



**Town of Bedford
PLANNING BOARD
June 3, 2024**

Town Meeting Room at BCTV– 6:30 P.M. - 10 Meetinghouse Road

- I. Call to Order and Roll Call**
- II. Old Business & Continued Hearings:** None
- III. New Business:**
 1. **Andrew & Pamela Provencher (Applicant & Owner)** – Request for approval of a Conditional Use Permit to allow a detached accessory apartment at 33 Olde Lantern Rd, Lot 8-13-28, Zoned R&A.
 2. **Andre LeClair (Applicant & Owner)** – Request for approval of a Conditional Use Permit to allow a detached accessory apartment at 4 Bayberry Ct, Lot 25-96-12, Zoned R&A.
 3. **Bedford Retail Management, LLC (Owners) and Corestates Group c/o Stonefield Engineering & Design (Applicant)** – Request for Site Plan approval for a proposed bank (Chase Bank) with associated parking and drive-thru service, located at 67 & 69 South River Road, Lots 46-48 & 46-49, Zoned PZ.
 4. **Latona Properties, Inc. (Applicant & Owner)** – Request for Site Plan approval for River Road Landing, a proposed 48-unit multifamily building with a minimum of 25% of the units to be set aside as workforce rental housing, along with the associated parking and site improvements, located at 264 South River Road, Lot 24-98-5, Zoned PZ.
- IV. Concept Proposals and Other Business:**
 1. **Group 1 Automotive Inc. (Applicant & Owner)** – Request for conceptual site plan review for two proposed automobile dealerships with associated parking, service and loading facilities, located at 5A East Point Drive and South River Road, Lots 36-98-42, 35-98-40, 35-98-50, 36-98-51, Zoned PZ.
 2. **Munson and Associates, LLC (Applicant) and ER Bedford, LLC (Owner)** – Request for conceptual site plan review for Bowman Gardens, a 5-story, 62-unit, multifamily independent senior living residence (55+), located at 125 South River Road, Lot 12-33, Zoned PZ.
 3. Appointments to the Southern New Hampshire Planning Commission
- V. Approval of Minutes of Previous Meetings:** May 6, 2024 meeting
- VI. Communications to the Board**
- VII. Reports of Committees**
- VIII. Adjournment**

Applicants must be prepared for presentations at 6:30 pm. Any person with a disability who wishes to attend this public meeting and needs to be provided a reasonable accommodation to participate, please call Christine Szostak at 792-1304 at least 72 hours in advance.