



TOWN OF DURHAM

8 Newmarket Rd

Durham, NH 03824-2898

603/868-8064

Michael Behrendt, Durham Town Planner

mbehrendt@ci.durham.nh.us

RECAP

DURHAM PLANNING BOARD

Wednesday, November 14, 2018

AGENDA

Planning Board members

Paul Rasmussen, *Chair*
Barbara Dill, *Vice Chair*
James Bubar, *Secretary*
William McGowan
Lorne Parnell
Carden Welsh, Town Council Rep.
Michael Lambert, Alternate
Nathaniel Morneault, Alternate
Sally Tobias, Council Alternate

Michael Behrendt, Town Planner
Victoria Parmele, Minute Taker

I. Call to Order

- VIII. **Public Hearing - Mill Plaza Redevelopment.** 7 Mill Road. 1) Site plan review and 2) Conditional Use for mixed use and activity within the wetland and shoreland overlay districts. Colonial Durham Assoc., LP, property owner. Sean McCauley, agent. Map 5, Lot 1-1.

In light of ongoing negotiations between Colonial Durham Associates and Hannaford, its tenant, and Hannaford's concerns about the current proposed site plan, the applicant's Attorney Ari Pollack and the Planning Board agreed to table the application until Colonial Durham Associates and Hannaford are able to develop a plan that is mutually acceptable. If and once they develop a plan, the project will come back to the Planning Board to continue the review. At that time, notices of the renewed public hearing, including notices to abutters, will be resent.

- IX. **18 Main Street Parking Lot.** 18 Main Street and 12 Cowell Drive. Site plan for proposed 40-space parking lot to be built behind existing 4-unit building.

The Zoning Board of Adjustment denied the request for a variance the night before. Thus, the applicant will not be able to use the adjacent lot that he owns at 12 Cowell Drive for access into the site, and all access would need to be at Main Street. Mike Sievert presented an alternate design to retain the existing driveway at Main Street (for exist only) and add another one for entrance only. The applicant will return to continue the review, probably at the December 12 meeting.

- X. **Hotel – Hetzel and Alexander.** Main Street and Mill Road on UNH Campus. Conceptual site plan on 1.35 acres.

The applicant and his architect, Michael Winstanley, presented conceptual designs. The applicant will likely return with a preliminary design review application for the December 12 meeting.

- XI. **66 Main Street Mixed-Use Project.** 66 Main Street. Conceptual site plan on 1.18 acres. Mixed-use project with two separate buildings and central promenade linking Main Street to Pettee Brook Lane. Restaurant, retail stores, office space, residential, and garage parking. Elliott Sidewalk Communities LLC, Sparks, Maryland, c/o Tim Elliott, applicant. University of New Hampshire, c/o David May, property owner. Map 2, Lot 14-2UNH. May also include Town parking lot behind on Pettee Brook Lane. Central Business District. Recommended action: Discussion

The applicant and his architect, Michael Winstanley, presented conceptual designs. The applicant will likely return with a preliminary design review application for the December 12 meeting.

XII. Other Business

XIII. Review of Minutes (new): None

XIV. Adjournment