Business A District, Historic A District and Downtown Overlay District;

10. The application of Atlantic Point Builders, LLC, Owners, for property located at 13, 20, 25, 33, 44 and 57 Albacore Way, wherein an amendment to Site Review approval granted on March 16, 2006 is requested to revise slope grading and a retaining wall at the intersection of Albacore Way and Saratoga Way, with related paving, utilities, landscaping, drainage and associated site improvements. Said properties are shown on Assessor Plan 212 as Lot 123 and lies within a General Residence B District;

11. The application of the City of Portsmouth, Owner, and PHA Housing Development, LTD, Applicant, for property located at 100 Lafayette Road, wherein an amendment to Site Review approval granted on January 17, 2008 is requested to construct an at grade handicapped accessible entrance, relocate the HVAC units, remove the emergency generator, and modify the limits of the chain link fence, with related paving, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Plan 151 as Lot 8 and lies within the Municipal District;

12. The application of Cross Roads House, Inc., Owner, for property located at 600 Lafayette Road, wherein an amendment to Site Review approval granted on January 17, 2008 is requested to reduce the previously approved building footprint, the relocate the transformer pad, the addition of an outdoor picnic area and the reconfiguration of the sewer service and the waterline, with related paving, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Plan 243 as Lot 2-A and lies within the General Business 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 July 14, 2008 for information on the Agenda format or check the City's website at 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.