



# CITY OF CONCORD

*New Hampshire's Main Street™*

**City Solicitor's Office**

John J. Conforti  
Acting City Solicitor

## **REPORT TO THE MAYOR AND CITY COUNCIL**

**FROM:** John J. Conforti

**DATE:** November 12, 2025

**SUBJECT:** Landscape License Agreement-Doubletree Hotel- 172 North Main Street

### **Recommendation:**

1. Accept this report, and,
2. Authorize the City Manager to execute a Landscape License Agreement with Capital Hotel Company VII, LLC permitting limited landscaping within the City's right of way.

### **Background and Discussion:**

Capital Hotel Company, VII, LLC has been performing a renovation project to convert the Holiday Inn located at 172 North Main Street into a Doubletree Hotel. During the course of the project, the City and owner discovered that the landscape plans did not accurately reflect the limits of the property on Storrs Street, resulting in the encroachment of plantings within the right of way.

Wilcox & Barton, on behalf of the property owner, submitted a letter to City Council dated June 24, 2025 requesting a license to permit the encroaching landscaping. This matter was referred to the Legal Department by the City Council on July 14, 2025. After review of the matter with Community Development and negotiation with the owner, the parties have agreed on a proposed license agreement that allows the landscaping to remain in place while protecting the City's interests with respect to the right of way. A copy of the proposed agreement is attached to this report.

We request that the City Council authorize the City Manager to execute this license agreement on behalf of the City.