

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

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

**7:00 PM**

**APRIL 25, 2019  
Continued from  
April 18, 2019**

**AGENDA**

**I. PUBLIC HEARINGS – NEW BUSINESS**

*The Board's action in these matters has been deemed to be quasi-judicial in nature.  
If any person believes any member of the Board has a conflict of interest,  
that issue should be raised at this point or it will be deemed waived.*

- A. The application of the **City of Portsmouth, Owner**, and **Lee Carbonneau, Applicant**, for property located at **Banfield Road** requesting a Wetland Conditional Use Permit under Section 10.1017 of the Zoning Ordinance for work within the inland wetland and buffer and prime wetland and prime wetland buffer to replace three culverts, install a guardrail, and construct granite curbing with a multi-use trail/sidewalk from Ocean Road to Heritage Avenue. The work will be within an approximately 3,000 foot section on Banfield Road and will be completed in stages.
- B. The application of **Jacob Jeremiah Sullivan and Margaret Goodlander, Owners**, and **Mark West, Applicant**, for property located at **86 New Castle Avenue** requesting a Wetland Conditional Use Permit under Section 10.1017 of the Zoning Ordinance for work within the wetland buffer to build an addition with a footprint and gross floor area of 405 s.f. with 2,764 +/- s.f. of wetland buffer disturbance. Said property is shown as Assessor Map 207 as Lot 70 and lies within the Single Residence B (SRB) District.
- C. The application of **Frank Veneroso, Owner and Applicant**, for property located at **53 Austin Street** requesting a Conditional Use Permit in accordance with Section 10.1112.14 of the Zoning Ordinance to provide twelve on-site parking spaces where a minimum of seventeen are required to operate an Inn. Said property is shown as Assessor Map 127 as Lot 26 and lies with the General Residence C (GRC) District.
- D. The application of the **City of Portsmouth School Department, Owner**, for the property located at **32 Van Buren Avenue (Dondero Elementary School)** requesting to amend a Wetland Conditional Use Permit under Section 10.1017 of the Zoning Ordinance for playground renovations. The amendment includes addition of a performance area with stage and benches and an accessible recreation access route/boardwalk with 309 +/- s.f. of wetland buffer disturbance. Said property is shown on Assessor Map 250 as Lot 106 and lies within the Municipal (M) District.
- E. The application of **David & Tracey Foster, Owners** and **Ambit Engineering, Inc., Applicant**, for property located at **200 FW Hartford Drive** requesting a Wetland Conditional Use

Permit under Section 10.1017 of the Zoning Ordinance for wetland and buffer restoration work with an impact of 11,800 +/- s.f. Said property is shown on Assessor Map 270 as Lot 33 and lies with the Single Residence B (SRB) District.

F. The application of **Joseph & Ellen Yarborough, Owners and Applicant**, for property located at **746 Middle Road** requesting a Conditional Use Permit in accordance with Section 10.814 of the Zoning Ordinance for a Detached Accessory Dwelling Unit with a gross floor area of 799 +/- s.f. Said property is shown on Assessor Map 232 as Lot 49 and lies within the Single Residence B (SRB) District.

## **II. OTHER BUSINESS**

A. Review easements for Banfield Road improvement project for recommendation to City Council.

## **III. ADJOURNMENT**

### **NOTICE TO MEMBERS OF THE PUBLIC WHO ARE HEARING IMPAIRED**

**If you wish to attend a Planning Board meeting and need assistance, please contact the Human Resources Office at 610-7270 one week prior to the meeting.**