

**SITE PLAN REVIEW TECHNICAL ADVISORY COMMITTEE
PORTSMOUTH, NEW HAMPSHIRE**

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

2:00 PM

JULY 30, 2013

AGENDA

I. OLD BUSINESS

A. The application of **Maplewood & Vaughan Holding Company, LLC, Owner**, for property located at **111 Maplewood Avenue**, requesting Site Plan Approval to construct a 4-story 27,000 ± (footprint) mixed use building with commercial use on the 1st floor, 70 residential units on the 2nd – 4th floors and parking spaces. The application includes related paving, lighting, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Map 124 as Lot 8 and lies within the Central Business A (CBA) District, the Historic District and the Downtown Overlay District (DOD). (This application was postponed at the July 2, 2013 TAC meeting.)

B. The application of **Portsmouth Ford Lincoln Mercury and SLF Realty Group, LLC, Owners**, for property located at **400 & 450 Spaulding Turnpike**, requesting Amended Site Plan Approval to construct a 4,400 s.f. addition to an existing sales & service building and vehicles display areas along the Spaulding Turnpike and Arthur Brady Drive, with related paving, lighting, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Map 238 as Lots 1A and 2 and lie within the General Business (GB) District. (This application was postponed at the July 2, 2013 TAC meeting.)

C. The application of **LJP Properties, LLC, Owner and Jay Prewitt, Applicant**, for property located at **428 Pleasant Street**, requesting Site Plan Approval to convert a 4 unit building to a 3 unit residential building, demolish rear additions, and construct a new two-story 450 s.f. rear addition, with related paving, lighting, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Map 102 as Lot 55 and lies within the General Residence B (GRB) District and the Historic District. (This application was postponed at the July 2, 2013 TAC meeting.)

II. NEW BUSINESS

A. The application of **Public Service Company of New Hampshire, Owner**, for property located at **280 Gosling Road**, requesting Site Plan Approval to expand the existing gravel substation area by 44,000 s.f. to construct a capacitor bank, fencing, retaining wall and relocation of the existing asphalt driveway, with related paving, lighting, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Map 214 as Lot 2 and lies within the Waterfront Industrial (WI) District.

B. The application of **233 Vaughan Street, LLC, Owner**, for property located at **233 Vaughan Street**, requesting a second one-year extension of Site Plan Approval which was granted by the Planning Board on May 20, 2010 and amended on August 18, 2011. Site Plan approval was granted to construct a 4-story, 10,905 s.f. mixed use building, with related paving, lighting, utilities, landscaping, drainage and associated site improvements. The first one year extension was granted on August 16, 2012. Said property is shown on Assessor Map 124 as Lot 14 and lies within the Central Business A (CBA) District, the Downtown Overlay District (DOD) and the Historic District. .

III. ADJOURNMENT

NOTICE TO 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 610-7270 one week prior to the meeting.