



**LEBANON PLANNING BOARD
APRIL 15, 2024 - 7:00 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: 436 695 986#). If you have trouble accessing this meeting, please [email tim.corwin@lebanonnh.gov](mailto:tim.corwin@lebanonnh.gov).

2. Notice of Regional Impact

3. Public Hearing Items

- A. **Liberty Utilities** - Request for scheduled vegetation management for the safety and reliability of the electric distribution system on Poverty Lane, a designated scenic road. **PB2024-11-SCR**
- B. **Edwards Properties, LLC, 135 Heater Road (Tax Map 78, Lot 41), zoned IND-L:** Request for a Conditional Use Permit pursuant to Article III, Section 303.2 and 302.4 of the Zoning Ordinance for a proposed office use. **PB2024-02-CUP – Continued from March 18, 2024**
- C. **Edwards Properties, LLC, 135 Heater Road (Tax Map 78, Lot 41), zoned IND-L:** In conjunction with a pending Conditional Use Permit application (PB2024-02-CUP), applicant requests Site Plan Review for a conversion of the existing two-family dwelling to a mixed-use building for a proposed office use and a dwelling unit, together with associated site improvements including additional parking spaces and a handicap ramp. **PB2024-14-SPR**
- D. **Seale Properties, LLC, 50 Maple Street (Tax Map 73, Lot 65), zoned R-3:** Request for approval of a proposed two (2)-lot Minor Subdivision. **PB2024-13-MIN**

4. Other Business

5. Approval of Minutes

- A. March 18, 2024
- B. March 26, 2024

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.