



OLD VALUES - NEW HORIZONS

COMMUNITY DEVELOPMENT

3 North Lowell Rd., Windham, New Hampshire 03087

(603) 432-3806 / Fax (603) 432-7362

www.WindhamNewHampshire.com

Planning Board Agenda

Wednesday, March 4, 2015

7:00pm @ Community Development Department

Call to Order/Attendance/Pledge of Allegiance

Public Hearings

Case#2015-2/WWPD Special Permit /Devaney/Woodvue (18-L-475)

A WWPD Special Permit has been submitted for Lot 18-L-475 (Woodvue Road), located in Residence District A, Cobbetts Pond Canobie Lake Watershed Overlay Protection District, Wetland & Watershed Protection District (WWPD) & Flood Plain Zone. The applicant, Karl Dubay of The Dubay Group Inc., on behalf of the Property Owner, Nicole Devaney, is proposing to subdivide the existing vacant parcel into 2 lots for single-family residential development. The lots are proposed to be accessed by an 18' paved shared private access drive off of Woodvue Road. The WWPD Special Permit is for the construction of driveway's to access each property..

Case#2015 -3/Design Review/Major Open Subdivision/Wood Meadow Estates

A Design Review Application for a Major Open Space Subdivision & a Wetland and Watershed Protection District Application (WWPD) have been submitted for property that is accessible by Settlers Ridge & Glendenin Roads (Lots 25-R-6000, 6250, 6260, 7000, 7050, 8002, 8005, 8010, and 9000), located in the Rural District Zone and Wetland and Watershed Protection District. The applicant, Edward N. Herbert Assoc., Inc., on behalf of the property owner, Wood Meadow Land Development, LLC, is proposing to merge the eight (8) existing lots and then to subdivide them into thirty-nine (39) lots for single-family development and twelve (12) open space lots. The proposal includes the creation of new roads. The WWPD Special Permit is for several proposed road crossings and driveways for a total permanent impact of 92,293 sq. ft. Individual well & septic systems are proposed for service of each lot.

Administrative Review - Case#2015-1/MAJOR Watershed/55 West Shore (22-L-51)

A Cobbetts Pond and Canobie Lake Watershed Protection Ordinance Land Development Application has been submitted for 30 West Shore Road (22-L-51), located in the Residence District A and Cobbetts Pond and Canobie Lake Watershed Overlay Protection District (Watershed). The applicant, Joseph Maynard of Benchmark Engineering, Inc. on behalf of the property owner, Jay Johnson, is proposing to construct a single-family dwelling including a deck, driveway, well, and septic system on the property. The existing impervious surface cover is virtually non-existent except for the remains of an old foundation and 2,502 sq. ft. or 26.9% impervious surface cover is proposed.

Master Plan Phase I Workshop – Regional Concerns

No new business after 10pm unless agreed to by the Planning Board. Any remaining items will be placed on the agenda for the next available Planning Board meeting. Information pertaining to any item on the agenda is available for public review at the Community Development Department during normal business hours or by calling for information at (603) 432-3806. To ensure timely inclusion among the Board's written materials, written or emailed statements submitted in lieu of a personal appearance should be received by the Community Development Department by noon the Friday preceding the applicable hearing or workshop date. The Board will attempt but cannot guarantee timely review and consideration of written or emailed statements received after that time.

Planning Board Minutes

- February 4, 2015
- February 18, 2015

Liaison Reports

- Board of Selectmen
- WEDC
- Conservation Commission
- HDC/HC
- Local Energy Committee
- SNHPC

Old/New Business (Not to include discussion of pending applications or decisions on matters requiring public notice)

Adjournment

UPCOMING MEETINGS:

March 18th

April 1st

April 15th