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**CITY OF CONCORD**  
*New Hampshire's Main Street™*  
**Community Development Department**  
**Planning Division**

**ARCHITECTURAL DESIGN REVIEW COMMITTEE**

**September 3, 2024, 8:30 a.m.**

**City Council Chambers, 37 Green St, Concord, NH 03301**

**AGENDA**

1. Call to Order
2. Minutes – Approve [August 6, 2024 meeting minutes](#)  
Approve [August 9, 2024 special meeting minutes](#)
3. [Staff Memorandum](#)

**Sign Applications**

4. Advantage Signs, on behalf of Sheep Davis Limited Partnership and Concord Area Trust for Community Housing (CATCH), requests an architectural design review recommendation (PL-ADR-2024-0032), as part of a major site plan (Case 2022-24), for a new 32-square-foot non-illuminated freestanding sign (SP-0303-2024) at 303 Sheep Davis Road in the Gateway Performance (GWP) District as part of a major site plan. (2024-049)  
[2024-049 Architectural Design Review Application](#)  
[2022-24 Approved Site and Landscape Plan](#)
5. Advantage Signs, on behalf of The Bare Collective and B.N. Miller Properties, LLC, requests an architectural design review recommendation (PL-ADR-2024-0034) for a new 4-square-foot non-illuminated building sign (SP-0322-2024) and a new 3.45-square-foot non-illuminated window sign (SP-0323-2024) at [6 Hills Avenue](#) in the Central Business Performance (CBP) District. (2024-051)
6. NEOPCO Signs, on behalf of Cornerstone Realty Holdings, LLC, requests an architectural design review recommendation (PL-ADR-2024-0033) for a new 34.17-square-foot internally illuminated freestanding pylon sign (SP-0319-2024) at [119 Old Turnpike Road](#) in the Industrial (IN) District. (2024-050)
7. NEOPCO Signs, on behalf of Bangor Savings, requests an architectural design review recommendation for a new 6.4-square-foot non-illuminated blade sign (SP-0320-2024) at [82 North Main Street](#) in the Central Business Performance (CBP) District.
8. NEOPCO Signs, on behalf of Go Native and NADACA LLC, requests an architectural design review recommendation for a new 8.4-square-foot non-illuminated blade sign (SP-0324-2024), and a new 13.3-square-foot non-illuminated window sign (SP-0325-2024) at [23 North Main Street](#) in the Central Business Performance (CBP) District.
9. Signarama of Concord, on behalf of Granite Edvance Corporation, requests an architectural design review recommendation (PL-ADR-2024-0039) for a new 36-square-foot externally illuminated

freestanding sign (SP-0290-2024), and a new 29-square-foot externally illuminated freestanding sign (SP-0291-2024) at [3 Barrell Court](#) in the Office Park Performance (OFP) District. (2024-056)

10. Total Image Solutions, on behalf of 125 Loudon LLC, requests an architectural design review recommendation (PL-ADR-2024-0038) for a new 99.1-square-foot internally illuminated pylon panel sign (SP-0326-2024), a new 12.32-square-foot internally illuminated canopy sign (SP-0327-2024), and a new 38.83-square-foot internally illuminated canopy sign (SP-0328-2024) at [125 Loudon Road](#) in the General Commercial (GC) District. (2024-055)
11. Charter Foods North, LLC, on behalf of Sarnia Properties, requests an architectural design review recommendation (PL-ADR-2024-0040) for a new 23.56-square-foot internally illuminated tenant pylon panel sign (SP-0321-2024) and three new internally illuminated building wall signs of 9.76-square-feet (SP-0310-2024), 8.76-square-feet (SP-0312-2024), and 7.32-square-feet (SP-313-2024) at [321 Loudon Road](#) in the Gateway Performance (GWP) District. (2024-057)
12. Abigail Rollins on behalf of Withlight Oracle Apothecary LLC and Moksha Investments LLC, requests an architectural design review recommendation (PL-ADR-2024-0041) for two new 2-square-foot non-illuminated window signs (SP-0315-2024 and SP-0316-2024), and a new 0.785-square-foot non-illuminated door sign (SP-0317-2024) at [21 Warren Street](#) in the Central Business Performance (CBP) District. (2024-063)
13. Ian Vongphayboun, on behalf of Asian Thai Kitchen and Spring Corner Condominium, requests an architectural design review recommendation (PL-ADR-2024-0036) for an existing non-permitted 18-square-foot non-illuminated awning sign (SP- 0305-2024) and an existing non-permitted 6-square-foot non-illuminated wall sign at [62 Pleasant Street](#) in the Civic Performance (CVP) District. (2024-053)

### **Building Permit Applications**

14. Brian Balise of PCA, on behalf of Sierra and DSM MB II LLC, requests an architectural design review recommendation (PL-ADR-2024-0035) for exterior building alterations at [10 Loudon Road](#) in the Gateway Performance (GWP) District. (2024-052)

### **Site Plan and Subdivision Applications**

15. Brixmore Property Group, and Nobis Group, on behalf of Brixmore Capitol SC, LLC, requests an architectural design review recommendation (PL-ADR-2024-0037) for exterior building alterations, including a 2,850-square-foot addition to the existing commercial building at 80 Storrs Street in the Opportunity Corridor Performance (OCP) District. (2024-054). The Planning Board will also be considering minor site plan application (PL-SPM-2024-0019) along with this application for the building addition and associated site improvements. (2024-062)

[2024-054 Architectural Design Review Application](#)

[2024-062 Minor Site Plan Application](#)

[2024-062 Minor Site Plan Supplemental](#)

### **Other Business**

16. Adjourn

*All City of Concord public meetings are accessible for persons with disabilities. Any persons who feel that they may be unable to participate in a City of Concord public meeting due to a disability should, to the extent possible, call (603) 225-8595 at least 48 hours prior to the meeting so that a reasonable accommodation can be arranged.*