



Town of Londonderry Planning Board
268B Mammoth Road - Moose Hill Conference
Agenda
March 11 , 2026
7:00 p.m.

I. Call to Order

II. Administrative Board Work

- A. Approval of Minutes
- B. Regional Impact Determinations
- C. Discussions with Town Staff

III. Old Business

- A. Public hearing on an application for formal review of a subdivision to permit an organic waste processing facility in the Gateway Business (GB) district at 162 Litchfield Road (Map 14, Lot 39-2). Zoned Gateway Business (GB), PurposeEnergy-Londonderry, LLC (applicant), Nicholas F Codner Trust 2012 (owner) (continued from January 14, 2026, February 11, 2026)

Documents:

[162 subdivision.pdf](#)
[Subdivision Staff Memo_162 Litchfield Subdivision_03.11.2026_FINAL.pdf](#)

- B. Public hearing on an application for formal review of a site plan and conditional use permits to permit an organic waste processing facility in the Gateway Business (GB) district at 162 Litchfield Road (Map 14, Lot 39-2). Zoned Gateway Business (GB), PurposeEnergy-Londonderry, LLC (applicant), Nicholas F Codner Trust 2012 (owner) (continued from January 14, 2026, February 11, 2026)

Documents:

[162.pdf](#)
[Site Plan Staff Memo_162 Litchfield SP CUP 3.11.2026_final.pdf](#)

- C. Public hearing for an application for formal review of a site plan for forty (40) residential units and a conditional use permit for 1,023 square feet of buffer impacts, including associated site improvements in the Commercial II (C-II)

Zone. 225 Rockingham Road, Tax Map 15, Lot 126, Genex Construction Group, LLC (Owner/Applicant) continued from February 4, 2026) (Applicant requested continuance to April 8, 2026 meeting.)

Documents:

[--24_503-22_Site Plans_STAMPED_12-31-25.pdf](#)

IV. New Plans/Conceptual Plans

- A. Public hearing for an application for a Conditional Use Permit for 19,150 Square feet of buffer impacts and associated site improvements in the Commercial II (C-II) and Industrial I (IND-I) Zoning Districts. 2 Highlander Way, Map 28, Lot 10-0, City of Manchester (Owner), Benton Family Trust (Applicant) and 5 Highlander Way, Map 28, Lots 10-4, Benton Family Realty LLC (Owner/Applicant), Commercial II (C-II) Zoning District.

Documents:

[17562-06 Site Plans R01.3.pdf](#)

- B. Public hearing of an application for a site plan for a two story 41,700 square foot building with 12 indoor pickleball courts along with 21 outdoor pickleball courts and associated site improvements in the Commercial II (C-II), 2 Highlander Way, Map 28, Lot 10-0, City of Manchester (Owner), Benton Family Trust (Applicant) ; 5 Highlander Way, Map 28, Lots 10-4, Benton Family Realty LLC (Owner/Applicant), Commercial II (C-II) Zoning District; 3385 Brown Avenue, Map 28, Lot 9, City of Manchester (Owner), Benton Family Trust (Applicant).

Documents:

[pickleball site plans.pdf](#)
[IV.A 2 and 5 Highlander_EHC_Site Plan Staff Memo 3.11.2026_FINAL.pdf](#)

V. Other Business

- A. Election of Officers
- B. HOP Grant update and discussion about alignment with State RSAs

Documents:

[1-HOP_Land-Use-RSA_Alignment_Review.pdf](#)
[2-HOP_Land-Use-RSA_Alignment_Matrix.pdf](#)
[3-HOP_RSA674_2025-Changes_Language-Links.pdf](#)
[4-HOP_Diversified-Housing_Definition-Purpose.pdf](#)
[5-HOP_Housing-Typologies_to-Audit.pdf](#)
[6-HOP_Housing-Sources_Board-Consideration.pdf](#)
[Londonderry_RSA_Audit_Housing_Direction_March_2026_v3.pdf](#)

VI. Adjournment

Hop Grant Documents

Staff memos

