



MAR - 5 2012

**Amendment to Approved Project**  
**City of Rochester, New Hampshire**

Case # 130-38 & 246-21-BR/R2-05 Property Address 160 Washington Street

Type of project: Site Plan X; Subdivision \_\_\_\_; Lot Line Adjustment \_\_\_\_; Other \_\_\_\_

Project name Rochester Crossing Shopping Center

Date of original Planning Board approval May 9, 2006, Amended April 12, 2007

Description of amendment The applicant seeks an Amendment to the approved site plan to eliminate the 5,500 SF "Restaurant B" building, and replace it with a 12,500 SF retail building. In addition, the approved 400 SF ATM facility is proposed to be removed from the plan. The parking and utility services to the new building will be modified to accommodate the building configuration. The applicant has made application to the Zoning Board of Adjustment for a variance to allow a reduction in required parking and to enter an order that will allow for any permitted use to be located on the site, providing that there is no increase in square footage beyond that on the approved (amended) plan.

Would this affect a wetland or wetland buffer or require a conditional use? Yes \_\_\_\_ No X

Name of applicant or agent filling out this form Vanasse Hangen Brustlin, Inc

Applicant? \_\_\_\_ Agent? X Today's date March 6, 2012

Please note: There is a \$125.00 fee for amendments. They are reviewed by the Planning Board and a public hearing is held. Abutters must be renotified by the applicant. The applicant must submit any supplementary materials necessary to explain and support the amendment, such as a narrative and plans. This form, the abutter's list, the fee when applicable, and other necessary materials must be submitted at least 17 days prior to the Planning Board meeting at which the amendment will be presented (by the Friday, 2-1/2 weeks prior to the meeting to allow for public notice).

----- Office use below -----

Fee required? Yes \_\_\_\_ No \_\_\_\_ Check # \_\_\_\_ Staff initials that check received \_\_\_\_

Amendment approved \_\_\_\_ Amendment denied \_\_\_\_ Date of Planning Board action \_\_\_\_

Conditions \_\_\_\_\_

Signature: \_\_\_\_\_ Date: \_\_\_\_\_

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File in: Dept.



Vanasse Hangen Brustlin, Inc.

March 2, 2012

Ref: 52190.00

Mr. Kenneth N. Ortmann  
Director, Planning & Development Department  
City of Rochester  
Second Floor, City Hall  
31 Wakefield Street  
Rochester, NH 03867-1917

Re: 130-38, 246-21-BR/R2-05  
Site Plan Amendment

Dear Mr. Ortmann,

As we have discussed, on behalf of our client OCW Retail Rochester, LLC, we respectfully submit the attached application for amended site plan for the Rochester Crossing property located at 160 Washington Street in Rochester, New Hampshire. Attached are 22 copies of 11X17 General Plans, and the application. The abutter list and application fee will be submitted under separate cover by the owner.

This application is intended to modify the approved site plan to eliminate the 5,500 SF "Restaurant B" building and replace it with a new 12,500 SF retail building. In addition parking and circulation have been changed to accommodate the new building, and the previously proposed ATM facility has been eliminated. The owner has made application to the ZBA for relief with respect to parking in order to accommodate additional tenant changes they are proposing.

As requested, VHB will submit additional detailed information regarding site utilities, parking and circulation as soon as it becomes available. We anticipate attending the March 13 TRG meeting to discuss plans for the development, and wish to be placed on the April 2, 2012 Planning Board agenda.

Six Bedford Farms Drive, Suite 607  
Bedford, NH 03110-6532  
603 644 0888  
www.vhb.com

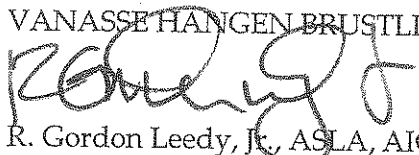
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Thank you very much for your work in facilitating this application, as I said when we met earlier, it is refreshing to find a community that is as accommodating as Rochester has been. We look forward to working with the City on this project

Very truly yours,

VANASSE HANGEN BRUSTLIN, INC.



R. Gordon Leedy, Jr., ASLA, AICP  
Director of Land Development

Enclosure  
/RGL

cc: Ms. Kelli Burke – OCW Retail Rochester, LLC





