

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

August 8, 2015

NOTICE OF DECISION

Owner: Autumn Hills Development, LLC
Agent: Joseph M. Wichert
Tax Map: Tax Map 12, Lot 3
Location: 93 Odell Road

The Sandown Planning Board voted to conditionally approve the application for a major subdivision application submitted by Autumn Hills Development, LLC. The property is shown on Sandown Tax Map 12, Lot 3 and is located at 93 Odell Road. The application proposes to redesign the existing approved 24-unit elderly housing community into a 16-unit residential open space development.

The following conditions apply:

- Receipt of a performance guarantee in and amount and form acceptable to the town.
- Receipt of correspondence from town council that the homeowner's association documents are satisfactory.
- Add a note to the final plat indicating that a motion was made to approve the 50' perimeter landscape buffer encroachment as shown on the plan for existing units 1, 2 and 3 pursuant to Article II, Part D, Section 6, C.1.
- Maintenance of positive PREA account balance.

Ernie Brown, Chairman
Sandown Planning Board

Posted: Town Clerk, Post Office, Town Hall
Cc: Board of Selectmen, Building Inspector, Conservation Commission, Road Agent