

**ACTION SHEET
SITE REVIEW TECHNICAL ADVISORY COMMITTEE MEETING**

2:00 PM

JANUARY 4, 2011

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

MEMBERS PRESENT: Rick Taintor, Chairman, Planning Director; David Allen, Deputy Director of Public Works; David Desfosses, Engineering Technician; Jared Sheehan, Engineering Technician; Peter Britz, Environmental Planner; Steve Griswold, Assistant Fire Chief, Carl Roediger, Fire Inspector; and Steve Dubois, Deputy Police Chief

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I. OLD BUSINESS

A. The application of **Service Credit Union, Owner**, for property located at **2995 Lafayette Road**, requesting Site Plan Approval to construct a 23,366 ± s.f. (footprint) 4-story office building, with related paving, lighting, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Map 291 as Lot 1 and lies within the Gateway District. (This application was postponed at the November 30, 2010 TAC Meeting.)

Voted to **postpone**, at the request of the applicant, to the next TAC meeting on February 1, 2011.
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II. NEW BUSINESS

A. The application of **Thirty Maplewood, LLC, Owner**, for property located at **30 Maplewood Avenue**, requesting Site Plan Approval for site redevelopment to retail, bakery, restaurant and residential uses, with related paving, lighting, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Map 125 as Lot 2 and lies within the Central Business B (CBB) District, the Downtown Overlay District (DOD) and the Historic District.

Voted to **postpone** to the next TAC meeting on February 1, 2011.
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B. The application of **Martingale Wharf, LLC, Owner**, for property located at **99 Bow Street**, requesting Amended Site Plan Approval to modify sidewalks and parking, with related paving, lighting, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Map 106 as Lot 54 and lies within the Central Business A (CBA) District, the Downtown Overlay District (DOD) and the Historic District.

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

- 1) The landscaped island shall be pulled back so that it is even with the left edge of the building.
- 2) The brick sidewalk shall be extended to the driveway on the east side of 109-111 Bow Street, with the grading and design to be coordinated with DPW for final review.
- 3) The fog line shall be extended to the end of 109 - 111 Bow Street where the sidewalk work will start.
- 4) A detail for the new raised curb shall mimic State Street and be reviewed by DPW prior to the Planning Board meeting.
- 5) A detail for the planting bed shall be included on the plan, for review by the Planning Department and DPW prior to the Planning Board meeting.

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III. REFERRAL FROM PLANNING BOARD

A. The application of **Richard Bonhomme Realty, LLC, Owner**, and **Chinburg Builders, Applicant**, for property located on Kearsarge Way, for Preliminary Subdivision Approval to consolidate Lots 118, 119 and 122 as shown on Assessor Map 212, totaling 227,623 s.f. (5.2255 acres), and subdividing the lot into 21 individual lots varying in size from 5,007 s.f. to 14,002 s.f. Said lots lie within the General Residence B (GRB) District. (This application was referred by the Planning Board at its November 18, 2010 meeting.)

Voted to **postpone**, at the request of the applicant, to the next TAC meeting on February 1, 2011.

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IV. ADJOURNMENT was had at approximately 3:00 pm.

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Respectfully submitted,

Jane M. Shouse,
Administrative Assistant, Planning Department