



# CITY OF PORTSMOUTH

Planning Department  
1 Junkins Avenue  
Portsmouth, New  
Hampshire 03801

(603) 610-7216

## PLANNING BOARD

February 27, 2020

Pastor Chad Lynn  
Bethel Assembly of God  
200 Chase Drive  
Portsmouth, NH 03801

RE: Preliminary and Final Subdivision approval for property located at 200 Chase Drive

Dear Pastor Lynn:

The Planning Board, at its regularly scheduled meeting of Thursday, February 20, 2020, considered your application for Preliminary and Final Subdivision approval to subdivide a lot with an area of 2.7 acres (116,591 sq.ft.) and 1,635 +/- ft. of street frontage into two (2) lots as follows: proposed Lot 1 with an area of 89,054 s.f. and 1,106 ft. +/- street frontage and proposed Lot 2 with an area of 27,537 s.f. and 529 ft. +/- street frontage. Said property is shown on Assessor Map 210 Lot 02 and lies within the Gateway Neighborhood Mixed Use Center (G2) District. As a result of said consideration, the Board voted to grant Preliminary and Final Subdivision Approval with the following stipulations:

- 1) Lot numbers as determined by the Assessor shall be added to the final plat;
- 2) Property monuments shall be set as required by the Department of Public Works prior to the filing of the plat;
- 3) GIS data shall be provided to the Department of Public Works in the form as required by the City;
- 4) The final plat shall be recorded at the Registry of Deeds by the City or as deemed appropriate by the Planning Department.

The Board's decision may be appealed up to thirty (30) days after the vote. Any action taken by the applicant pursuant to the Board's decision during this appeal period shall be at the applicant's risk. Please contact the Planning Department for more details about the appeals process.

All stipulations of subdivision approval, including recording of the plat as required by the Planning Department, shall be completed within six (6) months of the date of approval, unless an extension is granted by the Planning Director or the Planning Board in accordance with Section III.D of the Subdivision Rules and Regulations. If all stipulations have not been completed within the required time period, the Planning Board's approval shall be deemed null and void.

This subdivision approval is not final until the Planning Director has certified that the applicant has complied with the conditions of approval imposed by the Planning Board.

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

Very truly yours,

A handwritten signature in blue ink, appearing to read "Dexter R. Legg". The signature is written in a cursive, somewhat stylized font.

Dexter R. Legg, Chairman of the Planning Board

cc: Rosann Maurice-Lentz, City Assessor  
Cory Belden, PE, Altus Engineering, Inc.