



Town of Merrimack, New Hampshire

Community Development Department

603 424-3531

6 Baboosic Lake Road

Fax 603 424-1408

Town Hall - Lower level - East Wing

www.merrimacknh.gov

Planning - Zoning - Economic Development - Conservation

MERRIMACK PLANNING BOARD AGENDA FOR TUESDAY, JULY 19, 2016 MATTHEW THORNTON ROOM 7:00 P.M.

1. Call to Order.
2. [Planning & Zoning Administrator's Report](#).
3. Chad E. Branon, P.E. of Fieldstone Land Consultants for Red Oak Property Management, Inc. (applicant) and Turkey Hill Road 136 Trust (owner) – [Continued review for acceptance and consideration of Final Approval for a subdivision of one lot into two lots](#). The parcel is located at 136 Turkey Hill Road in the R (Residential) and Aquifer Conservation Districts. [Tax Map 4C, Lot 386](#). **This agenda item is continued from the June 7, 2016 meeting.**
4. Joseph Mitchell, Esquire (applicant) and Nikolaos Doulamis (owner) – Review for acceptance and consideration of a waiver of full site plan to convert a single family residence to a multi-family residence. The parcel is located at 565 D.W. Highway in the C-1 (Limited Commercial), Aquifer Conservation District, Elderly Housing Overlay Districts, and Wellhead Protection Area. [Tax Map 6D-1, Lot 123](#). – **The Applicant has requested a continuance to August 2, 2016.**
5. Cellco Partnership dba Verizon Wireless c/o McLane Middleton, P.A. (applicant) and Merrimack Village District (owner) – [Review for acceptance and consideration of Final Approval for a site plan to construct a Telecommunications tower](#). The parcel is located off of Turkey Hill Road in the R (Residential) District. [Tax Map 5C, Lot 004](#).
6. Eric C. Mitchell & Associates Inc. (applicant) and Charles Morgan (owner) – [Review for acceptance and consideration of Final Approval for a modification to a previously approved site plan to revise a sidewalk location and easement](#). The parcel is located at 526 D.W. Highway in the C-2 (Commercial) and Aquifer Conservation Districts, Wellhead Protection Area, 100-year and 500-year Flood Hazard Areas. [Tax Map 5D-2, Lot 001](#).
7. Meridian Land Services, Inc., North View Homes & Development, Inc., & Bernstein, Shur, Sawyer & Nelson, P.A. (applicants) and Greenfield Management, LLC. (owners) – [Review for acceptance and consideration of Final Approval for a 66-lot cluster subdivision on four lots](#) (originally part of the Greenfield Farms subdivision) located on Wire Road and Whispering Pines Lane in the R-1 (Residential) and Aquifer Conservation Districts and the 100-year Flood Hazard Area. [Tax Map 7C, Lots 28, 30, 40 & 40-1](#).
8. [Public Hearing – Zoning Ordinance Amendments](#) – The Planning Board will conduct [a public hearing to consider recommended amendments to Section 2.02.1 and Section 17 of the Merrimack Zoning Ordinance](#), pursuant to RSA 675:6 and 675:7.
9. [Zoning Ordinance Amendments Workshop](#) – “Redevelopment Overlay” for underutilized parcels.

- 10. Discussion/possible action regarding other items of concern.**
- 11. Approval of Minutes – June 7 & June 21, 2016**
- 12. Adjourn.**

Copies of application materials are available at the Community Development Department office in the Merrimack Town Hall for review by the general public between the hours of 8:30 A.M. and 4:30 P.M., Monday through Friday. The Matthew Thornton Room (Former Courtroom) at Town Hall is accessible to the disabled. Persons requiring special arrangements are encouraged to call 424-3531 at least 48 hours in advance. It is the policy of the Board not to take up any new business after 10:30 P.M. and to adjourn by 11:00 P.M.

(Posted to website: 7/18/2016)