

ACTION SHEET

SITE REVIEW TECHNICAL ADVISORY COMMITTEE MEETING

2:00 PM

FEBRUARY 28, 2012

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

MEMBERS PRESENT: Rick Taintor, Chairman; David Allen, Deputy Director, Public Works; David Desfosses, Engineering Technician; Peter Britz, Environmental Planner; Carl Roediger, Fire Inspector; and Jon Frederick, Director of Parking & Transportation

I. OLD BUSINESS

A. The application of **Michaels Realty Trust, Owner**, for property located at **1390 Lafayette Road** and **ESUM Realty Trust, Owner**, for property located at **1400 Lafayette Road**, and **4 Amigos, LLC, Applicant**, requesting Site Plan Approval to construct an 11,944 s.f. Rite Aid Pharmacy store with a two lane drive through, with related paving, lighting, utilities, landscaping, drainage and associated site improvements. Said properties are shown on Assessor Map 252 as Lots 7 and 9 and lie within the Gateway (GW) District. (This application was postponed at the January 31, 2012 TAC Meeting).

Voted to **postpone** to the next regularly scheduled TAC meeting on Tuesday, April 3, 2012 at 2:00 pm.

B. The application of **Lynn J. Sanderson & Frances T. Sanderson Revocable Trusts, Paul G. Sanderson, Trustee, Owner**, for property located **off Spinney Road**, requesting Preliminary and Final Subdivision Approval to subdivide two lots into nine lots, including a public right-of-way, with the following: Lot 5 on Assessor Plan 167 having 316,165 s.f. (7.258 acres) and Lot 24 on Assessor Plan 170 having 238,601 s.f. (5.478 acres), to be consolidated and subdivided into nine separate lots, ranging in size from 5,000 s.f. to 329,641 s.f. and all with a minimum of 100' of continuous street frontage on Spinney Road or the new proposed public right-of-way. Said properties lie in a Single Residence B (SRB) District which requires a minimum lot size of 15,000 s.f. and 100' of continuous street frontage. (This application was referred by the Planning Board at the January 19, 2012 meeting and postponed at the January 31, 2012 TAC meeting.)

Voted to **postpone** to the next regularly scheduled TAC meeting on Tuesday, April 3, 2012 at 2:00 pm.

II. NEW BUSINESS

A. The application of **7 Islington Street, LLC, Owner**, for property located at **40 Bridge Street**, requesting Site Plan Approval to construct a 3/4 story 5,450 s.f. (footprint) mixed use building, with related paving, lighting, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Map 126 as Lot 52 and lies within the Central Business B (CBB) District, the Downtown Overlay District (DOD) and the Historic District. .

Voted to **postpone** to the next regularly scheduled TAC meeting on Tuesday, April 3, 2012 at 2:00 pm.

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B. The application of **Liberty Mutual, Owner**, for property located at **225 Borthwick Avenue**, requesting Site Plan Approval for the addition of three back-up generators to be placed on a concrete pad, with related paving, lighting, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Map 240 as Lot 1 and lies within the Office Research (OR) District.

Voted to **recommend approval** of this application with the following stipulations:

1. A note shall be added to the plan stated that a SPCC has been prepared, a copy has been provided to the Department of Public Works and a copy is available on site.
2. "Borthwich" shall be revised to "Borthwick" in the title blocks on the plan sheets.

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III. ADJOURNMENT was had at approximately 4:37 pm.

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Respectfully submitted,

Jane M. Shouse,
Administrative Assistant, Planning Department