

**Town of Londonderry Planning Board**  
**268B Mammoth Road – Moose Hill Conference Room**  
**AGENDA**  
**July 12, 2023**  
**7:00 p.m.**

**I. Call To Order**

**II. Administrative Board Work**

- A. Approval of Minutes
- B. Regional Impact Determinations
- C. Discussions with Town Staff

**III. Old Business**

**A.** Public hearing on an application for formal review of a site plan for a proposed 100,000 SF warehouse building and associated site improvements, 13 Page Road (Map 17 Lot 27, Zoned C-II), Charles Evans (Owner) and Rhino Capital Advisors, LLC (Applicant). ***Continued from June 7, 2023.***

**B.** Public hearing on an application for Conditional Use Permit (CUP) for approximately 2,150 square feet of temporary wetland impact (2,700 square feet temporary disturbance) and 16,025 square feet of temporary wetland buffer impact to construct the proposed sewer main extension from Sanborn Road northerly to Page Road. 14 Page Road, Map 17 Lot 45 and 11 Sanborn Road, Map 15 Lot 164. Evans Family Limited Partnership/CJE Nominee Trust (Owner/Applicant).

**C.** Public hearing on application for formal review of a lot line adjustment and consolidation plan to adjust the lot line of Map 28 Lot 29-2 and consolidate with Map 17 Lot 2 and Map 28 Lot 31-6. 52 Grenier Field Road, Map 28 Lot 29-2 and 104 Grenier Field Road, Map 17, Lot 2, Zoned Industrial II (Ind-II), Londonderry Holdings, LLC and Woodhaven Limited Partnership (owners) and Ken Solinsky (applicant). ***Continued from July 5, 2023.***

**IV. New Plans/Conceptual**

**A.** Conceptual site plan discussion for a proposed 175,000 SF “high cube” warehouse at 60 Pettengill Road (Map 14 Lot 49-2). One Pettengill Road Realty, owner, and Lansing Melbourne Group (LMG), applicant.

**B.** Conceptual site plan discussion for two “high cube” warehouses sized 114,400 SF and 104,500 SF at 60 Pettengill Road (Map 14 Lot 49-2). Pepperidge Holdings, LLC, owner, and Lansing Melbourne Group (LMG), applicant.

**C.** Conceptual site plan discussion for proposed 67-unit multifamily residential project at 50-52 Gilcreast Road (Map 7 Lots 74 and 75). Ann M. Perry Trust, owner, Genex Construction Group, applicant.

**V. Other Business**

**VI. Adjournment**