



TOWN OF DURHAM
15 NEWMARKET RD
DURHAM, NH 03824-2898
603/868-8064 603/868-8065
FAX 603/868-8033
www.ci.durham.nh.us

DURHAM PLANNING BOARD
WEDNESDAY, DECEMBER 14, 2011
TOWN COUNCIL CHAMBERS, DURHAM TOWN HALL
7:00 P.M.
AGENDA

- I. **Call to Order**
- II. **Approval of Agenda**
- III. **Planner's Report**
- IV. **Minutes** – October 5, 2011
October 12, 2011
- V. **Public Hearing on a Proposed Amendment to the Durham Zoning Map to Remove Two Parcels (Map 2, Lots 6-0 and 7-1) from the Professional Office (PO) District and Incorporate them into the Residence A (RA) District as shown on the Commercial Core Map of the 2000 Master Plan.**
- VI. **Continued Public Hearing on an Application for Site Plan Review** submitted by MJS Engineering, PC, Newmarket, New Hampshire on behalf of Great Bay Kennel, Durham, New Hampshire to replace the existing canine daycare building with a new building that includes an indoor and outdoor play area, office and a one-bedroom apartment on the second floor. The property involved is shown on Tax Map 6, Lot 11-7, is located at 27 & 35 Newmarket Road, and is in the Residential C Zoning District. **(The applicant has requested that this application be postponed until January 11, 2012.)**
- VII. **Acceptance Consideration of an Application for Boundary Line Adjustment** submitted by Geoff Sawyer, Durham New Hampshire and Great Bay Animal Hospital LLC, Durham, New Hampshire to change the boundary line between two lots. The properties involved are shown on Tax Map 6, Lots 7-0 and 8-0, are located at 27/35 and 31 Newmarket Road respectively and are in the Residence C Zoning District. **(The applicant has requested that this application be postponed until January 11, 2012.)**
- VIII. **Public Hearing on a Citizen-initiated Petition to Amend Article XII, Section 175-53, Table of Uses, in the Durham Zoning Ordinance to change Eldercare Facility from a Conditional Use to a Non-Permitted Use in the Residence A Zone.**
- IX. **Public Hearing on an Amendment to the Conditions of Approval for an Approved Subdivision** submitted by the Brown Living Trust, Durham, New Hampshire to amend the Conditions of Approval and subsequent note on the final Subdivision Plan due to the Zoning Board of Adjustment (ZBA) decision of November 8, 2011. This ZBA decision allows the removal of the restriction on the newly created lot that any residence be an owner-occupied household and allows, instead, for a family household as defined by the Durham Zoning Ordinance. The property involved is shown on Tax Map 2, Lot 1-9, is located on Meadow Road, and is in the Residence A Zoning District.
- X. **Discussion on Possible Zoning Ordinance Amendments associated with the Commercial Core Strategic Plan.**

XI. **Other Business**

- A. Old Business:
- B. New Business:
- C. Next meeting of the Board: **January 11, 2012**

XII. **Minutes** – October 26, 2011
November 2, 2011
November 9, 2011

XIII. **Adjournment**

Please note that the Planning Board will start no new business after 10:00 p.m.

**THE TOWN OF DURHAM REQUESTS 48 HOURS NOTICE IF
SPECIAL COMMUNICATION AIDS ARE NEEDED.**