



BROOKLINE, NEW HAMPSHIRE

P.O. Box 360 – 1 Main Street  
Brookline, NH 03033

Planning Board Meeting Agenda  
February 15, 2024 7:00 PM  
Town Hall Meeting Room

**1. Call to Order**

**2. Minutes and review mail**

- a. Mail
- b. 2024.02.01 Minutes

**3. Public Hearings & Applications**

- a. SP#2024-1:H-090 - Belletetes proposes to amend the site plan on 89 Route 13, H-090 (13.52 acres) to add two new buildings, raze buildings, convert the current showroom to a drive through lumber yard, change internal driveways, and add parking.
  - i. Applicant is requesting the case be continued to March 21, 2024
- b. SP#2024-2:H-025 - RGGs Realty and MSY Realty proposes to change the use of the existing retail building on H-025 (0.41 acres) 103 Route 13 to Auto Sales and the existing auto service station to a convenience store, fueling station, and take out restaurant. The lot is in the Commercial/Industrial District and the Aquifer Protection District overlay.
- c. SD#2024-1:F-034 - Federal Hill Properties, LLC has applied to revise the lot numbers and fire protection associated with the Town of Brookline Subdivision approval SD#2023-2:F-034. This revised plan will supersede this approval and will be recorded at the Hillsborough Registry of Deeds (HCRD) superseding HCRD Plan #42001. All other information associated with the previous application remains valid. These lots are in the Residential - Agricultural district and partially within the Aquifer Protection Overlay District.

**4. Planning Board's Sub-Committees**

**5. Other Business**

- a. Master Plan Land Use Chapter
- b. Review upcoming regulations review plan
- c. Staff report

**6. Non-Public Session re RSA 91-A :3 II (c) reputation**

**7. Adjournment**

---

✓Join Zoom Meeting

<https://us02web.zoom.us/j/83523270012?pwd=T3JTczlzTGlyejQ0WGIlkQm1jNVpqZz09>

Meeting ID: 835 2327 0012      Passcode: 623915      Call: 646 558 8656

Further information is on file in the Planning Department's office, and may be viewed Monday through Friday, 8:00 am to 2:00 pm The Planning Board reserves the rights to continue its hearings until a later date should the proceedings go beyond 10:00 pm.