



**LEBANON PLANNING BOARD
JANUARY 8, 2024 - 6:30 PM
COUNCIL CHAMBERS, CITY HALL OR
REMOTE VIA VIRTUAL PLATFORM
LEBANONNH.GOV/LIVE**

1. Call to Order

- A. To participate in this meeting, please [join live via Microsoft Teams](#) or call 929-229-5356 (access code: 122 330 189#). If you have trouble accessing this meeting, please [email tim.corwin@lebanonnh.gov](mailto:tim.corwin@lebanonnh.gov).

2. Election of Officers

- A. Chair and Vice Chair

3. Notice of Regional Impact

4. Public Hearing Items

- A. **City of Lebanon (applicant), Mary Hitchcock Memorial Hospital (property owner), 1 Medical Center Drive (Tax Map 10, Lot 8), zoned MC:** Request for Site Plan Review to install a water system interconnection and a water booster pump station. **PB2024-01-GOV** (NOTE: This application will be reviewed as a Governmental Land Use pursuant to RSA 674:54)
- B. **Edwards Properties, LLC, 99 Heater Road (Tax Map 78, Lot 41), zoned IND-L:** Request for a Conditional Use Permit pursuant to Section 303.2 of the Zoning Ordinance for a proposed office use. **PB2024-02-CUP**
- C. **Pike Industries, Inc, 335 Plainfield Road (Tax Map 157, Lot 5), zoned IND-H:** Request for a Site Plan amendment and a Conditional Use Permit pursuant to Section 304.2 of the Zoning Ordinance to expand the existing asphalt plant with the installation of additional storage tanks and associated site work. **PB2024-03-CUPSPR**
- D. **Lebanon Opera House (applicant), City of Lebanon (property owner), 51 North Park Street (Tax Map 91, Lot 246), zoned LD:** Request for Site Plan Review for proposed exterior building lighting. **PB2024-04-SPR**

5. Other Business

6. Approval of Minutes

- A. December 11, 2023

7. 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

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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.