



**PLANNING COMMISSION AGENDA  
TUESDAY, JANUARY 2, 2024 @ 1:30 P.M.  
CITY COUNCIL CHAMBER  
6<sup>TH</sup> FLOOR, CITY HALL  
801 CRAWFORD STREET**

**CALL TO ORDER:**

**ROLL CALL**

**[TRANSCRIPT OF THE DECEMBER 5, 2023 PUBLIC HEARING](#)**

**ANNOUNCEMENT OF FUTURE CONFERENCES AND MEETINGS**

- **NEXT WORK SESSION: Tuesday, February 6, 2024, at 12:30  
(6<sup>TH</sup> FLOOR CITY COUNCIL CONFERENCE ROOM) FOLLOWED BY  
PUBLIC HEARING 1:30 P.M. (CITY COUNCIL CHAMBER)**

**ITEMS REVIEWED TODAY WILL BE PRESENTED TO CITY COUNCIL FOR ACTION AT  
THEIR February 13, 2024 PUBLIC HEARING OR AS OTHERWISE NOTED.**

**PLANNING COMMISSION RULES LIMIT A SPEAKER UP TO FIVE (5) MINUTES**

**ITEMS DEFERRED FROM NOVEMBER 21, 2023 MEETING:**

**UP-23-19 (Westhaven)** - Joseph Pulley, with Arnhold Marketing Services, requests a Use Permit to construct a three (3)-unit townhouse development on an approximately 0.22-acre parcel at 4423 King Street in the Urban Residential (UR) zoning district. The Future Land Use Map of the *Build One Portsmouth Comprehensive Plan* designates this property for low to medium density single-family residential uses. The property is owned by Arnhold Marketing Services and is further described as Tax Map 308, Parcel 75.

**Staff Coordinator: Valerie Malzone**

**UP-23-21 (Hattonsville)** - Leif Berner requests a Use Permit to operate a shipping container/chassis storage yard on an approximately 5.4-acre parcel at 3015 Airline Boulevard in the Light Industrial (IL) zoning district. The Future Land Use Map of the *Build One Portsmouth Comprehensive Plan* designates this property as a mixed-use corridor. The property is owned by Berner Properties 3015 Airline LLC and is further described as Tax Map 574, Parcel 3.

**Staff Coordinator: Valerie Malzone**

**ITEM DEFERRED FROM DECEMBER 5, 2023 MEETING:**

[UP-23-20 \(King's Gate Crossing\)](#) – Don Scott, Esq., on behalf of SAFStor Real Estate Co., LLC, requests a Use Permit for a three-story, approximately 104,175 square-foot self-service storage facility on approximately 2.2 combined acres of land located at 3206, 3208, and 3210 Airline Boulevard, and a portion of 3290 Airline Boulevard in the General Mixed-Use (GMU) zoning district. The Future Land Use Map of the *Build One Portsmouth Comprehensive Plan* designates these properties as part of a Mixed-Use Corridor. The properties are owned by Batton II LLC and are further described as Tax Map 582 Parcel 2, 3, and 4 and a portion of Tax Map 583 Parcel 4. **Staff Coordinator: Julie Chop APPLICANT HAS WITHDRAWN THIS APPLICATION**

**NEW BUSINESS:**

**ADJOURNMENT:**