

GOFFSTOWN PLANNING BOARD WORKSHOP MEETING

AGENDA - THURSDAY – AUGUST 13, 2026

GOFFSTOWN TOWN HALL - 16 MAIN STREET - MILDRED STARK ROOM (106) @ 7:00 P.M.

PLEDGE OF ALLEGIANCE:

CORRESPONDENCE & ACTION ITEMS:

OLD BUSINESS:

Map 29, Lot 62, Conditional Use Permit & Site Plan Review Hearing to add a residential duplex (2 units) to a property that has an existing single-family home located on it making the property a three-unit multi-family. A Conditional Use Permit is required per Section 3.11(A)3 (Table of Principal Uses), and Section 4.4.4 of the Goffstown Zoning Ordinance. The property is owned by 12 South Mast Street LLC, and is located at 12 South Mast Street, Zoned: Residential Small Business Office-1 (RSBO-1). **(This application was continued from the June 11, 2026 Meeting.)**

NEW BUSINESS:

Map 18, Lot 60-2, Conceptual Plan Review Hearing for proposed twelve (12) unit two-story apartment building to be located at Abingdon Way off of Mast Road, on a lot that is a part of a land condominium form of ownership. The property is owned by Leed Development, LLC, Zoned: Commercial.

Map 18, Lot 58B, Site Plan Waiver Request Review Hearing for a proposed dog daycare business that will have long term and overnight boarding as part of a commercial kennel business. The property is located at 553 Mast Road (Goffstown Plaza), owned by 553 Mast Road, LLC, and the applicants are Z.A.K. LLC. The property is Zoned: Commercial.

Map 6, Lot 11, Completeness Review/Site Plan Review Hearing to build a proposed 2,160 sq. ft. commercial office/garage for a proposed plumbing and office business use, known as W.W.W. Sarette Bros. Inc. Plumbing, Heating & HVAC business. The business was formerly part of a home occupation that expanded beyond the home occupation use. The property currently has a single-family home located on it as well. The property is located at 294 Goffstown Back Road, owned by Wayne R. Sarette Living Trust and & Sandra R. Canada-Thistle Revocable Living Trust, Zoned Agricultural.

Map 4, Lots 25-4 & 25-4-1, , Completeness Review/Lot Line Adjustment Review Hearing for a proposed lot line adjustment between the two lots. No new lots will be created. Lot 25-4 is owned by Meghan & Richard Thompson and Charles Farley; and Lot 25-4-1 is owned by BVS D23 LLC. The properties are located off of 46 & 45 Serri Drive, Zoned: Conservation & Open Space.

OTHER BUSINESS:

NOTE: “Any person with a disability who wishes to attend this public meeting and needs to be provided a reasonable accommodation in order to participate, please call the Town Hall (497-8990 Ext 117) at least 72 hours in advance so that arrangements can be made.”