

# CONCORD DEVELOPMENT

WINTER 2015

## INDUSTRIAL DEVELOPMENT

Currently, industrial land in the northern and southern portions of Concord, is available for development. Concord's industrial zoning allows for the development of manufacturing, research and development facilities, wholesaling, warehousing, distribution, and office buildings. Concord has a variety of industrial parks citywide ranging in size from 200 to 50 acres, home to manufactures such as [Praxair](#), [Concord Litho](#), [LamCor](#), and [Land and Sea](#).

### TO THE NORTH—Whitney Road Business Park - up to 200 acres of industrial land

- State-designated Economic Recovery Zone
- Municipal water and sewer
- Three phase power
- Level topography and sandy soils
- Gas line extension easement established
- Rail access potential
- Abuts entrance ramp to I-93, Exit 17

For specific information regarding this 32-acre property in the Whitney Road Business Park, visit the developer's website at [concordcrossing.com](http://concordcrossing.com)

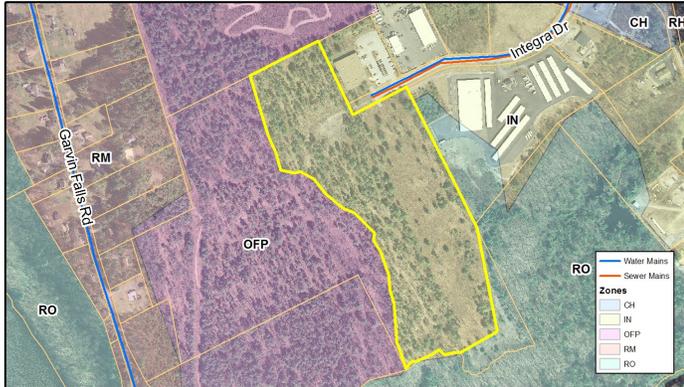
New England Southern Railroad  
Contact: Peter Dearness  
603-461-3650

**NORTHPOINT ENGINEERING, LLC**

*"We appreciated the efforts of the Community Development staff relative to our development ... at the entrance to the Whitney Road industrial area. By providing these services, the neighborhood is more desirable for commercial and industrial end users who also want to take benefit of the proximity to I-93 Exit 17. We are looking forward to working with the City on future projects in the neighborhood."*

*David Rauseo, Developer*

TO THE SOUTH—Integra Drive Business Park—28 acres



- Signalized intersection at the junction of Manchester Street/Route 3, Integra Drive, and Airport Road
- Future growth area for Concord
- Abuts an available 27-acre parcel in the Office Park Performance Zone
- Minutes to Exit 13 off Interstate 93
- Municipal water and sewer connections

For specific information regarding this 28- acre property, contact Fairway Realty at (603) 227-0233.

With its central location, an hour from Boston, the mountains, lakes, and beaches, Concord is home to numerous universities, colleges, private schools, a municipal airport, and a wide array of dining, lodging, cultural, and entertainment options. Concord is business friendly with a low unemployment rate, no personal income tax, no sales tax, and no machinery/inventory/estate taxes. Free development review advising is also available by appointment.

[Policom Corporation](#) has ranked the City of Concord number one in economic strength out of 536 micropolitan areas nationally. Concord has received this number one ranking for seven of the past ten years. Concord was also named as one of a handful of New Hampshire communities that are “development magnets” by *BusinessNH Magazine*. The City was also awarded a \$4.7 million U.S. Department of Transportation “TIGER” grant which is being used to reconstruct and revitalize Main Street.

For information and development assistance, contact:

Carlos P. Baía, Deputy City Manager  
 (603) 225-8595 - cbaia@concordnh.gov

## CONCORD PLANNING DIVISION RAMPING UP

After nearly a year of being understaffed, the City’s Planning Division is ramping back up to full staff. During the past year, the City of Concord hired two new Planning Division members — a new City Planner and a new Assistant City Planner. The hiring process is currently underway for a new Senior Planner. The Planning office can be reached at (603) 225-8515.



Nancy Larson  
City Planner

A native of Bedford, NH, Nancy has a Master’s degree in Landscape Architecture from the University of Michigan. Prior to coming on board as the City Planner, Nancy most recently served as the Planning and Zoning Administrator for the Town of Merrimack for nearly eight years and, prior to that, as a Planner with the Town of Bedford. She loves all that the City of Concord has to offer and enjoys working with the community to fully embrace and build upon those qualities.

Heather is a licensed Landscape Architect and Certified Planner with a background in municipal land use planning, regional planning, and site design. A native of rural Central New York, Heather has lived or worked in urban and rural environments from the Pacific Northwest to Pennsylvania to Tennessee. She is new to NH and is looking forward to settling into the Concord community with her family.



Heather Shank  
Assistant City Planner