



Town of Seabrook Planning Board

Agenda

March 17, 2015 6:30 PM

**Seabrook Town Hall 99 Lafayette Road
603 474 5605**

[The Town of Seabrook Website is transitioning to its new address – seabrooknh.info – where ultimately the Planning Board page and documents will be accessible.]

MINUTES OF MARCH 3, 2015

CORRESPONDENCE/ANNOUNCEMENTS

**Town of Seabrook Website
Status of Transition to New Website**

RPC DRAFT REGIONAL MASTER PLAN

Executive Summary for review in advance of the RPC Public Hearing on April 8, 2015. Comments from Planning Board and Select Board Members are encouraged at any point prior to or at that hearing.

PUBLIC HEARINGS NEW CASE

2015-05 Susan & Jimmy Demars, Courtney Queenan, and Donal Welch for a lot line adjustment at 16 & 16A Collins Street, Tax Map 15, Lot 2-1.

ONGOING CASES

2015-02- Proposal by Boddy New Hampshire Realty Trust for a 3-lot subdivision at 11 Groveland Street, Tax Map 22, Lot 1-278, continued from February 17, 2015; TRC recommendations;

ONGOING CASES - UPDATES

**Case #2012-18 Latium, Tropic Star Gas Station
Letter from Hinckley Allen**

**Case #13-06 Provident Bank – Tropic Star
Letter re Project Status**

Case #2013-15 – Proposal by Arleigh Greene, GRA Real Estate Holdings, LLC and Waterstone Retail Development, Inc. to demolish existing buildings on Tax Map 8, Lots 54-2, 54-4, 54-5, 54-7, 54-8 and 90, and to construct a 168,642 square foot shopping complex with associated parking and access drives, continued from July 2, 2013, July 16, 2013, September 3, 2013; September 17, 2013, October 1, 2013, November 5, 2013; November 19, 2013, December 3, 2013, December 17, 2013; January 7, 2014; March 4, 2014; April 1, 2014; April 15, 2014, May 20, 2014, August 5, 2014, August 19,



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2014; September 2, 2014; September 16, 2014; October 7, 2014, October 21, 2014;
November 18, 2014; December 16, 2014; January 20, 2015; February 3, 2015;
topics: Status Report; Request to change restaurant building and use locations (IHop);
letters from DDR, Provident Bank; NHDOT permit; Route 1 work schedule; Status of
negotiations with NextEra Energy; revision of 100 % off-site Improvements plan;

Case #14-17 ISTAR Sea City Phase 2 Letter re Project Update

**Case #2014-30 Proposal by David Benoit and Raven Realty Trust to construct a 3,557
square foot auction house at 892 Lafayette Road, Tax Map 7, Lot 92-1, continued from
February 17, 2015; confirmation of approved security amount;**

**PROPOSED REVISIONS TO SITEPLAN AND SUBDIVISION REGULATIONS - continued
from March 3, 2015; revised language;**

Proposed Spill Protection Control and Countermeasures

Proposed Stormwater Management Standards

OTHER BUSINESS

Formation of Route 1 Subcommittee

Impact Fee Procedure

**Donald Hawkins, Chair
Seabrook Planning Board**

**[Contract the Planning Board Office for the full text of proposed Warrant Articles and Land Use regulations][Copies of
Site plans and proposals in their entirety are available for public inspection at the Town Hall. Contact the Planning Board
Secretary.]**