



PLANNING & DEVELOPMENT DEPARTMENT
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Board Members
Nel Sylvain, *Chair*
Tim Fontneau, *Vice Chair*
Derek Peters, *Secretary*
Rick Healey
Gloria Larochele
Stephen Martineau
John Meader
Mark Sullivan
Dave Walker, *Councilor*
James Gray, *Alternate*

Planning & Zoning
Community Development
Conservation Commission
Historic District Commission

AGENDA
CITY OF ROCHESTER PLANNING BOARD
Monday, November 7, 2011 at 7:00 p.m. (Regular Meeting)
City Council Chambers
31 Wakefield Street, Rochester, NH
**see notes at end*

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- I. Call to Order
 - II. Roll Call
 - III. Seating of Alternates
 - IV. Communications from the Chair
 - V. Approval of Minutes: October 17, 2011
 - VI. Old Applications:
 - A. [William J. Lashua and Daniel L. Ricker & Alison K. Hagar](#), 7 & 11 Old Wakefield Road (by Berry Surveying). Extension to meet precedent conditions for lot line revision. Case # 202-14&15-A-11 **EXTENSION**
 - B. [Wingate Estates](#), Channings Lane (Peter Rizzo, developer). Clarification for required location of guardrail in vicinity of drainage basin for approved subdivision. Case # 206-8-A-04 **CLARIFICATION**
 - C. [Goodfellas Pizzeria](#), 66 Washington Street (Rob Partridge, proprietor). Amendment to approved site plan to change parking and traffic flow from two-way 90 degree parking to one-way diagonal parking. Case # 123-1-B1-10 **AMENDMENT**
 - D. **Chamberlain Investment Properties, LTD, Franklin Street.** (by Jones and Beach, Engineers). Extension of surety for approved 47-lot cluster subdivision. Case #118-51 & 119-100-A-04. **EXTENSION**

(over)

VII. Discussion of draft overhaul of Site Plan Regulations (development standards only) REVIEW AND DISCUSSION

- A. Article X – Parking and Circulation**
- B. Article XI – Pedestrian, Bicycle, and Transit Facilities**
- C. Article XII – Public Health and Safety**

VIII. 2012 Planning Board calendar of meetings

IX. Other Business

X. Adjournment

***Please note the following:**

Public hearings. The public is invited to attend all meetings of the Planning Board. *The public is welcome to speak at all public hearings.* For other items the public may speak at the discretion of the chair/board.

Postponements. For any items marked as postponements the Planning Board will determine at the beginning of the meeting whether to postpone the item and to which date. Interested citizens are advised to attend at the beginning of the meeting to learn the details of any proposed postponement or to contact the Planning Department for more information.

Proposed actions. Proposed actions are shown in bold caps (on final agendas). The board may or may not take these actions and may take other actions not stated.

Consent agenda. Applications placed on the Consent Agenda are assumed to be straightforward and non-controversial and are approved in one total package with one vote. Applications will be removed from the Consent Agenda for individual review at the request of any board member (or, for public hearings, at the request of any citizen).

Other information. a) Files on the applications and items, above, including the full text of any proposed ordinances, regulations, or other initiatives are available for inspection in the Planning Office, from 8:00 a.m. to 5:00 p.m., Monday through Friday; b) If you are looking at this agenda on the City's website, you can click on any underlined projects and other items to access additional information; c) This agenda, these applications, and other items are subject to errors, omissions, and change prior to final action; d) Some agendas are marked as "Preliminary Agenda". These are subject to change. The final agenda will be prepared on the Wednesday evening prior to the meeting and will be posted on the City's website; e) Contact the Planning Department if you have questions or comments about these or any related matters or if you have a disability requiring special provision