

Town of Winchester
Site Plan Review Application & Checklist

Date: 09/22/2022

Map# 000019 Lot# 000000

Major Fee \$350.00* Minor Fee \$175.00* *\$10.00 for ea. Add'l abutter over 8

Property location 28 Gunn Mtn. Rd., Winchester NH

Zoning District(s) New Street Name(s)? N/A

What will be intended use of the lots? Storage facility for boats, cars, trucks, trailers.

What structures are on the property now and what are their use? The building exists but is not being used for anything.

What if any, was the previous use of the property: Machine shop, but has been empty for years.

Is public water and sewer to be applied for? yes Driveway permit? no
water only.

Has application to NH Department of Environmental Services been applied for? N/A

If the owner of record or applicant has any interest in a partnership or in a corporation of an abutting property, please explain: N/A

Is an Alteration of Terrain Permit or Stormwater runoff permit required? NO
Explain:

Is modification of the Site Plan Review Regulations requested fro this project? NO
If yes, is the written request attached?

Is the attached abutters completed? yes

Has the applicant read the Site Plan Review Regulations? yes
(Regulations are available online at www.winchester-nh.gov Landuse Department, or at the Town Hall during regular business hours)

Applicant signature: [Signature] Date: 09/22/2022

Owners Signature: Date:

Town of Winchester Planning Board
Site Plan Review Checklist

I. GENERAL INFORMATION/CONTACT INFORMATION

Primary Contact: Todd Kilanski

Project Name: KB Storage

Project Location: 28 Gunn Mtn. Rd, Winchester map # 000019
(address) (map/lot #) lot # 000020

Applicant Name: Todd Kilanski

Address: 174 Old Hinsdale Rd

City: Ashuelot State: NH Zip code: 03441

Applicant's Email: toddkilanski@yahoo.com Phone #: 603-903-9737

Owner's Name Springfield Heights - Liam Clancy

Owner's Address: 2 Lowell Ave.

City: Winchester State: MA Zip code: 01890

Owner's Email: liam@theclancygroup.com Phone#: 978-930-0955

NH Licensed Engineer Name: _____

Address: _____

City: _____ State: _____ Zip code: _____

Engineer's Email: _____ @ _____ Phone#: _____

NH Certified Soil Scientist Name: _____

Address: _____

City: _____ State: _____ Zip code: _____

Scientist's Email _____ @ _____ Phone#: _____

NH Licensed Surveyor Name: _____

Address: _____

City: _____ State: _____ Zip code: _____

Surveyor's Email _____ @ _____ Phone#: _____

II. GENERAL REQUIREMENTS (Applicant check Y, N or N/A)(LUA check same)

(Applicant)	(LUA)	
<u>Y</u>	_____	Completed application form submitted
<u>Y</u>	_____	Owners signature or Authorization Letter
<u>Y</u> <i>provided list</i>	_____	Complete Abutters List
<u>Y</u>	_____	All required fees
_____	_____	Four sets of plans
_____	_____	Draft copies of any proposed easements or other legal docs
_____	_____	Copy of any deed restrictions/easements
_____	_____	Any waivers requests submitted in writing
_____	_____	Copy of any ZBA/Historic/CC approvals
<u>Y</u>	_____	Written summary of project

III. MINIMUM PLAN REQUIREMENTS (Applicant check Y, N, N/A)(LUA same)

(Applicant)	(LUA)	
<u>Y</u>	_____	Name of project, name & address of owner
<u>Y</u>	_____	Location including town, state, streets, map & lot #'s
_____	_____	Date of plan, and revision block
<u>Y</u>	_____	Scale, zoning designations, property lines and lot size(s)
<u>Y</u> <i>provided list</i>	_____	Names of abutting properties including map & lot #'s
<u>Y</u>	_____	Location of project on lot including setbacks & north arrow
_____	_____	Existing buildings, watercourses, stonewalls & similar
_____	_____	Location of water, septic, electric, tests pits & like
_____	_____	Minimum plan size is 11"x14"
_____	_____	Minimum lot area requirements noted

III(A). REQUIREMENTS FOR MAJOR SITE PLANS

_____	_____	Scale per regulations, noted POB, and locus map
_____	_____	Planning Board Chairman Signature Block
_____	_____	Sheet numbers on all pages and numbered sequentially
_____	_____	Plan size required is 24"x36"
_____	_____	Match Lines shown on all sheets
_____	_____	Sheets stamped by all licensed professionals
_____	_____	Existing conditions including buildings, natural features, Electric lines, easements, driveways, tree lines on project lot and structures on abutting properties.
_____	_____	Plan for sedimentation and erosion control
_____	_____	Existing & Proposed streets names, widths of and right Of ways noted
_____	_____	Final road profiles, and cross sections
_____	_____	Location and profiles of existing and proposed water lines, Fire hydrants, sewer lines, culverts, drains and connections.

_____	_____	Contour lines at five foot intervals, source of topo info
_____	_____	Soil data and designation of wetlands
_____	_____	All plans referenced are noted
_____	_____	Existing and proposed boundary monumentation
_____	_____	Flood elevations (if applicable)
_____	_____	Areas of clearing and timetable

III(B) CONTENT DETAILS FOR MAJOR SITE PLANS

_____	_____	Usable area calculations, build to lines, setbacks, & buffers
_____	_____	Location of the proposal on the site, dimensions of the Building(s) and height
_____	_____	Architectural plans
_____	_____	Final grades, slopes and contours of finished area
_____	_____	Access points shown on the plan for both pedestrians and Vehicles to the lot and structures
_____	_____	Size of paved areas including, widths and radii
_____	_____	Location, type and dimension of curbing and walkways
_____	_____	Parking layout including widths, #spaces, handicap, Markings and green areas.
_____	_____	Loading areas, snow storage and waste receptacles
_____	_____	Traffic signs, fire lanes and emergency access
_____	_____	Lighting and signage
_____	_____	Landscaping details including location of plantings
_____	_____	Types of plants, seeding materials and depth of topsoil
_____	_____	Stormwater management improvements including location And type/size of culverts, headwalls, aprons, detention/ Retention facilities, swales, roof/and or foundation drains, And flow directions. Including construction details.
_____	_____	Location of any on site stump burial

IV. SUPPORTING DOCUMENTATION (as determined by the board)

_____	_____	Septic system design approval
_____	_____	Traffic Study
_____	_____	Strom water management report
_____	_____	Alteration of Terrain permit
_____	_____	Wetlands permit
_____	_____	Driveway permit, town or state
_____	_____	Municipal water/sewer approvals
_____	_____	Fire, police, highway review letter

