

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

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

2:00 PM

MAY 31, 2016

AGENDA

I. OLD BUSINESS

A. The application of **Richard P. Fusegni, Owner**, for property located at **201 Kearsarge Way**, requesting Preliminary and Final Subdivision Approval to subdivide one lot into three lots as follows:

1. Proposed lot #1 having an area of 18,654 ± s.f. (0.4282 acres) and 152' of continuous street frontage on Birch Street;
2. Proposed lot #2 having an area of 18,882 ± s.f. (0.4335 acres) and 106' of continuous street frontage on Kearsarge Way; and
3. Proposed lot #3 having an area of 17,365 ± s.f. (0.3987 acres) and 100' of continuous street frontage on Kearsarge Way.

Said property is shown on Assessors Map 218 as Lot 5 and is located in the Single Residence B (SRB) District where the minimum lot area is 15,000 s.f. and minimum continuous street frontage is 100'. (This application was postponed at the May 3, 2016 TAC meeting.)

B. The application of **Alden Watson Properties, LLC, Owner**, for property located at **56 Lois Street**, requesting Preliminary and Final Subdivision Approval to subdivide one lot into two lots as follows:

1. Proposed lot #1 having an area of 25,509 ± s.f. (0.59 acres) and 100.8' of continuous street frontage on Ipswich Street; and
2. Proposed lot #2 having an area of 141,338 ± s.f. (3.24 acres) and 20' of continuous street frontage on Lois Street.

Said property is shown on Assessors Map 232 as Lot 3 and is located in the Single Residence B (SRB) District where the minimum lot area is 15,000 s.f. and minimum continuous street frontage is 100'. (A variance was granted on June 17, 2014 to allow continuous street frontage of 20' where 100' is required). (This application was postponed at the May 3, 2016 TAC meeting.)

C. The application of **Alden Properties, LLC, Owner**, for property located at **33 Columbia Street and abutting vacant lot**, requesting Site Plan Approval to construct a two unit 35' high residential building with a footprint of 1,921 ± s.f. and gross floor area of 4,620 ± s.f. and a detached 3 bay 25' high garage with a footprint of 952 ± s.f. and gross floor area of 1,904 ± s.f., with related paving, lighting, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Map 145 as Lots 41 and 42 and lies within the General Residence C (GRC) District. (This application was postponed at the May 3, 2016 TAC meeting.)

D. The application of **Terry Bennett, Owner, and 211 Union Street, LLC, Applicant**, for property located at **211 Union Street**, requesting Site Plan Approval to demolish the existing building and construct an eight unit 32' high residential building with a footprint of 8,575 ± s.f. and gross floor area of 25,245 ± s.f., including 16 underground parking spaces, with related paving, lighting, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Map 135 as Lot 70 and lies within the General Residence C (GRC) District. (This application was postponed at the May 3, 2016 TAC meeting.)

II. NEW BUSINESS

A. The application of **Strawbery Banke, Inc., Owner**, for property located on **Washington Street (aka 14 Hancock Street)**, requesting Amended Site Plan Approval to construct a 49' x 16', 784 s.f. porch over an existing patio attached to the "Tyco Visitor Center" building, a 49' x 16' brick patio, a 33'4" x 10' wood deck and a new brick walkway, with related paving, lighting, utilities, landscaping, drainage and associated site improvements. This new structure is to replace a previously approved temporary structure that was removed after the skating season which was used for ticket sales, skate sharpening and a changing area. Said property is shown on Assessor Map 104 as Lot 7 and lies within the Mixed Residential Office (MRO) District and the Historic District.

B. The application of **St. John's Church, Owner**, for property located at **105 Chapel Street**, requesting Site Plan Approval to resurface and restripe the parking lot, repair and/or replace retaining walls, gates and stairs, with related paving, lighting, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Map 106 as Lots 60, 61, 62 & 63 and lies within the Civic District, the Historic District and the Downtown Overlay District (DOD).

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.