



**LEBANON MINOR SITE PLAN COMMITTEE
NOVEMBER 3, 2022 - 1:30 PM
MEETING ROOM 1, CITY HALL OR
REMOTE VIA VIRTUAL PLATFORM
LEBANONNH.GOV/LIVE**

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- 1. Call to Order**
 - 2. Public Hearing Items**
 - A. Colonial Plaza Realty Trust, 5 Airport Road (Tax Map 114, Lot 8), zoned GC:** Applicant proposes a drive thru for a new restaurant tenant in an existing building, building #2, together with associated site improvements. PB2022-49-MSP - Continued from October 27, 2022
 - 3. Other Business**
 - 4. Approval of Minutes**
 - A. October 27, 2022**
 - 5. 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 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.

**Agenda
Minor Site Plan Review Committee
November 3, 2022**

**Agenda Item #4A
Approval of Minutes**

October 27, 2022

DRAFT

**LEBANON MINOR SITE PLAN COMMITTEE
THURSDAY, OCTOBER 27, 2022, 1:30PM
COUNCIL CHAMBERS, CITY HALL OR
REMOTE VIA VIRTUAL PLATFORM
LEBANONNH.GOV/LIVE**

MEMBERS PRESENT: Tim Corwin (Senior Planner), Rebecca Owens (Associate Planner),
Captain Tim Cohen (Police Department), Duane Egner (Fire Inspector)

MEMBERS ABSENT: Brian Vincent (City Engineer)

1. Call to Order

Mr. Corwin called the meeting to order at 1:30 PM.

2. Notice of Regional Impact

Mr. Corwin stated that the application of Colonial Plaza Realty Trust, 5 Airport Road (Tax Map 114, Lot 8), zoned GC does not have any potential for regional impact.

A MOTION by Tim Cohen that the application of Colonial Plaza Realty Trust, 5 Airport Road (Tax Map 114, Lot 8), zoned GC does not have any potential for regional impact.

The motion was seconded by Rebecca Owens.

**The MOTION was approved (4-0).*

3. Public Hearing Items

- A. Colonial Plaza Realty Trust, 5 Airport Road (Tax Map 114, Lot 8), zoned GC:** Applicant proposes a drive thru for a new restaurant tenant in an existing building, building #2, together with associated site improvements. PB2022-49-MSP

Mr. Corwin stated that Planning Staff has determined that the application is not complete enough, and the hearing will be postponed to Thursday, November 3, 2022, at 1:30 PM.

A MOTION by Tim Cohen that the hearing of Colonial Plaza Realty Trust, 5 Airport Road (Tax Map 114, Lot 8), zoned GC is postponed to Thursday, November 3, 2022, at 1:30 PM.

The motion was seconded by Duane Egner.

**The MOTION was approved (4-0).*

- B. Woodrow Fitness, LLC, 33 Morgan Drive (Tax Map 10, Lot 11, Plot 700), zoned IND-L:** Applicant proposes to convert existing pool area into four (4) classrooms, lap pools and a smaller pool, together with associated site improvements. PB2022-50-MSP

Mr. Corwin stated that the site improvements can be reviewed administratively, so the application has been withdrawn and removed from the agenda, and no hearing would be held.

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2 **4. Other Business**

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4 **5. Approval of Minutes**

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6 A. September 8, 2022

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8 *A MOTION by Rebecca Owens to approve the minutes of April 14, 2022, as presented.*

9 *The motion was seconded by Tim Cohen.*

10 **The MOTION was approved (3-0-1). Duane Egner abstained*

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12 **3. Adjournment**

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14 *A MOTION by Duane Egner to adjourn the meeting.*

15 *The motion was seconded by Tim Cohen.*

16 **The MOTION was approved (4-0).*

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18 The meeting was adjourned at 1:36 PM.

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20 Respectfully submitted,

21
22 Holly Howes

23 Recording Secretary