



LEGAL NOTICE

CITY OF NASHUA

NOTICE OF PUBLIC HEARING

Notice is hereby given that a Public Hearing of the **City of Nashua Planning Board** will occur on **Thursday, December 7, 2023 at 7:00 PM** at the Nashua City Hall located at 229 Main Street, Nashua, NH and via Zoom at the link below. The public may submit their comments in advance of the meeting via email pb@nashuanh.gov or by mail (please make sure to include your name/address and comments) by 4pm on December 6, 2023. Letters should be addressed to City of Nashua, Planning Department, P.O. Box 2019, Nashua, NH 03061. Plans can be viewed online starting December 4, 2023 at nashuanh.gov.

To access Zoom: <https://us02web.zoom.us/j/88279359803?pwd=WGRUa3M3b1N2aW1wKy9oS1psZ0pvZz09>

Meeting number/access code: **882 7935 9803** – Password: **709888**

To join by phone: **1 (929) 436-2866** - Meeting number/access code: **882 7935 9803**

A23-0198 Robert Champagne (Owner). Proposed one-year extension of a previously approved three-lot subdivision. Property is located at 22 Conant Road. Sheet C. Lot 177. Zoned R9-Suburban Residence. Ward 9

A23-0200 Principessa Realty Partners, LLC (Owner). B&A Property Preservation, LLC (Applicant). Proposed 2-lot subdivision. Property is located at 7 Sherman Street. Sheet 9. Lot 59. Zoned RA-Urban Residence. Ward 2.

A23-0201 NAS IND Simon LLC (Owner). Proposed 1-story 72,000 sf industrial flex building with accompanying site improvements. Property is located at 44 Simon Street. Sheet E. Lot 2247. Zoned PI-Park Industrial. Ward 4.

A23-0053 Frank N. & Marie G. Thibodeau and Paul D. & Gail M. Macfawn (Owners). Proposed lot line adjustment. Property is located at 6 & 8 Kanata Drive. Sheet E. Lots 373 & 374. Zoned R9-Suburban Residence. Ward 1.

OTHER BUSINESS

1. Review of tentative agenda to determine proposals of regional impact.
2. Referral from Board of Aldermen Ordinance O-23-059, Amending the Land Use Code Notice Provisions Table and the Historic District Commission Review Procedure.
3. Referral from Board of Aldermen Resolution R-23-177 Authorizing the Sale of a Tax Deeded Property Located at 7 Ponderosa Avenue.

DISCUSSION ITEMS

1. Nomination Committee for NCPB officers for the 2024 calendar
2. Holiday gathering at Martha's Exchange

NONPUBLIC SESSION

The Planning Board will need to make a motion to enter into a Nonpublic Session under RSA 91-A:3, II (e) for consideration or negotiation of pending claims or litigation which has been threatened in writing or filed against the public body.

NEXT MEETING: January 4, 2024