



PLANNING BOARD
Council Chambers A, Keene City Hall
August 26, 2024
6:30 PM

A. CALL TO ORDER - Roll Call

MINUTES FROM PRECEDING MEETING - July 22, 2024

B. FINAL VOTE ON CONDITIONAL APPROVALS

C. CONTINUED PUBLIC HEARINGS:

1. **PB-2024-07 – Site Plan – Dinkbee’s Redevelopment, 510 Washington St** - Applicant Fieldstone Land Consultants PLLC, on behalf of owner OM 510 Washington Street LLC, proposes to demolish the existing Dinkbee’s building on the property at 510 Washington St (TMP #532-003-000), construct a new ~6,256-sf building in its place, and expand the number of vehicle fueling stations. Waivers are requested from Sections 20.2.1.b, 20.6.E, 20.7.2.C, and 20.14.3.D of the LDC related to the submittal of a drainage report, parking lot landscaping, light trespass, and parking. The parcel is 0.74 ac and is located in the Commerce District.

D. ADVICE AND COMMENT

1. **Planning Board Review & Comment on Proposed Development at 270 Beaver St** – In accordance with RSA 674:41, subsection I.(d), prospective owner Ken Susskind seeks Planning Board review and comment regarding his request for City Council authorization for the issuance of building permit where the street giving access to the lot upon which the dwelling is proposed to be placed is a Class VI road.

E. MASTER PLAN UPDATE

1. Project Updates
2. Steering Committee Webpage (to view agenda packets and approved minutes)

**F. LETTER OF SUPPORT FOR INVESTNH HOUSING OPPORTUNITY
PLANNING GRANT APPLICATION**

G. TRAINING: SITE PLAN REVIEW PROCESS

H. STAFF UPDATES

I. NEW BUSINESS

J. UPCOMING DATES OF INTEREST

1.

- Joint Committee of the Planning Board and PLD – September 9th, 6:30 PM
- Planning Board Steering Committee – September 10th, 11:00 AM
- Planning Board Site Visit – September 18th, 8:00 AM – To Be Confirmed
- Planning Board Meeting – September 23rd, 6:30 PM