

TOWN OF RYE – PLANNING BOARD
TUESDAY, FEBRUARY 11, 2020
6:00 PM
RYE PUBLIC LIBRARY 581 WASHINGTON ROAD

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MEETING AGENDA

1. Approval of the January 7 and January 14, 2020 Minutes
2. **Public Hearing:**
 - a. Land Development Regulations 2020-01: To adopt in its entirety the revised Land Development Regulation.
 - b. Vote to approve the Planning Board Rules of Procedure and Land Development Regulations, as renumbered, revised and codified as Chapter 201 and Chapter 202, respectively, of the Code of the Town of Rye.
3. **Submittal of Applications for Determination of Completeness. Not a public hearing, if Complete public hearing will immediately follow: – Action Required:**
 - a. Conditional Use Permit by Lambros Tsoumbanikas for property owned and located at 95 Wallis Road, Tax Map 19.4, Lot 1 for an Accessory Dwelling Unit per Section 506 of the Rye Zoning Ordinance. Property is in the General Residence District. Case #01-2020.
4. **Public Hearings on Applications if they are complete and/or have been continued:**
 - a. Major Site Development Plan by Altus Engineering for the Rannie Webster Foundation d/b/a Webster at Rye for property owned and located at 795 Washington Road, Tax Map 11, Lots 52 & 6 for an expansion of the nursing and assisted living facility by 23 beds, and an expansion to the garage and activities room. Property is in the Single Residence District and Aquifer and Wellhead Protection District. Case #15-2019. **Request a continuance to the March meeting.**
 - b. Conditional Use Permit by Lambros Tsoumbanikas for property owned and located at 95 Wallis Road, Tax Map 19.4, Lot 1 for an Accessory Dwelling Unit per Section 506 of the Rye Zoning Ordinance. Property is in the General Residence District. Case #01-2020.
5. **New Business:**
 - Conceptual Consultation by Seacoast Apart-Hotels, LLC for properties owned and located at 741 & 747 Ocean Blvd, Tax Map 23.1, Lot 28 increase the motel add a gift shop and air stream rentals, member only beach club and install historic sign. Property is in the Business District, Coastal Overlay District.
 - An Invitation to Participate in Rye Day – Sunday September 27, 2020.
 - Request by Tuck Realty to talk about the former Hector’s site and questions about the work force housing.
6. **Old Business:**
 - a. Follow up on trees being cut on Signature Drive.
7. **Pay Escrows**

Patricia Losik, Chairman