

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

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

**7:00 PM**

**FEBRUARY 18, 2010**

**AGENDA**

**I. APPROVAL OF MINUTES**

1. Approval of Minutes from the January 21, 2010 Planning Board Meeting.

**II. PUBLIC HEARINGS**

A. The application of **Parade Residence Hotel, LLC, Owner**, for property located at **100 Deer Street (formerly a portion of 195 Hanover Street)**, wherein Amended Site Plan Review Approval is requested for sidewalk changes in connection with a 11,437 s.f. conference center to be established in space previously approved for retail use, with related paving, utilities, landscaping, lighting, drainage and associated site improvements. Said property is shown on Assessor Plan 125 as Lot 1 and lies within the General Business B and the Historic District.

B. The application of **Maplewood and Vaughan Holding Company, LLC, Owner**, for property located at **111 Maplewood Avenue**, wherein Site Plan Review Approval is requested for renovations to an existing office building, with related paving, utilities, landscaping, lighting, drainage and associated site improvements. Said property is shown on Assessor Plan 124 as Lot 8 and lies within the Central Business B and Historic District.

C. The application of **Sureya M. Ennebe Revocable Trust, Owner**, for property located at **800 Lafayette Road**, requesting a Conditional Use Permit under Section 10.1017 of the Zoning Ordinance to remove all structures and pavement within 50' of the highest observable tide line, within the tidal wetland buffer. Said property is shown on Assessor Plan 244 as Lot 5 and lies within the Gateway District.

D. The application of **J. P. Nadeau, Owner, and Witch Cove Marina Development, LLC, Applicant**, for property located at **187 Wentworth House Road**, requesting a Conditional Use Permit under Section 10.1017 of the Zoning Ordinance for the placement of two structures, a portion of which fall within the tidal wetland buffer. Said property is shown on Assessor Plan 201 as Lot 12 and lies within the Waterfront Business (WB) District.

**III. CITY COUNCIL REFERRALS/REQUESTS**

A. Request to revise off-street parking standards and requirements in the Central Business District and Downtown Overlay District (letter from Robert A. Shaines dated January 12, 2010).

B. Request to rezone lots on Sagamore Grove from Waterfront Business (WB) to Mixed Residential Business (MRB) or Single Residence B (SRB) (letter from Peter G. Weeks dated January 25, 2010).

**IV. 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 431-2006 ext. 270 one week prior to the meeting.**