



Planning Board Design Review Subcommittee

Meeting Agenda

Thursday, February 8, 2024, @ 1:00 PM

Community Development Meeting Room

3 North Lowell Road, Windham, NH

1. Call to Order

2. [Case 2024-02](#) – Final Major Site Plan, WPOD, and WWPB Special Permit

Parcel: 82 Range Road & 102 Indian Rock Road (Parcels 17-G-20 and 17-G-6); Zone – Gateway Center District and WPOD

The Applicant, Karl Dubay of the Dubay Group, Inc., is seeking review for a Final Major Site Plan, WPOD, and WWPB Special Permit to construct a 48,000 Sq. Ft. building footprint mixed-use commercial building, that would include the assembly of prefabricated parts on lot 17-G-20. The proposal also includes minor regrading and future access easements for lot 17-G-6.

Per Section 708.2.2 of the Site Plan Regulations, the [Design Review Regulations](#) are applicable.

3. [Case 2023-37](#) – Final Major Site Plan, Final Major Subdivision, and WWPB Special Permit

Parcel: 11 Indian Rock Road (Parcel 11-A-520 and 11-A-545); Zone – Village Center and WWPB

The Applicant, Karl Dubay of the Dubay Group, Inc., and Owner, Beylin Development, LLC, is seeking review for a Final Major Site Plan, Final Major Subdivision, and WWPB and Design Review Subdivision to perform a lot line adjustment and construct 45 townhouse units with a clubhouse and supporting infrastructure.

Per Section 708.2.2 of the Site Plan Regulations, the [Design Review Regulations](#) are applicable.

4. Old/New Business

- Approval of minutes: 10-18-23
- Amend the Design Review Regulations to address lighting.

5. Adjournment

NOTE: please check the agenda on the Town website for any changes.