

MEETING AGENDA

1. Approval of the June 11, 2019 meeting minutes.
2. Discussion by Julie LaBranche, RPC on the process of the re-write of the Land Development Regulations.
3. Discussion complaint by Bob Seiner regarding 421 South Road Subdivision
4. **Submittal of Applications for Determination of Completeness. Not a public hearing. – Action Required:**
 - a. **Special Use Permits** for the Multi-Family dwellings, per Section 307.3 and Section 402 and for the Aquifer Wellhead Protection District by Harbor Street Limited Partnership for property located at 1244 Washington Road, Tax Map 10, Lot 82 for a 20-unit residential town houses which will comprise of 5 4-unit buildings. Property is in the Single Residence District, Multi-Family Dwelling District, Aquifer and Wellhead Protection District and Rye Landfill Groundwater Management (RL-GMZ) District. Case #06b-2019. **If Complete moved to public hearing.**
 - b. **Lot Line Adjustment Plan** by Splitrock Cove Limited Partnership & James P. Nadeau, Jr. of 507 State Street, Portsmouth NH and by The McKenna Revocable Trust of 2004 for properties owned and located at 135 Wentworth Road, tax Map 24, Lot 30 and 139 Wentworth Road, tax Map 24, Lot 32 for an adjustment between the properties by reducing parcel 30 from 2.526 acres to 2.403 acres and increasing parcel 32 from 0.438 acres to 0.560 acres. Properties in the Single Residence District. Case 07-2019.
5. **Public Hearings on Applications if they are complete and/or have been continued:**
 - a. **Major Site Development Plan** by Samonas Realty Trust for property owned and located at 1215 Ocean Blvd, Tax Map 17.3, Lot 6 to raze all of the existing structures, eliminate the parking and access encroachments, remove the existing septic systems, and other building infrastructure and replace them with 4 duplex style town homes with new septic, permeable driveways and tidal buffers. Property is in the General Residence, Business District and Coastal Overlay Districts and SFHA-Zone AO. Case #01a-2019.
 - b. **Special Use Permit** by Samonas Realty Trust for property owned and located at 1215 Ocean Blvd, Tax Map 17.3, Lot 6 to allow land housing tourist accommodations to become obsolete and to be redeveloped in residential use densities per Section 304.6 of the Rye Land Development Regulations. Property is in the General Residence, Business District and Coastal Overlay Districts and SFHA-Zone AO. Case #01b-2019.
 - c. **Major Subdivision and Condominium Development Plan** by Harbor Street Limited Partnership for property located at 1244 Washington Road, Tax Map 10, Lot 82 for a 20-unit residential town houses which will comprise of 5 4-unit buildings. Property is in the Single Residence District, Multi-Family Dwelling District, Aquifer and Wellhead Protection District and Rye Landfill Groundwater Management (RL-GMZ) District. Case #06a-2019.
 - d. **Special Use Permits** for the Multi-Family dwellings, per Section 307.3 and Section 402 and for the Aquifer Wellhead Protection District by Harbor Street Limited Partnership for property located at 1244 Washington Road, Tax Map 10, Lot 82 for a 20-unit residential town houses which will comprise of 5 4-unit buildings. Property is in the Single Residence District, Multi-Family Dwelling District, Aquifer and Wellhead Protection District and Rye Landfill Groundwater Management (RL-GMZ) District. Case #06b-2019.
 - e. **Lot Line Adjustment Plan** by Splitrock Cove Limited Partnership & James P. Nadeau, Jr. of 507 State Street, Portsmouth NH and by The McKenna Revocable Trust of 2004 for properties owned and located at 135 Wentworth Road, tax Map 24, Lot 30 and 139 Wentworth Road, tax Map 24, Lot 32 for an adjustment between the properties by reducing parcel 30 from 2.526 acres to 2.403 acres and increasing parcel 32 from 0.438 acres to 0.560 acres. Properties in the Single Residence District. Case 07-2019.
6. **Pay Escrows**
See Escrows in packet

Respectfully Submitted,
Patricia Losik, Chairman