

**LEGAL NOTICE  
PLANNING BOARD  
PORTSMOUTH, NEW HAMPSHIRE**

**NOTICE IS HEREBY GIVEN** that the Planning Board will hold a public hearing on the following applications on **Thursday, August 19, 2021** starting at 7:00 p.m. in the Eileen Dondero Foley Council Chambers, City Hall, Municipal Complex, 1 Junkins Avenue, Portsmouth, New Hampshire.

The request of **Hampshire Development Corp. (Applicant)** and **64 Vaughan Mall, LLC (Owner)** for property located at **64 Vaughan Street** requesting Site Plan Review approval for the renovation of an existing building including a 2,475 sq. ft. expansion to the building footprint, a fourth-story addition to a portion of the existing building with retail space on the first floor and 14 residential units on the upper stories and an underground parking garage with related utilities, landscaping, and associated site improvements. Said property is shown on Assessor Map 126 Lot 1 and lies within the Character District 5 (CD5) District, the Historic District, and the Downtown Overlay District.

The request of **Green & Company (Applicant)** and **Philip J. Stokel** and **Stella B. Stokel (Owners)** for property located at **83 Peverly Hill Road** requesting Conditional Use Permit approval for an Open Space Planned Unit Development according to the requirements of Section 10.725 of the Zoning Ordinance and Site Plan Review approval for the construction of 56 single-family homes and a new 2,950-foot public road with related utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Map 242 Lot 4 and lie within the Single Residence A (SRA) and Single Residence B (SRB) Districts.

The request of **Arbor View** and **The Pines, LLC, (Owner and Applicant)** for property located at **145 Lang Road** requesting a Wetland Conditional Use Permit Approval in accordance with Section 10.1017 of the Zoning Ordinance to install new playground equipment with 5,300 square feet of ground disturbance within the 100-foot wetland buffer area and installation of new impervious surfaces for equipment footings. Said property is shown on Assessor Map 287 Lot 1 and lies within the Natural Resource Protection (NRP) and the Garden Apartment/Mobile Home Park (GA/MH) Districts.

The Request of **Warner House Association, (Owner)**, for property located at **150 Daniel Street**, requesting Site Plan Review approval for the construction of a two-story Carriage House with 576 square foot building footprint that will include new utility services and the installation of stone walkways. Said property is shown on assessor Map 106 Lot 58 and lies within the Civic, Historic, and Downtown Overlay Districts.

Application of **Spaulding LLC, (Owner)**, for property located at **180 Spaulding Turnpike**, requesting Site Plan Review for the renovation of the existing show room and the expansion of the customer service and office areas increasing the total square footage by 4,795 square feet. Said property is shown on Assessor Map 236 Lot 39 and lies within the General Business (GB) district.

Juliet T.H. Walker, AICP  
Planning Director

Members of the public also have the option to join the meeting over Zoom, a unique meeting ID and password will be provided once you register. Registration information will be provided on the meeting agenda when it is posted to the web page. For technical assistance, please contact the Planning Department by email ([planning@cityofportsmouth.com](mailto:planning@cityofportsmouth.com)) or by phone 610-7216.

Those interested in submitting written comments should email [planning@cityofportsmouth.com](mailto:planning@cityofportsmouth.com) or mail to the Planning Department, City Hall, 1 Junkins Ave, Portsmouth, NH 03801. Comments for any public hearings that are received by 4:00 pm the day of the meeting will be incorporated into the record of the meeting.