



TOWN OF WARNER

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Planning Board Notice of Decision

Date of Decision: Monday, May 5th, 2025

Subdivision Application

Applicant: Peacock Hill Rd LLC
Agent: Keach-Nordstrom Associates
Owners: Peacock Hill Rd LLC
Address: Map 07 Lot 039 Route 103 East, Warner, NH
Map/Lot: Map 07, Lot 039
District: R-2 and R-3
Description: Proposing a subdivision into three lots (all more than five acres) to be used as multifamily and single-family housing.

On May 5th, 2025, the Warner Planning Board voted to **APPROVE** a Subdivision for Peacock Hill Rd LLC for Map 07, Lot 039 into three lots, each more than five acres, under the following conditions:

1. V.A.7 of the Subdivision Application Checklist shall be met providing a true north and magnetic north arrow on plans.
2. V.A.15 of the Subdivision Application Checklist shall be met listing locations of existing and proposed buildings, drives, wells, septic systems, and all other manmade features.
3. V.C.2 of the Subdivision Application Checklist shall be met by providing State approval of individual water service and sewage disposal systems.

The vote tally was 7 to 0 in favor of approving the Subdivision under the above conditions. The Planning Board's decision may be appealed to superior court pursuant to RSA 677:15 or, if it has jurisdiction, to the Housing Appeals Board pursuant to RSA Ch. 679.

Karen Coyne
Planning Board Chair

