

1. Planning Board Regular Zoom Meeting Agenda

Documents:

[20210617 NCPB AGENDA.PDF](#)



City of Nashua
Planning Department
229 Main Street
Nashua, New Hampshire 03061-2019

Planning & Zoning 589-3090
Fax 589-3119
WEB www.nashuanh.gov

June 4, 2021

AGENDA

To: NCPB Members

From: Planning Staff

Re: Regular Meeting and Public Hearing June 17, 2021

Notice is hereby given that a Public Hearing of the City of Nashua Planning Board will occur on Thursday, June 17, 2021 at 7:00 PM in Room #208 at the Nashua City Hall located at 229 Main Street, Nashua, NH AND via Zoom at the link below. **Members of the public and representatives of the applicant are encouraged to attend the meeting via Zoom. If attending in person, please consider arriving no earlier than 15 minutes before the identified public hearing time below.** Real-time public comment can be addressed to the Board utilizing Zoom for remote access or at City Hall in Room #208. To access Room #208, please use the rear City Hall entrance and follow directional signage to the second floor. ADA access is available via the elevator. The Zoom application will allow users to view the meeting and ask questions to the Board. The public is also encouraged to submit their comments in advance of the meeting via email planningdepartment@nashuanh.gov or by mail (please make sure to include your name/address and comments) by 5pm on June 16, 2021 and read into the record at the appropriate time. Letters should be addressed to City of Nashua, Planning Department, P.O. Box 2019, Nashua, NH 03061. Plans can be viewed online starting June 11, 2021 at <https://www.nashuanh.gov/AgendaCenter/Planning-Board-23>.

To access Zoom: <https://us02web.zoom.us/j/88279359803?pwd=WGRUa3M3b1N2aW1wKy9oSlpsZ0pvZz09>

Meeting number/access code: **882 7935 9803** – Password: **709888**

To join by phone: **1 (929) 436-2866** - Meeting number/access code: **882 7935 9803**

If for some reason you can't connect to Zoom, please contact us at **(603) 589-3115**.

- A. Call to Order
- B. Roll Call
- C. Approval of Minutes – June 3, 2021
- D. Communications
- E. Report of Chairman, Committee, & Liaison
- F. Executive Session

OLD BUSINESS – CONDITIONAL / SPECIAL USE PERMITS

None

OLD BUSINESS - SUBDIVISION PLANS

A21-0028 The Landing at Nashua, LLC, C/o. Dick Anagnost (Owner) – Proposal to subdivide a 41.31 acre lot, the product of the merger of three (3) existing lots of record, Sheet A - Lots 218, 1019, and 1020, into (4) four lots. Property is located at 2 East Spit Brook Road. Sheet A - Lots 218, 1019, and 1020. Zoned “GB” General Business & “MU” - Mixed Use Overlay. Ward 7.
(Tabled from the June 3, 2021 Meeting)

OLD BUSINESS – SITE PLANS

- 21-0029 The Landing at Nashua, LLC, C/o. Dick Anagnost (Owner) – Proposal to construct a Self-Storage facility. Property is located at 2 East Spit Brook Road. Sheet A - Lot 218. Zoned “GB” General Business & “MU” Mixed Use Overlay. Ward 7. **(Tabled from the June 3, 2021 Meeting)**
- A21-0062 The Landing at Nashua, LLC, C/o. Dick Anagnost (Owner) – Proposal to construct a Costco Retail Store with Fuel Station. Property is located at 2 East Spit Brook Road. Sheet A - Lot 218 & 1019. Zoned “GB” General Business & “MU” Mixed Use Overlay. Ward 7. **(Tabled from the June 3, 2021 Meeting)**

NEW BUSINESS – CONDITIONAL / SPECIAL USE PERMITS

None

NEW BUSINESS –SUBDIVISION PLANS

None

NEW BUSINESS – SITE PLANS

- A21-0113 Park Place (Owner) – Application and acceptance of proposed amendment to NR1480 to terminate the existing parking easement agreement between First Church of Christ Scientist (115 Concord Street) and establish a new parking easement for 7 parking spaces with Greeley Park Associates (111 Concord Street). Property is located at 111 Concord Street. Sheet 48- Lot 47. Zoned “RA” Urban Residence. Ward 3.

OTHER BUSINESS

1. Review of tentative agenda to determine proposals of regional impact.
2. Referral from Board of Aldermen on proposed Petition for Street discontinuance – (Old) Groton Road. **(Postponed from the June 3, 2021 meeting)**
3. Referral from Board of Aldermen on proposed R-21-147, authoring the conveyance of discontinued portion of (Old Groton Road). **(Postponed from the June 3, 2021 meeting)**

DISCUSSION ITEM

None

NONPUBLIC SESSION

The Planning Board will need to make a motion to enter into a Nonpublic Session under RSA 91-A:3, II (e) for consideration or negotiation of pending claims or litigation which has been threatened in writing or filed against the public body.

NEXT MEETING

July 15, 2021

ADJOURN

WORKSHOP

ACCOMMODATIONS FOR THE SENSORY IMPAIRED

**"SUITABLE ACCOMMODATIONS FOR THE SENSORY IMPAIRED
WILL BE PROVIDED UPON ADEQUATE ADVANCE NOTICE."**

CONDUCT AT PLANNING BOARD MEETING

When the meeting is called to order, the only talking allowed in the Auditorium will be remarks addressed to the Chairman. Except for the original presentation of the subject or application, each person speaking for or against shall be limited to five (5) minutes until all have been given an opportunity to be heard, at which time each person may be allowed additional time if deemed necessary by the Board or the Chairman. When you are recognized by the Chairman, proceed to the podium, using the microphone, state your name and address and then make your comments. Courtesy is shown when you reserve your comments for the proper time.

PLEASE BE COURTEOUS

By Order of the Chair