



AGENDA
TOWN OF NORTH HAMPTON
Planning Board
Tuesday, September 6, 2022 6:30pm
TOWN HALL, 231 ATLANTIC AVENUE

I. Old Business

1. Case #19:03 – Applicant: Norse Properties, LLC – Brent Flemming, 331 Exeter Road, Hampton Falls, NH 03844.

The Applicant requests the release of site work performance guarantee held by the Town of North Hampton associated with 2019 site plan approval. Property Owner: Norse Properties, LLC, 331 Exeter Road, Hampton Falls, NH 03844; Property Location: 58 Lafayette Road; M/L: 007-118-000; Zoning District: I-B/R, Industrial – Business/Residential District and R-1, High Density District.

2. Case #22:10 – Applicant: Glenn A. Martin, P.O. Box 281, North Hampton, NH 03862. The Applicant requests an eight (8) lot subdivision with associated roadway and utility improvements through the implementation of Town of North Hampton Zoning Ordinance Section 603 – Conservation Subdivision Design. The Applicant also requests the following waivers:

- a. Subdivision Regulations Section X.A.3 – Street Design and Construction Standards to allow a cul-de-sac
- b. Subdivision Regulations Section X.B.1 – Roadway Specifications to allow a 22 foot wide roadway
- c. Zoning Ordinance Section 603.11.G and L – Maximum Density to allow eight single family homes

Property Owner: Glenn A. Martin, P.O. Box 281, North Hampton, NH 03862; Property Location: Lot 007-168-000 off of Atlantic Avenue east of the school property; M/L: 007-168-000; Zoning District: R-1, High Density District.

3. Case #22:13 – Applicant: Jennifer Kutt, 149 Post Road, North Hampton, NH 03862. The Applicant requests a Conditional Use Permit for an Accessory Dwelling Unit. Property Owner: Kutt Property Management, LLC, 149 Post Road, North Hampton, NH 03862; Property Location: Lot 018-008-001 adjacent to 149 Post Road property; M/L: 018-008-001; Zoning District: R-1, High Density District.

4. Case #22:17 – Applicant: Rowan Perkins, 108 Exeter Road, North Hampton, NH 03862. The Applicant requests a Conditional Use Permit to allow agricultural and animal husbandry activities. Property Owner: Susanne J. Cronin, 108 Exeter Road, North Hampton, NH 03862; Property Location: 108 Exeter Road; M/L: 009-006-000; Zoning District: R-2, Medium Density District.

II. New Business

1. Case #22:19 – Applicant: Rico Riciputi, 47 Wild Rose Lane, Hampton, NH 03842. The Applicant requests a Minor Review for operation of an indoor golf simulator and social club. Property Owner: Gary Stevens, Trustee, The Stevens Realty Trust, 69 Lafayette Road, North Hampton, NH 03862; Property Location: 69 Lafayette Road, North Hampton, NH 03862; M/L: 007-065-000; Zoning District: I-B/R, Industrial – Business/Residential District.

III. Other Business

1. Planning Board operating budget review.
2. Minutes – August 16, 2022 meeting.

Respectfully submitted,
Timothy J. Harned, Chair