

**ACTION SHEET
SITE REVIEW TECHNICAL ADVISORY COMMITTEE**

2:00 P.M.

**CITY COUNCIL CHAMBERS
MUNICIPAL COMPLEX, 1 JUNKINS AVENUE
PORTSMOUTH, NEW HAMPSHIRE**

APRIL 5, 2005

MEMBERS PRESENT: David Holden, Director, Planning Department, Chairman; David Allen, Deputy Public Works Director; Peter Britz, Environmental Planner; David Desfosses, Engineering Technician; Tom Cravens, Engineering Technician, Steve Griswold, Deputy Fire Chief and David Young, Deputy Police Chief.

ALSO PRESENT: Lucy Tillman, Planner

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I. PUBLIC HEARINGS

1. The application of **Saco Avenue Professional Building, Inc., Owner**, for property located at **125 Brewery Lane**, wherein site plan approval is requested to construct a 4-story, 64' x 240', 15,500 ± s.f., 48-unit residential building, with related paving, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Plan 154 as Lot 2 and lies within a Business district. (This application was tabled at the March 1, 2005 TAC meeting.)

Voted to **table** this application. This matter will not be placed on an Agenda again until a written request is received by the Planning Department and the cost of the Legal Notice and mailing abutter notices will be the responsibility of the applicant.

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2. The application of **Wal-Mart Real Estate Business Trust and Joker's Realty One, LLC, Owners, Wal-Mart Stores, Inc., Applicant**, for property located at **2460 Lafayette Road**, wherein site plan approval is requested for the expansion of an existing 124,852 ± s.f. Wal-Mart Store to a 190,800 ± s.f. Wal-Mart Supercenter, with related paving, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Plan 285 as Lots 16-1 & 2 and lies within a General Business district. (This application was tabled at the March 1, 2005 TAC meeting.)

Voted to **table** this application until the next regular TAC meeting scheduled on May 3, 2005.

Stipulations from the April 5, 2005 TAC Meeting:

- 1) That Attorney Pelech will set up a meeting with NHDOT for the parties;
- 2) That a letter from NHDOT must be received acknowledging acceptance of this project;
- 3) That an annotated set of Site Plans be filed with the Planning Department by April 18, 2005, highlighting all previous Stipulations;
- 4) That the Sewer Line Easement be prepared and reviewed by the City Attorney prior to the next TAC meeting;

Stipulations from the March 1, 2005 TAC Meeting:

- 5) That the applicant appear before the Traffic & Safety Committee;
- 6) That an Easement Deed and Easement Plan be prepared for review and approval by the Planning and Legal Departments;

- 7) That a level spreader detail be added to the Site Plans;
- 8) That a letter from NHDOT, indicating that no further traffic studies are required, be provided to John Burke;

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3. The application of **150 Greenleaf Avenue Realty Trust, James G. Boyle, Trustee**, for property located at **150 Greenleaf Avenue**, wherein amended site plan approval is requested for new lighting fixtures on existing light poles, with related paving, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Plan 243 as Lots 67 and lies within a General Business district.

Voted to **table** this application until the next regular TAC meeting scheduled on May 3, 2005.

Stipulations from the April 5, 2005 TAC Meeting:

- 1) That a report on the sewer easement be provided at the May 3, 2005 TAC meeting;
- 2) That a Site Plan showing the existing conditions be provided prior to the next TAC meeting;
- 3) That a status report on the Electrical Permit be provided at the May 3, 2005 TAC meeting;

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II. ADJOURNMENT was had at approximately 3:15 p.m.

Respectfully submitted,

Jane M. Shouse,
 Administrative Assistant
 Planning Department