

**HAMPTON PLANNING BOARD – Agenda**  
**May 4, 2005 – 7:00 p.m.**  
**Town Office Meeting Room**

I. CONTINUED PUBLIC HEARINGS

1. Drakes Appleton Corporation  
Site Plan Review to construct **36-unit Townhouse** condominiums at  
180 Drakeside Road (rear)  
Map 172, Lot 12-1  
Owner of Record: Morgan Ryan Realty Trust  
Waiver Requested: Site Plan Regulations Section VII.D.2 (increase in storm water runoff)  
*Jurisdiction accepted March 3, 2004, extended by applicant*
2. Drakes Appleton Corporation  
Special Permit to work within the Wetlands District, associated with 36-unit Townhouse at  
180 Drakeside Road (rear)  
Map 172, Lot 12-1  
Owner of Record: Morgan Ryan Realty Trust
3. Fatima Realty Trust, Janet Reynolds, Trustee  
Condominium Conversion at  
377 Ocean Boulevard  
Map 26590, Lot 20  
Owner of record: Same as above  
Waiver Requested: Subdivision Regulation V.E. (Detailed Plan)
4. Rademo Realty Trust  
Special Permit for temporary impact of approximately 3,562 sq. ft. within the 50-foot wetland  
buffer for construction of addition to existing building and permanent impact of 38 sq. ft.,  
totaling 3,600 sq. ft. at  
5 Merrill Drive  
Map 142, Lot 2  
Owner of Record: Same as above
5. Rademo Realty Trust  
Thomas Moulton  
Amended Site Plan Review for an industrial addition of two stories at  
5 Merrill Industrial Drive  
Map 142, Lot 2  
Owner of Record: Same as above

6. 89 Ashworth Avenue LLC  
Condominium Conversion at  
89 Ashworth Avenue  
Map 287, Lot 1-A  
Waivers Requested: Subdivision Regulation Section V.E. (Detailed Plan) and VII.C (Storm Drainage)  
Owner of Record: Joseph J and Denise P Mitza
  
7. Patrick Mulcahy  
Condominium Conversion at  
16 Bragg Avenue  
Map 292, Lot 44-1  
Owner of Record: James M Watson  
Waivers Requested: Subdivision Regulation Section V.E. ( Detailed Plan) and VII.C (Storm Drainage)
  
8. Delvin Arnold  
12 Lot subdivision at  
111 Exeter Road  
Map 107, Lot 24  
Owner of Record: Same as above  
Waivers Requested: Subdivision Regulation V.E. 9 (Landscaping Plan) and Section VII.F.2 (Lot corners)
  
9. Charles Tavano  
Special Permit to construct a 32' by 58' single family home at 4 Janvrin Road  
Map 179, Lot 60  
Owner of Record: Heidi Schultz
  
10. Golden Corridor and Hampton Harbor Condominiums, LLC  
Site Plan Review to amend approved project to convert Yacht Club to a residential unit at  
Duston Avenue and Harbor Road  
Map 295, Lot 64  
Owner of Record: Same as above
  
11. David Castricone  
Condominium Conversion at  
17A and 17B "O" Street  
Map 293, Lot 169  
Owner of Record: 17 "O" Street Realty Trust  
Waivers Requested: Subdivision Regulation Section V.E. (Detailed Plan) and VII.C (Storm Drainage)

12. Sweenette Realty, LLC  
Condominium Conversion at  
22 and 22 ½ “T” Street  
Map 290, Lot 76  
Owner of Record: Same as above
13. Richard Tessier  
Condominium Conversion at  
1 Osborne Terrace  
Map 265, Lot 26
14. Ships Inn, LLC  
Site Plan Review for proposed parking lot by combining 2 lots, installing uniform pervious surface for 40 parking spaces at 19 and 21 “B” Street  
Map 282, Lots 208 and 209  
Owner of Record: Ships Inn, LLC and Captain Morgan Inn, Inc.  
Waivers requested: Subdivision Regulation Section V.E. (Detailed Plan) and VII.C (Storm Drainage)
15. 6 Ashworth Avenue, LLC  
Condominium Conversion at  
6 Ashworth Avenue  
Map 282, Lots 27 and 40  
Waivers requested: Subdivision Regulation Section V.E. (Detailed Plan)
16. Maplecroft Development LLC  
Site Plan Review to remove existing house and construct 10 residential townhouse condominiums (2 buildings with 5 units each) at  
180 Drakeside Road  
Map 172, Lot 12  
Owner of Record: Pamela Kopka

II. CONSIDERATION OF MINUTES – April 20, 2005

IV. CORRESPONDENCE

V. OTHER BUSINESS

**\*\*PLEASE NOTE\*\***  
**ITEMS NOT CALLED OR IN PROGRESS BY 10:00 P.M.**  
**MAY BE CONTINUED TO THE NEXT SCHEDULED MEETING**