



OLD VALUES - NEW HORIZONS

## COMMUNITY DEVELOPMENT

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### Windham Planning Board Notice of Public Hearing

August 5, 2015

7:00 pm at the Community Development Department

Notice is hereby given that the Windham Planning Board will hold a public hearing on Wednesday, August 5, 2015 at 7:00 pm at the Community Development Department. The following application has been submitted for review. If the application is deemed to be complete, the public hearings will immediately follow.

#### **Case#2014-33/Highclere Open Space Subdivision/Standard Subdivision/WWPD Special Permit**

A Final Application for an Open Space Subdivision, Standard Subdivision, and a Wetland and Watershed Special Permit has been submitted for Lots 11-A-1400 & 1418 (Pilgrim Road), located in the Rural District, Wetland and Watershed Protection District Zone, and Aquifer Protection District. The applicant, Karl Dubay of the Dubay Group, Inc., on behalf of the property owner, AWAC Realty Trust, is proposing to subdivide the land area into one (1) standard lot with an existing home sized 229,390 sq. ft. (5.27 acres); two (2) standard lots for single family residential use, sized 168,284 sq. ft. (3.86 acres) and 198,198 sq. ft. (4.55 acres); thirty-two (32) open space single family residential lots ranging in size from 19,979 sq. ft. (.459 acres) to 29,985 sq. ft. (.688 acres); and eight (8) open space lots totaling 3,092,376 sq. ft. (70.99 acres). Two of the standard lots are proposed to be built off of Chestnut Street and a new road with a 2,400' cul de sac length is proposed off of Hawthorne Road to access the open space lots. A written waiver request has been submitted from **Section 605.5** of the *Subdivision Regulations*.

Copies of all Planning Board application material and Town Meeting proposed amendments are available for review at the Windham Community Development Department during regular business hours. All members of the public are welcome to attend the public hearing. 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 & consideration of written or emailed statements received after that time.