



Town of Amherst, New Hampshire  
**Office of Community Development**  
Building · Code Enforcement · Planning · Zoning · Economic Development

**AMHERST PLANNING BOARD AGENDA**

Please be advised that the Amherst Planning Board will meet on **Wednesday, October 4, 2023**, at 7:00 p.m. in the **Barbara Landry Meeting Room at the Town Hall, 2 Main Street, Amherst, NH 03031**

**COMPLETENESS REVIEW OF APPLICATION AND PUBLIC HEARING IF APPLICATION IS ACCEPTED AS COMPLETE:**

1. **CASE #: PZ17700-080823 – Beaver Meadow Investments, LLC (Owners & Applicants); 48 Ponemah Road, PIN #: 004-025-007** – Subdivision Application. To condominiumize the existing eight residential rental units in two existing buildings. *Zoned Residential Rural.*  
*Continued from September 6, 2023*
2. **CASE #: PZ17708-080923 – Riley Investment Properties, LLC c/o Tom Riley (Owner & Applicant); 125 NH Route 101A, PIN #: 002-035-001-C.** Non-Residential Site Plan. To amend the previous site plan approval for Phase C involving the construction of a 12,000 square foot single story retail building and propose a 2,400 square foot single story drive-thru only café. *Zoned Commercial.* *Continued from September 6, 2023*

**CONCEPTUAL CONSULTATION:**

3. **CASE #: PZ17704-080923 – Mohamed Ali Ewiess (Owner) & Meridian Land Services, Inc. (Applicant); 134 Route 101A & 1 Truell Road, PIN #: 012-037-000 & 012-036-001.** Non-Residential Site Plan – Conceptual Consultation. To construct a restaurant with 42-49 seats on Map 12 Lots 36-1 and 37. *Zoned Commercial.*
4. **CASE #: PZ17893-091823 – Nelson Realty Trust (Owner & Applicant); 66 NH Route 101A, PIN #: 002-083-000** – Non-Residential Site Plan – Conceptual Discussion – To depict a proposed 11,250 SF warehouse with the associated site improvements. *Zoned Commercial.*

**OTHER BUSINESS:**

5. Minutes: September 6, 2023
6. Any other business that may come before the Board

**Access to the meeting will also be provided via Zoom**

Please click the link below to join the webinar:

<https://us02web.zoom.us/j/84363174624>

Or Telephone:

Dial +1 312 626 6799 US (Chicago)

Webinar ID: 843 6317 4624

NS/  
9/20/23

DB/  
9-18-23