

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

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

ACTION SHEET

6:00 PM WORK SESSION

7:00 PM PUBLIC HEARINGS

AUGUST 22, 2019

MEMBERS PRESENT: Elizabeth Moreau, Vice Chair; Colby Gamester; Rebecca Perkins, City Council Representative; Ray Pezzullo, Assistant City Engineer; Corey Clark, Alternate, and Polly Henkel, Alternate

ALSO PRESENT: Juliet Walker, Planner Director

MEMBERS ABSENT: Dexter Legg, Chair; John P. Bohenko, City Manager; Jay Leduc

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I. WORK SESSION (6:00pm)

A. Proposed Amendments to Article 6 Section 10.620 Flood Plain District.

Discussion was held by the Board. No action was taken.

B. Proposed Amendment to Article 10 Section 10.1020 Wetlands Protection.

Discussion was held by the Board. No action was taken.

C. Discussion of potential Zoning Ordinance Amendment to re-zone properties located along Chase Drive, Cutts Avenue, and Kearsarge Way from Gateway Neighborhood Mixed Use Center (G2) and to a new Gateway Neighborhood Residential (G3) district that would allow less density and fewer non-residential uses.

Discussion was held by the Board. No action was taken.

II. PUBLIC HEARINGS (7:00pm)

A. The Bethel Assembly of God, Owner, and Altus Engineering, Inc., Engineer for property located at 200 Chase Drive, requesting Design Review for the subdivision of one lot into two where the existing church will remain and the construction of a 22-unit residential apartment building on the new lot with related paving, utilities, landscaping, drainage and associated site improvements. Said property is located on Assessor Map 210 as Lot 02 and lies within the Gateway Neighborhood Mixed Use Center (G2) District.

The Board held a public hearing and voted that this proposal has completed the Design Review process.

B. Amendment to Chapter 10, Article 4, Section 10.421.10 – DISTRICT LOCATION AND BOUNDARIES of the Zoning Ordinance of the City of Portsmouth and the City of Portsmouth Zoning Map to remove a portion of the property located at 361 Hanover Street at Assessors Tax Map 138, Lot 63 that fronts on Hanover Street from the Downtown Overlay District and Amendment to Chapter 10, Article 5A, Section 10.5A21.10 – CONTENTS OF REGULATING PLAN and the City of Portsmouth Zoning Map 10.5A21B – BUILDING HEIGHT STANDARDS MAP to extend height area 2-4 stories (50' max) along the entirety of Foundry Place.

The Board held a public hearing and voted to modify the proposed amendments and schedule another public hearing for a future meeting.

III. ADJOURNMENT

The meeting adjourned at 10:33 pm.