

**LACONIA CITY COUNCIL AGENDA  
FEBRUARY 27, 2023**

**STAFF REPORT  
AGENDA ITEM 22.C.  
GRANTING AN EASEMENT ON CITY LAND  
(Parcel #458-205-20)**

**Discussion:** The Planning Board approved a 90-unit apartment complex for property on Province Street, which requires a second driveway for safety access and to help spread out traffic volume away from Province Street. The proposed second access driveway would cross currently vacant City owned land. This land is between Spruce Street and Growth Road, and also includes the City's dog park. The easement would allow construction of the second driveway, at the applicant's expense and future maintenance obligations, while still allowing access to the dog park.

The apartment complex is proposed to be affordable housing, which is desperately needed in the City.

At the December 27, 2022 Council meeting, Councilors asked for additional language to be added to either the Planning Board's approvals and/or the easement. The Planning Board imposed additional conditions of approval at their January 10, 2023 meeting (see the attached Notice of Action).

A public hearing on this matter was held at the Council's January 23, 2023 meeting and following discussion, the Council voted to table this item pending additional information.

**Fiscal Impact:** None

**Recommendation:** Staff recommends approval of this request.

**Report Submitted by:** Dean Trefethen, Planning Director

**Proposed Motions:**

*"I move to take this agenda item off the table."*

*"I move to waive a reading of this request for an Easement in its entirety and to read by title only."*

*"I move a second reading of a request for an Easement on City owned land, specifically parcel #458-205-20".*

*"I move to approve the easement and authorize the City Manager to sign any required documents to record the easement at the Registry of Deeds."*