

HAMPTON PLANNING BOARD

Agenda

January 2, 2019 – 7:00 p.m.

Selectmen's Meeting Room

I. CALL TO ORDER

II. ATTENDING TO BE HEARD

- Change of Use: 24 Stickney Terrace, Unit 1
Pet Grooming to Dental Product Office (extension of existing office)

III. NEW PUBLIC HEARINGS

18-076 Tide Mill Road & NH Route 101

Maps: 241, 230 & 231 Lots: 13, 29 & 6-1

Applicants: Unitil Corporation

Owners of Record: Landing Road Realty Trust; Alycia Brandt & Andrew Nally and Brian & Lisa Arakalian

Wetlands Permit: Removal, replacement and addition of new utility poles and associated guy lines. Maintenance of vegetative areas within existing utility easement.

18-077 94 Leavitt Road

Map: 205 Lot: 12

Applicants: Beverly & John Gamache

Owners of Record: Same

Conditional Use Permit for ADU: Approximate 556 Sq. Ft. ADU to be configured within existing single-family dwelling (attached).

19-001 105 Towle Farm Road

Map: 122 Lot: 1

Applicant: Finest Kind Brewing, LLC

Owner of Record: 105 Towle Farm, LLC

Site Plan (Amended): Expand outdoor seating at existing restaurant with eco-pavers. Waiver Request: Section V.E.8 - Detailed Plans (Drainage Analysis).

19-002 Litchfield Drive (frmlly Juniper Lane & Huckleberry Lane)

Maps: 97 & 96 Lots: 1,2,3,4,5,6,7 & 8

Applicant: JASAND, INC.

Owners of Record: Huckleberry Woodlands, Inc., Great Meadow Realty Trust & Candia Rangeway Realty Trust.

Subdivision (Amended): Consideration of roadway as-built plan which varies from the approved subdivision plan, including the type and location of monumentation used. Roadway is proposed to be accepted by the Town of Hampton. Waiver Request: Subdivision Regulations Section VII.F. (Lot Monumentation). (1) street construction and (2) lot corners; Subdivision Regulations Section V.C. - Application Fees.

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IV. CONTINUED PUBLIC HEARINGS

18-069 226 Island Path (CONTINUED FROM 11/7/18)

Map: 285 Lot: 15

Applicants: Patricia and Stephen Dunn

Owners of Record: Same

Wetlands Permit (Amended): Tear down existing single-story structure and build a new 2-story structure using a slightly smaller and reconfigured footprint. The new structure will incorporate a portion of the existing first-floor deck as indoor living space.

V. CONSIDERATION OF MINUTES of December 19, 2018

VI. CORRESPONDENCE

VII. OTHER BUSINESS

- Capital Improvements Plan (CIP) 2019-2024 Report
- Notification for PRC Meetings

VIII. ADJOURNMENT

****PLEASE NOTE****

**ITEMS NOT CALLED OR IN PROGRESS BY 10:00 P.M.
MAY BE CONTINUED TO THE NEXT SCHEDULED MEETING**