

Planning Board Amended Agenda 03/08/11

NEWMARKET PLANNING BOARD MEETING
TUESDAY, MARCH 8, 2011
7:00 P.M.
TOWN COUNCIL CHAMBERS
AMENDED AGENDA (amended 02/23/11)

1. Pledge of Allegiance
2. Public Comments
3. Review & approval of minutes: 02/15/11
4. Regular Business

Applicant: Cheney Property Management Corp/MJS Engineering, PC

Location: 54-56 Exeter Road, Tax Map U4, Lots 12 & 13, B1 Zone

Application: Design Review

Proposal: The proposal is to redevelop two parcels by removing the existing commercial building and residential duplex and constructing a two-story mixed use building with parking area. The two lots would be incorporated into the Newmarket Business Park Condominium area. Continued from 02/15/11.

Applicant: Solon Realty Co, LLC

Location: 438 Wadleigh Falls Road, Tax Map R6, Lot 50, B3 Zone

Application: Site Plan Review

Proposal: The proposal is to revise the existing site plan to allow the storage of containers & trailers in the limits of the gravel area and allow containers in the previously delineated container area. Also requested is to allow an old office trailer to be used as a warming hut for the workers who move the containers. They are also requesting the storage of fourteen ice cream trucks on site, which will be used from the site during the season and stored there off-season. This use would include a dumpster on the site. The owner would also like to include the storage of snow removing equipment to include a loader & bulldozer onsite year round. This site plan also includes additional screening from the roadway.

Applicant: Eric DeWitt

Location: 81 Exeter Road, Tax Map U3, Lot 137, B1 Zone

Application: Design Review

Proposal: The proposal is to subdivide the land into two lots. An easement and culvert will be created to access the rear lot. There are two houses currently on the lot. The existing house at 79 Exeter Road will be removed. The current driveway will be relocated and a parking lot will be created. The other existing house will remain and be renovated into a mixed-use building.

Applicant: Gayle McConnell/Fraternal Order of Eagles

Location: 41 Exeter Road, Tax Map U3, Lot 40, M2 Zone

Application: Site Plan

Proposal: The proposal is to change the use of the building from office/retail sales to a private membership social club. The building will house the Fraternal Order of Eagles social room and meeting rooms and club offices.

Applicant: Vincent Jarosz

Location: 10 Langs Lane, Tax Map R5, Lot 62-2, R1 Zone

Application: Waiver of Impact Fees

Proposal: Request for a waiver of impact fees for an accessory apartment recently approved by the Zoning Board of Adjustment5. New/Old Business

6. Adjourn

All meetings are scheduled to end by 10:00 p.m. If an agenda item is not completed by that time, it may be continued to the following month's regular meeting date. The Board reserves the right to reschedule agenda items within their noticed time frames. The Board also reserves the right to extend the meeting time beyond 10:00 p.m., if they deem it appropriate.