



CITY OF PORTSMOUTH

Community Development Department
(603) 610-7281

Planning Department
(603) 610-7216

TECHNICAL ADVISORY COMMITTEE

July 9, 2018

Edward Hayes
Portsmouth Lumber and Hardware
& Clipper Traders
105 Bartlett Street
Portsmouth, NH 03801

Doug Pinciario
Boston and Maine Corporation
Iron Horse Park
High Street
North Billerica, MA 01862

RE: Subdivision Application for Property Located at 105 Bartlett Street

Dear Mr. Hayes and Mr. Pinciario:

The Technical Advisory Committee, at its regularly scheduled meeting of July 3, 2018, voted to **postpone** your request for Preliminary and Final Subdivision approval to consolidate and subdivide five lots and a portion of another into 5 lots, a right-of-way, and a remainder of one lot as follows:

- (1) Proposed Lot #1 having an area of 20,667 ± s.f. (0.4747 ± acres) and 143.44' of continuous street frontage on Bartlett Street.
- (2) Proposed Lot #2 having an area of 51,952 ± s.f. (1.1927 ± acres) and 80.91' of continuous street frontage on Bartlett Street and 386.88' of continuous street frontage on a proposed right-of-way.
- (3) Proposed Lot #3 having an area of 102,003± s.f. (2.3417 ± acres) and 809.23' of continuous street frontage on a proposed right-of-way.
- (4) Proposed Lot #4 having an area of 61,781 ± s.f. (1.4183 ± acres) and 481'± of continuous street frontage on a proposed right-of-way.
- (5) Proposed Lot #5 having an area of 177,435 ± s.f. (4.0733 ± acres) and 297.42' of continuous street frontage on a proposed right-of-way.
- (6) Proposed Right-of-Way having an area of 69,621 ± s.f. (1.5983 ± acres).

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- (7) Map 164 Lot 4 reducing in area from $13 \pm$ acres to $4.7 \pm$ acres and having $75' \pm$ of continuous street frontage on Maplewood Avenue, and decreasing intermittent street frontage of $234' \pm$ on Bartlett Street to $105' \pm$ of continuous street frontage on Bartlett Street.

This matter will be placed on the Technical Advisory Committee Agenda for **Tuesday, July 31, 2018** at 2:00 pm. Ten (10) copies of revised plans and/or exhibits (four full size sets and six 11"X17" size sets) must be filed in the Planning Department no later than **Tuesday, July 17, 2018**. Please remember to include a CD with a pdf of all exhibits.

The minutes and audio recording of this meeting are available through the Planning Department.

Very truly yours,



Juliet T. H. Walker, Planning Director
Chair of the Technical Advisory Committee
JTHW/jms

cc: Robert T. Marsilia, Building Inspector
John Chagnon, P. E., Ambit Engineering
R. Timothy Phoenix, Esq.