

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

**EILEEN DONDERO FOLEY COUNCIL CHAMBERS
CITY HALL, MUNICIPAL COMPLEX, 1 JUNKINS AVENUE**

7:00 PM

SEPTEMBER 16, 2010

AGENDA

I. APPROVAL OF MINUTES

1. Approval of Minutes from the June 23, 2010 Joint Planning Board/Board of Adjustment Work Session.
2. Approval of Minutes from the July 15, 2010 Planning Board Meeting.
3. Approval of Minutes from the August 17, 2010 Planning Board Meeting.

II. OLD BUSINESS

A. The application of **Lang and Longmeadow Development, LLC, Owner**, for property located at **126 Lang Road**, requesting Amended Site Plan Approval to relocate one of five proposed multi-unit dwelling units on the site, with related paving, lighting, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Map 291 as Lot 1-1 and lies within the Garden Apartment/Mobile Home (GA/MH) District.

III. NEW BUSINESS

A. Proposed street name and numbering changes on **Winchester Street**.

B. The application of the **City of Portsmouth, Owner**, for property located at **155 Parrott Avenue**, requesting Site Plan approval for the renovation and expansion of the Portsmouth Middle School, with related paving, lighting, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Map 128 as Lot 15 & 16 and lies within the Municipal District.

C. The application of **Strawbery Banke, Owner, and the Gundalow Company, Applicant**, for property located at **14 Hancock Street (Strawbery Banke)** requesting Site Plan Approval for the temporary construction of a gravel work area, a 10' x 20' tool shed and a 35' x 80' covered boat staging area, with related paving, lighting, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Map 104 as Lot 7 and lies within the Mixed Residential Office District (MRO) and Historic District A.

D. The application of **Maplewood and Vaughan Holding Company, LLC, Owner**, for property located at **111 Maplewood Avenue**, requesting Amended Site Review Approval for the addition of two accessible parking spaces and the construction of an accessible ramp and walkway along the northern corner of the building to the lower level, with related paving, lighting, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Plan 124 as Lot 8 and lies within the Central Business B (CBB) and Historic District.

E. The application of **Richard and Linda Harding, Owners**, of property located at **1808 Islington Street**, requesting Preliminary and Final Subdivision Approval to subdivide one lot into two lots with the following: Proposed Lot 1 having 64,951 \pm s.f. (1.4911 acres) and 140' of continuous street frontage on Islington Street and Proposed Lot 2 having 17,400 \pm s.f. (0.3994 acres) and 100' s.f. of continuous street frontage on Islington Street. Said property is shown on Assessor Plan 214 as Lot 15 and lies within a Single Residence B (SRB) District.

F. The application of **HarborCorp, LLC, Owner**, for property located **off Deer Street, Green Street, Russell Street, Market Street and Maplewood Avenue**, for an additional one year extension of Site Review Approval which was granted (amended) on October 16, 2008 for the construction of an 83,118 \pm s.f. 6/7 story structure consisting of a hotel, convention center, parking garage and 21 residential condominiums, with related paving, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Plan 118 as Lot 28, Assessor Plan 119 as Lot 1-1A, Lot 1-1C and Lot 4, Assessor Plan 124 as Lot 12 and Assessor Plan 125 as Lot 21 and lie within the Central Business A (CBA) District, the Central Business B (CBB) District, the Downtown Overlay District (DOD) and the Historic District.

IV. CITY COUNCIL REFERRALS/REQUESTS

A. Request from John and Anglea Foddrill, of Bliss, for property located at 85 Market Street, to install a projecting sign over City property.

B. Request from Yalcin Kaya, of Vonsolln Kaffeehaus, for property located at 79 Daniel Street, to install a projecting sign over City property.

V. OTHER BUSINESS

A. Request for a one year extension of Site Review Approval granted on October 15, 2010 for property located at 215 Commerce Way.

B. Request for a one year extension of Site Review Approval granted on October 15, 2010 for property located at 235 Commerce Way.

C. Appointment of Planning Board Representative to the Historic District Commission.

V. 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.