

**Sandown Planning Board
PO Box 1756
Sandown, NH 03873**

July 18, 2017

NOTICE OF DECISION

Owner: Barbara Finch
Agent: James M. Lavelle, LLC
Tax Map: Tax Map 27, Lot 104
Location: 31 Main Street

The Sandown Planning Board voted to conditionally approve an application for a Conditional Use Permit submitted by Barbara Finch. The subject property is located at 31 Main Street and identified on Map 27 as Lot 104. The application proposed to cross a forested wetland for a driveway in order to access the buildable area of the lot. The following condition applies:

- Prior to the issuance of a Certificate of Occupancy, the building inspector will inspect the driveway construction to make sure it is built in accordance to the plans as presented

Owner: Barbara Finch
Agent: James M. Lavelle, LLC
Tax Map: Tax Map 27, Lot 104
Location: 31 Main Street

The Sandown Planning Board voted to conditionally approve an application for a minor subdivision submitted by Barbara Finch. The subject property is located at 31 Main Street and identified on Map 27 as Lot 104. The application proposed to subdivide the original parcel into two lots. The following conditions apply:

- Receipt of NHDES Subdivision approval
- Final plans to be approved and signed by the Danville Planning Board
- Add notes to the final plan acknowledging (a) CUP approval; (b) any waivers granted by the Planning Board; and (c) all state permits issued
- Receipt of written confirmation from a licensed land surveyor certifying all boundary monuments specified as “to be set” on the plat were in face installed
- Receipt of correspondence from Town Engineer acknowledging all comments and recommendations offered in his letter report of June 14, 2017 have been satisfactorily addressed
- Maintenance of a positive PREA account balance