



**Lebanon Planning Board
Regular Meeting Agenda
Remote Via Microsoft Teams**
[LebanonNH.gov/Live](https://lebanonnh.gov/live)
**Monday, September 14, 2020
6:30pm**

1. CALL TO ORDER:

A. Review of meeting procedures and NH RSA 91-A "Right-to-Know" requirements.

2. NOTICE OF REGIONAL IMPACT:

3. NEW APPLICATIONS - COMPLETENESS REVIEW AND PUBLIC HEARINGS:

A. DANA E. SEGUIN, 17 SUMMER STREET (TAX MAP 77, LOT 151), ZONED R-3:

Request for minor subdivision review per Section 6.3 of the Subdivision Regulations to convert an existing 3-unit rental building into 3 condominium units. **PB2020-23-MIN**

Documents:

[2020-09-14_PlnBrd_Item 3a_17 Summer St.pdf](#)

B. CHIPLIN ENTERPRISES, INC., 14 MAIN STREET (TAX MAP 72, LOT 88), ZONED CBD:

Request for Site Plan Review to convert a former 8,000 SF retail store into a Social Service Center. **PB2020-24-SPR**

PLEASE NOTE THIS APPLICATION HAS BEEN WITHDRAWN BY THE APPLICANT

C. CITY OF LEBANON AND RUTH GUERNSEY TRUST, 22 GREEN STREET WEST AND ROW OF SPRING STREET WEST (TAX MAP 59, LOT 49 AND TAX MAP 59, LOT 64), ZONED R-3:

Request for the Board to revoke a previously-approved Boundary Line Adjustment (PB2019-20-BLA) and to approve the layout of a new segment of public highway for turnaround purposes. **PB2020-25-DED**

Documents:

[2020-09-14_PlnBrd_Item 3c_22 Green St W.pdf](#)

D. NOTE:

At the meeting, the Planning Board will first consider the completeness of the applications listed under agenda item 5. If the applications are found to be complete enough to accept jurisdiction, the Board may then open the public hearing.

4. **NEW APPLICATIONS - COMPLETENESS REVIEW ONLY:**

None

5. **OTHER BUSINESS:**

A. **PLANNING BOARD CAPITAL IMPROVEMENT PROGRAM (CIP) - FULL BOARD REVIEW**

Documents:

[2020-09-14_PlnBrd_Item 5a_CIP Review.pdf](#)

6. **CONCEPTUAL REVIEW:**

A. **WILLIAM G. NISEN, 75 EASTMAN HILL RD. (TAX MAP 125, LOT 21), ZONED RL-2:**

Conceptual review per Section 7.3 of the Subdivision Regulations for a proposed three (3) lot minor subdivision. **PB2020-26-CON**

Documents:

[2020-09-14_PlnBrd_Item 6a_75 Eastman Hill Rd.pdf](#)

7. **APPROVAL OF MINUTES:**

A. **AUGUST 13, 2020 CIP MEETING**

Documents:

[2020-09-14_PlnBrd_Item 7a_2020-08-13 Mins.pdf](#)

B. **AUGUST 20, 2020 CIP MEETING**

Documents:

[2020-09-14_PlnBrd_Item 7b_2020-08-20 Mins.pdf](#)

C. **AUGUST 24, 2020**

Documents:

[2020-09-14_PlnBrd_Item 7c_2020-08-24 Mins.pdf](#)

8. **ADJOURNMENT:**

Public Participation Notice: Due to the current situation with the COVID-19 Pandemic, the City of Lebanon is offering its meetings via Microsoft Teams. Members of the public are encouraged to attend by going to [LebanonNH.gov/Live](https://www.LebanonNH.gov/Live) where you will find instructions on how to enter the meeting. Members of the public will be able to participate and ask questions through the Microsoft Teams software or by phone. For full details, please visit [LebanonNH.gov/Live](https://www.LebanonNH.gov/Live), or call the Planning & Development Department at 603-448-1457.

Note: City Hall is temporarily closed to the public in order to help prevent of the spread of Novel Coronavirus COVID-19. City operations will continue during this time, but in-person transactions will be limited to those of a critical nature. If you have any questions or would like to view the files

for the application identified above, please contact the Planning & Development Department by sending an e-mail to planning@lebanonnh.gov, or by calling 603-448-1457. The application materials will also be posted to the City's website on or around September 9, 2020 at <https://lebanonnh.gov/agendacenter>.

Please note times indicated for agenda items are estimates and are for guidance purposes only.

The Order of Agenda Items is Subject to Change.