



## Nottingham Planning Board

### Agenda

**Wednesday, November 8, 2023**

7:00 PM Conference Room #1, Town Office Building

#### **I. Call to Order**

#### **II. Public Hearings**

##### **A. 22-011-SUB Mooers Road - Fire Suppression Only**

Application from Jones & Beach Engineering, on behalf of Jim Rosborough, requesting an eleven (11) lot subdivision. The property is located on Mooers Road, in Nottingham, NH, and is identified as Tax Map 72, Lot 13-1.

*This case was previously approved on January 25, 2023 with conditions. The Applicant has requested that the Planning Board reconsider the approved fire suppression system. This will be the only topic of discussion for the case.*

##### **B. 23-004 SUB Residences At Fort Hill - Smoke St & Fort Hill Rd (Continued)**

Application from Berry Surveying & Engineering, on behalf of Owl Ridge Builders, requesting a twenty-five (25) lot open space subdivision. The property is located at Smoke Street and Fort Hill Road in Nottingham, NH and is identified as Tax Map #23, Lot #11. Two conditional use permits have been applied for. Article III, Section B, Item #6 permits a request to allow disturbance within 25 feet of a wetland. Article IV, Section S, Item #8 (g) allows for a reduction in the landscape buffer requirement.

*The applicant has requested this case be continued to December 13, 2023.*

##### **C. 23-005 SIT Nottingham Business Park - 145 Old Turnpike Rd (Continued)**

Application from GM2 Associates, Inc. on behalf of Nottingham Business Park, LLC to complete construction of a 176,000 square foot building, paved access drives and parking areas, stormwater management systems, an existing onsite well for domestic water supply and fire suppression, and an onsite septic system. The proposed use of the building and site will be a warehouse for light industrial manufacturing. There are currently 26 loading docks for tractor trailer loading and unloading. There are 119 paved parking spaces including 8 handicapped spaces of which, two are van accessible. This property is located at 145 Old Turnpike Road, in Nottingham, NH, and is identified as Tax Map # 003 , Lot # 010.

*The Applicant has requested to withdraw this case without prejudice.*

##### **D. Case # 23-009 SUB White – 59 White’s Grove Rd**

Application from Scott Boudreau Of Boudreau Land Surveying on behalf of Jonathan White requesting Planning Board approval of a 2-Lot Residential Subdivision. The property is located at 59 White’s Grove Road in Nottingham, NH and is identified as Tax Map # 63, Lot # 47-5.

#### **III. Other**

- A. Time Period On Multiple Requests For Continuance
- B. Fire Chief/Town Administrator Comments On Subdivision Regs
- C. Warrant Articles
- D. Concrete Products - 100 Smoke St. - Mylar

#### **IV. Public Comment**

*The Board cannot respond to comments made about specific properties, projects, or applications.*

#### **V. Approval of Minutes**

- A. 09/27/23

#### **VI. Select Board and Staff / Board Member Updates**

#### **VII. Adjourn**

**This agenda is subject to change prior to the meeting date**

Inspect documents and direct questions to the Planning Office 734-4881 [plan.zone@nottingham-nh.gov](mailto:plan.zone@nottingham-nh.gov)

Documents can be found at: <http://www.nottingham-nh.gov/planning-board>

**THE PUBLIC IS WELCOME TO ATTEND**