



TOWN OF LINCOLN, NH
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**PLANNING BOARD
TOWN OF LINCOLN, NEW HAMPSHIRE
NOTICE OF DECISION PURSUANT TO RSA 676:4, I(c)(1)
SITE PLAN REVIEW APPROVAL - GRANTED**

(Case # SPR 2022-06 M113 L002 – El Charros, LLC & Lincoln Center North, LLC – Convert 3rd Adjacent Unit into Expansion for El Charros Restaurant)

To:

Applicant: Izzy Atlixco, LLC d/b/a El Charros Restaurant
PO Box 728
Lincoln, NH 03251-0728

Applicant & Property Owner: Paul Bartlett d/b/a Lincoln Center North, LLC
PO Box 681
Lincoln, NH 03251-0681

Re: Application for Site Plan Review Approval

Applicant: Izzy Atlixco, LLC d/b/a El Charros Restaurant
PO Box 728
Lincoln, NH 03251-0728

Applicant & Property Owner: Paul Bartlett d/b/a Lincoln Center North, LLC
PO Box 681
Lincoln, NH 03251-0681

Property:

A portion of property known as “6-24 Lumber Yard Drive 4 &...” (Map 113, Lot 002), with an E-911 Address of 10 Lumber Yard Drive Unit #6, formerly known as “The Chat Room”, located in the Village Center (VC) District. El Charro Mexican Restaurant is located in a portion of the Lincoln Center North Shopping Center.

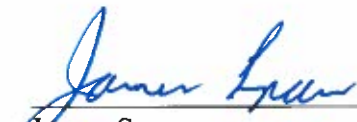
Proposal:

Application for Site Plan Review approval for El Charro Mexican Restaurant (currently occupying two adjacent units, Units #4 and #5) to expand into a third adjacent unit known as the former "Chat Room" space to add tables and seats for dining for a total of an additional twenty-four (24) seats. The space would include another bar with eight (8) high top bar seats, eight (8) duces (tables with 2 seats each) and billiard tables. Expanded space would be dedicated to patrons over 21 years of age as the rest of the restaurant is "family friendly".

SITE PLAN REVIEW APPROVAL

Applicant's request for Site Plan Review Approval for an expansion of use per Article IV A of the Site Plan Review Regulations to expand El Charro Mexican Restaurant (currently occupying two adjacent units, Units #4 and #5) into a third adjacent unit known as the former "Chat Room" space (Unit #6) to add tables and seats for dining for a total of an additional twenty-four (24) seats. The space would include another bar with eight (8) high top bar seats, eight (8) duces (tables with 2 seats each) and billiard tables. Expanded space would be dedicated to patrons over 21 years of age as the rest of the restaurant is "family friendly" as described in the application was **GRANTED** by an affirmative majority vote (3-0) of the Lincoln Planning Board on June 22, 2022 **WITHOUT** **CONDITIONS.**

FOR THE PLANNING BOARD


James Spanos
Chair of Planning Board

Date: 9/8/2022