

ACTION SHEET

SITE REVIEW TECHNICAL ADVISORY COMMITTEE

2:00 P.M.

JUNE 3, 2008

EILEEN DONDERO FOLEY COUNCIL CHAMBERS
MUNICIPAL COMPLEX, 1 JUNKINS AVENUE
PORTSMOUTH, NEW HAMPSHIRE

MEMBERS PRESENT: David Holden, Director, Planning Department, Chairman; David Allen, Deputy Director of Public Works, Deborah Finnigan, Traffic Engineer; Thomas Cravens, Engineering Technician; David Desfosses, Engineering Technician; Peter Britz, Environmental Planner; Steve Griswold, Deputy Fire Chief and Len DiSesa, Deputy Police Chief

ALSO PRESENT: Lucy Tillman, Chief Planner

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I. OLD BUSINESS

A. A compliance hearing shall be held to determine whether **Portsmouth Casey Home, Owner, and Heyland Development, Applicant**, for property located at **1950 Lafayette Road**, has complied with their Site Review Approval granted on November 17, 2005 and amended on March 16, 2006 to construct a 2 ½ story office building, with a 3,280 ± s.f. footprint and a 1 story 6,000 ± s.f. function hall, with related paving, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Plan 267 as Lot 7 and lies within an Office Research district; (This application was referred to TAC by the Planning Board at their April 17, 2008 meeting for review and a report back for their June 19, 2008 meeting.)

Voted to **postpone** to June 10, 2008 for a reconvened TAC Meeting.

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B. 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. (This application was postponed at the April 29, 2008 Technical Advisory Committee Meeting)

Voted to **postpone** to the next regularly scheduled TAC meeting on July 1, 2008.
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II NEW BUSINESS

C. The application of **Portsmouth Housing Authority, Owner**, for property located at **175 Greenleaf Avenue**, wherein Site Review approval is requested for renovations at Wamesit Place apartments, including building alterations, resurfacing pavement and drainage improvements, with related utilities, lighting, landscaping, and associated site improvements. Said property is shown on Assessor Plan 243 as Lot 3 and lies within the Garden Apartment/Mobile Home district.

Voted to **recommend approval** with the following stipulations:

- 1) That the applicant shall prepare a Construction Management & Mitigation Plan (CMMP) for review and approval by the City;
- 2) That ramps shall be added to all handicapped parking spaces;
- 3) That a stop sign and stop bar shall be added at the end of Holiday Drive and the second driveway;
- 4) That City Staff shall make a determination of whether on street parking on Holiday Drive is required;
- 5) That should parking be allowed on Holiday Drive, that "No Parking" signs shall be added to avoid any problem with site distance from the Community Center;
- 6) That they make arrangements to protect the water and sewer services on building #1 and #2 when they install the foundation.
- 7) That the applicant shall review the lighting issues expressed by Mr. Desfosses, prepare a proposal and review it with Mr. Desfosses and Planning Staff;

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D. 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

Voted to **postpone** to the next regularly scheduled meeting on July 1, 2008.

III. ADJOURNMENT was had at approximately 3:50 p.m.

Respectfully submitted,

Jane M. Shouse,
Administrative Assistant, Planning Department