



TOWN OF
NEWMARKET
NEW HAMPSHIRE

Planning Board Agenda

Tuesday, December 12, 2023, at 7:00 PM

Town Hall, Council Chambers

Agenda Item #1 - Pledge of Allegiance

Agenda Item #2 – Public Comments

Agenda Item #3 - Review & Approval of Minutes

- a. October 10, 2023

Agenda Item #4 – Regular Business

- a. Pursuant to RSA 676:4, and Appendix-A *Subdivisions*, Appendix-B *Site Plans*, and §32-236 *Affordable elderly housing* of the Municipal Code of the Town of Newmarket, New Hampshire, a continuation of a public hearing shall be held for an application filed by DR Lemieux Builders LLC requesting Minor Subdivision, Major Site Plan, and Special Use Permit approval for a proposed development seeking to create a split lot subdivision with the original lot (0.54 acres) retaining an existing single-family housing unit and the new lot (7.22 acres) constructing a 32-unit, age-restricted, multi-family development with associated utilities, parking, landscaping and stormwater mitigation infrastructure located on real property with an address of 242 South Main Street, Tax Map U4 – Lot 69 within the R2 zoning district.
- b. Pursuant to RSA 676:4, I(b) & I(d), and Appendix-A *Subdivisions*, Appendix-B *Site Plans*, and Section 32-45A(b)(2) of the Municipal Code of the Town of Newmarket, New Hampshire, notice is hereby given that a public hearing shall be held for an application filed by **CC Railroad Street Newmarket LLC** requesting a boundary line adjustment, site plan review and special use permit approval for a 11,100 sf. mixed-use, three-story building comprising 41 one-bedroom apartments and 2,500 sf. of commercial space with associated utilities and parking facilities located on real property with an address at 3 Railroad Street, Tax Map U3, Lot 138A and 5 Railroad Street, Tax Map U4, Lot 16, M2A zoning district.

Agenda Item #5 - New/Old Business

Chairman's Report
Committee Reports
Planner's Report

Agenda Item #6 - Adjourn