



PLANNING & DEVELOPMENT DEPARTMENT
City Hall Annex
33 Wakefield Street,
Rochester, New Hampshire 03867-1917
(603) 335-1338 - Fax (603) 330-0023
Web Site: www.rochesternh.net

Board Members

Nel Sylvain, *Chair*
Mark Collopy, *Vice Chair*
A. Terese Dwyer
Tim Fontneau
Robert May
Daniel Rines
Mark Sullivan
Dave Walker
Donald Hamann, *Alternate*

Planning Board
Conservation Commission
Historic District Commission
Arts and Culture Commission

AGENDA
CITY OF ROCHESTER PLANNING BOARD
Monday, March 2, 2020 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 for February 24, 2020**
 - VI. **New Applications:**
 - A. **[Tyler Bibeau, 117 Highland Street](#)** Conditional Use Permit to allow a driver's education school. Case# 106 – 28 – NMU – 20 **Public Hearing** ***ACCEPTANCE/FINAL ACTION****
 - B. **[Jeff & Ann Trueworthy, 110 Hansonville Road](#)** (by Norway Plains Assoc.) 2-Lot subdivision. Case# 259 – 61 – A – 20 **Public Hearing** ***ACCEPTANCE/FINAL ACTION****
 - C. **[Jaeger USA, Inc. – Textile Tapes Corporation, 104 Pickering Road](#)** (by Norway Plains Assoc.) Site plan to construct a 782 s.f. building addition for storage. Case# 141 – 29 – I – 20 **Public Hearing** ***ACCEPTANCE/FINAL ACTION****
 - D. **[Tropic Star Development, LLC, 717 Columbus Avenue](#)** (by Greenman-Pedersen, Inc.) Site plan and conditional use permits to construct a 4,350 sf convenience store and retail motor fueling facility. Case# 131 – 7 – NMU – 20 **Public Hearing** ***CONTINUANCE***
 - E. **[We Dig It Excavating & Trucking, LLC, 89 Milton Road](#)** (by Berry Surveying & Engineering) Preliminary site plan to allow a contractor storage yard. Case# 210 – 50 – HC – 20 **Public Hearing** ***DESIGN REVIEW***

(Over)

F. [Groen Construction, Inc., 124 Meaderboro Road](#) (by Berry Surveying & Engineering) 3-Lot subdivision. Case# 232 – 13 – A – 20 **Public Hearing**
ACCEPTANCE/FINAL ACTION*

G. [Thomas & Diane Aubert, Carole Court](#) (by Berry Surveying & Engineering)
Amendment to revise the stormwater design. Case# 107-54 & 108-53 – R1 – 20
Public Hearing **AMENDMENT**

H. [Thomas & Diane Aubert, 828 Portland Street](#) (by Berry Surveying & Engineering)
Preliminary 56-lot subdivision. Case# 108 – 53 – R1 – 20 **Public Hearing**
PRELIMINARY

VII. Other Business

VIII. 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 8:30 a.m. to 4:30 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 changes 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