



**LEBANON PLANNING BOARD  
SEPTEMBER 8, 2025 - 6:30 PM  
COUNCIL CHAMBERS, CITY HALL OR  
REMOTE VIA VIRTUAL PLATFORM  
LEBANONNH.GOV/LIVE**

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**1. Call to Order**

- A. To participate in this meeting, please [join live via Microsoft Teams](#) or call 929-229-5356 (access code: 265 996 506#). If you have trouble accessing this meeting, please email [Tim Corwin](#).

**2. Notice of Regional Impact**

**3. Public Hearing Items**

- A. **Brady Sullivan Prospect Hills, LLC, 0 Prospect Street (Tax Map 108, Lot 2), zoned R-3:** Applicant requests approval of a hauling plan for the Prospect Hills Phase 2 development. Submission of the hauling plan is made pursuant to conditions of approval set forth in the Planning Board's June 9, 2025, Notice of Action for PB2025-23-FMAJA. **PB2025-40-SPA - Continued from August 11, 2025**
- B. **SPNH Mount Support, LLC, Mount Support Road (Tax Map 24, Lot 1, Plot 100), zoned R-1 & RL-3:** Applicant requests conceptual review per Section 4.3.B of the Site Plan Review Regulations of a proposed 260-unit residential development consisting of three (3) 4-story multi-family dwellings. **PB2025-42-CON - To be continued to the September 22nd meeting.**
- C. **192 Mascoma Street, LLC, 192 Mascoma Street (Tax Map 90, Lot 19), zoned R-3:** Applicant requests approval of a proposed three (3)-lot Minor Subdivision. **PB2025-44-MIN**
- D. **Lebanon Poker Room & Casino, LLC, 369 Miracle Mile (Tax Map 103, Lot 11), zoned GC:** Applicant requests a Conditional Use Permit pursuant to Section 607.3.B.2 of the Zoning Ordinance to allow parking spaces in excess of 120% of the minimum required for the existing indoor amusements use (Revo Casino) and an amendment to the site plan, originally approved on July 10, 2023 (PB2023-04-SPR), to expand the parking lot to add 44 additional spaces. **PB2025-43-SPACUP**

**4. Study Items**

- A. Review and Adoption of 2026-2031 Capital Improvement Plan (CIP)
- B. Review of Proposed 2026 Zoning Amendments

**5. Other Business**

**6. Approval of Minutes**

- A. August 11, 2025

**7. Adjournment**

**The order of agenda items is subject to change.**

Meetings are open for in-person and remote attendance. Members of the public who wish to attend remotely may do so by going to [LebanonNH.gov/Live](http://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:

**Lebanon Planning Board Agenda**  
**September 8, 2025**

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Should technical difficulties occur during the meeting that disrupt virtual or phone connection(s), the meeting will continue without remote access capabilities.

Any person with a disability who wishes to attend this public meeting and needs additional accommodation, please contact the ADA coordinator at City Hall by calling 603-448-4220 at least 72 hours in advance so that the City can make any necessary arrangements.