



TOWN OF PELHAM

6 Village Green
Pelham, NH 03076

Revised (2nd) PELHAM PLANNING BOARD MEETING AGENDA

February 23, 2023 (Thursday)

Location: TOWN HALL, 6 Village Green, Pelham, NH 03076

7:00 p.m.

Meeting called to order

PLEDGE OF ALLEGIANCE

MINUTES

February 6, 2023

OLD BUSINESS

PL2022-00040
Map 22 Lots 8-39 & 8-85

Corbin, Lisa – 655 Bridge Street and **Gendron, Patrick & Kim** – 579 Bridge Street - Seeking approval of a lot line adjustment between Map 22 Lots 8-39 and 8-85, and to subdivide lot 8-85 into 2 lots. The existing house (on Lot 8-85) will remain on a 14 ac lot, and a 65-unit apartment building is proposed on the remaining 30.5 acs for which a separate Site Plan application has been submitted.

**** Applicant has requested to be continued to next meeting**

PL2022-00041
Map 22 Lot 8-85-1

Bridgeside Commons, LLC – 579 Bridge Street - Seeking Site Plan review for a 65-unit apartment building on a 30.5 ac parcel subdivided off of the parent lot where existing house will remain on 14 acs.

**** Applicant has requested to be continued to next meeting**

PL2023-00004
Map 28 Lot 2-12 and
Map 34 Lot 2-13

Lamarre, Richard – 126 Marsh Road and an unaddressed lot - Seeking approval of a Lot Line Adjustment to add 2.95 acres from 34-2-13 to 28-2-12, leaving 34-2-13 with 1 acre and the existing house.

**** Applicant has requested to be continued to next meeting**

NEW BUSINESS

PL2023-00005
Map 32 Lots 1-139, 1-140, 1-142

Montbleau, Roger 2021 Revocable Trust – 31, 33, and an unaddressed lot Spaulding Hill Road - Seeking Pre-Design Review of a lot consolidation and subdivision, both Conventional and Open Space, consisting of 25 lots.

PL2023-00006
Map 39 Lot 1-49

Williams Woods Subdivision, Williams, Bruce & Rhonda – 157 Mammoth Road - Seeking an additional 1-year extension of approval, of a 4-lot subdivision and Special Permit, to provide time to finalize a NHDOT Driveway Permit. Planning Board's original approval on Case PL2019-00016 issued on July 20, 2020, and a 1-year extension of approval was issued on January 20, 2022.

PL2023-00003(2)
Map 35 Lot 6-91

Taylor, Michael – 32 Leonard Drive – Seeking approval of a Site Plan for a ground mounted solar array, consisting of 20 modules in 2 rows measuring 2' x 6' each for a total of 400 sq. ft.

BOARD MEMBERS / PLANNING DIRECTOR UPDATES NON-PUBLIC SESSION

Updates, if any

If requested in accordance with RSA 91-A:3

Most meetings are tape-recorded

If you are disabled, you have the right to attend, hear and participate in all public meetings held by the Town of Pelham. In accordance with the Americans with Disabilities Act the town will provide auxiliary aids and services to accomplish this if they are needed. Please contact this office 72 hours in advance if you need assistance.