



KEENE PLANNING BOARD
Council Chambers, Keene City Hall
July 27, 2026
6:30 PM

A. CALL TO ORDER & ROLL CALL

B. MINUTES FROM PRECEDING MEETING

1. June 22, 2026 Meeting Minutes

C. EXTENSION REQUESTS

D. FINAL VOTE ON CONDITIONAL APPROVALS

1. Applications Ready for Final Approval

E. BOUNDARY LINE ADJUSTMENT

1. **PB-26-18 – Boundary Line Adjustment** – Applicant Ashley Fetchero, on behalf of owners Ashley and John Fetchero and Charles Henry, proposes to transfer ~0.09-ac of land from the ~0.58-ac parcel at 35 Kendall Rd to the ~0.45-ac parcel at 39 Kendall Rd (TMP#s 540-013-000 & 540-012-000). Both properties are in the Low-Density District.

F. CONTINUED PUBLIC HEARINGS:

G. PUBLIC HEARINGS

1. **PB-26-16 – Cottage Court Conditional Use Permit** – Applicant Zack Leroy, on behalf of owner Michael Evan, proposes to convert a two-family home into a triplex by adding a dwelling unit to the second story of the attached barn. The ~.21-ac parcel at 128-130 School St (TMP# 555-001-000) is in the Low-Density District.
2. **Change of Governmental Land Use** – In accordance with NH RSA 674:54, the parcels at 0 Gilbo Ave & 0 School St (TMP#s 575-016-000 & 575-017-000) are proposed to be used for temporary construction storage

on behalf of the City of Keene during the Downtown Infrastructure Project.
The parcels are ~2.86-ac in size and are in the Downtown Growth District.

H. OTHER BUSINESS

I. STAFF UPDATES

1. Overview of Administrative and Minor Site Plan approvals issued from January-June 2026.

J. NEW BUSINESS

UPCOMING DATES OF INTEREST

- Planning Board Steering Committee: Tuesday, August 11, 12:00 PM
- Planning Board Site Visit: Wednesday, August 19, 8:00 AM - To Be Confirmed
- Planning Board Meeting: Monday, August 24, 6:30 PM

K. MORE TIME ITEMS

ADJOURNMENT