

LEGAL NOTICE
PLANNING BOARD
PORTSMOUTH, NEW HAMPSHIRE

NOTICE IS HEREBY GIVEN that the Planning Board will hold public hearings on the following applications on **Thursday, July 18, 2013**, starting at 7:00 pm in the Eileen Dondero Foley Council Chambers, City Hall, Municipal Complex, 1 Junkins Avenue, Portsmouth, New Hampshire.

1. A public hearing to consider amending the Zoning Ordinance, Section 10.531 and 10.535, regarding Maximum Structure Height in the Central Business A District and Central Business B District to 45' or 3 stories, whichever is less.
2. The application of KHP Properties, LLC, Owner, for property located at 428 Pleasant Street, requesting Conditional Use Permit approval under Section 10.1017 of the Zoning Ordinance for work within a wetland buffer, to add a gravel parking area with 550 s.f. of impact to the tidal wetland buffer. Said property is shown on Assessor Map 102 as Lot 55 and lies within the General Residence B (GRB) District and the Historic District.
3. The application of John Gens, Owner, for property located at 8 Regina Road, requesting Conditional Use Permit approval under Section 10.1017 of the Zoning Ordinance for work within a wetland buffer, for remediation to restore functional value to the wetlands where trees were removed, with 2,493 s.f. of impact to the inland wetland. Said property is shown on Assessor Map 225 as Lot 27 and lies within the Rural Residential District.
4. The application of Eport Properties 1, LLC and The Aland Realty Group, Owners, for property located at 173 & 175 Market Street, requesting Design Review to construct a 5-story 3,981 s.f. (footprint) addition to an existing building which will include three new dwelling units, office and commercial space and 10 parking spaces, with related paving, lighting, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Map 118 as Lots 3 & 4 and lies within the Central Business A (CBA) District, the Historic District and the Downtown Overlay District (DOD).
5. The application of Eport Properties 1, LLC and The Aland Realty Group, Owners, for property located at 173 & 175 Market Street, requesting Site Plan Approval to construct a 5-story 3,981 s.f. (footprint) addition to an existing building which will include three new dwelling units, office and commercial space and 10 parking spaces, with related paving, lighting, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Map 118 as Lots 3 & 4 and lies within the Central Business A (CBA) District, the Historic District and the Downtown Overlay District (DOD).
6. The application of Portsmouth Ford Lincoln Mercury and SLF Realty Group, LLC, Owners, for property located at 400 & 450 Spaulding Turnpike, requesting Amended Site Plan Approval to construct a 4,400 s.f. addition to an existing sales & service building and vehicles display areas along the Spaulding Turnpike and Arthur Brady Drive, with related paving, lighting, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Map 238 as Lots 1A and 2 and lie within the General Business (GB) District.

7. The application of Parade Residence Hotel, LLC, Owner, for property located at 100 Deer Street, Portwalk Residential, LLC, Owner, for property located at 99 Hanover Street, and Parade Office, LLC, Owner, for property located at 195 Hanover Street (aka Portwalk I, II & III), requesting Amended Site Plan Approval for streetscape improvements along Portwalk Place, with related paving, lighting, utilities, landscaping, drainage and associated site improvements. Said property is shown on Assessor Map 125 as Lots 1, 22 & 23 and lie within the Central Business B (CBB) District, the Downtown Overlay District (DOD) and the Historic District.

Rick Taintor,
Planning Director

Note: The final Agenda may include items under Old Business that are in addition to this Notice. For information on the Agenda call the Planning Department at 610-7217 during the week of July 15, 2013, or check the City's website at www.cityofportsmouth.com.

Notice to the members of the public who are hearing impaired – if you wish to attend a meeting and need assistance, please contact the Human Resources office at 610-7274 one week prior to the meeting.