



**LEBANON PLANNING BOARD
FEBRUARY 28, 2022 - 6:30 PM
COUNCIL CHAMBERS, CITY HALL OR
REMOTE VIA VIRTUAL PLATFORM
LEBANONNH.GOV/LIVE**

1. Call to Order

2. Public Hearing Items

- A. **Unifirst Corporation, 125 Etna Road (Tax Map 26, Lot 6), zoned IND-L:** Site Plan approval for the existing industrial laundry facility was granted on March 3, 1987. Applicant requests removal of the Planning Board's condition of approval requiring bi-annual groundwater monitoring. PB2022-08-SPA -postponed from February 14, 2022
- B. **Edwards Properties, LLC, 9 Pershing Street (Tax Map 78, Lot 48), zoned IND-L:** Request for a Conditional Use Permit to convert a previously approved contractor's yard to a car wash. PB2022-02-CUP - postponed from February 14, 2022
- C. **Edwards Properties, LLC, 9 Pershing Street (Tax Map 78, Lot 48), zoned IND-L:** Request for Site Plan Review to construct a parking lot for a proposed car wash use. PB2022-10-SPR - postponed from February 14, 2022

3. Committee Reports

- A. Planning Board Subcommittees
 - Planning Board Capital Improvement Program (B. Garland/L. Stavis/M. Hall/K. Chewing)
 - Planning Board Development Regulations Update (M. Hall/K. Romano/J. Rutter/ VACANT)
- B. City Council Subcommittees
 - Class VI Roads Advisory Committee (VACANT)
 - Lebanon Energy Advisory Committee (VACANT)
- C. **Other Subcommittees:**
 - City Council Representative (D. Whittlesey/K. Zook)
 - Heritage Commission (J. Rutter)
 - Pedestrian & Bicyclist Advisory Committee (G. Amaro)
 - Upper Valley Lake Sunapee Regional Planning Commission (B. Garland)
 - UV SubCommittee of the Connecticut River Joint Commissions (B. Garland)
 - Upper Valley Transportation Management Association (VACANT)

- Mascoma River Local Advisory Committee (K. Romano)
- Steering Committee for the Implementation of the Master Plan (B. Garland/K. Chewning /VACANT/VACANT)
- West Lebanon Revitalization Advisory Committee (L. Stavis)
- Planning & Development Department – Task Status (D. Brooks/ M. Goodwin/T. Corwin/R. Owens)

4. Other Business

- A. 2023-2038 CIP - review 2022 CIP and capital budget
- B. Memo to Planning Board Re: Satisfaction of Condition #3 of PB2012-30-SPA
- C. Discussion re: NHMA Legislative Policy Proposals
- D. Recap Master Plan Update Process

5. Approval of Minutes

- A. None

6. Adjournment

The order of agenda items is subject to change.

Meetings are open for in-person and remote attendance. Members of the public that wish to attend remotely may do so by going to [LebanonNH.gov/Live](https://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 City's virtual platform or by phone. Please note: Should technical difficulties occur during the meeting that disrupts virtual or phone connection(s), the meeting will continue without remote access capabilities.