

**DUMMER PLANNING BOARD
APPLICATION FOR SUBDIVISIONS* and LOT LINE ADJUSTMENTS**

* A major subdivision is defined as the creation of four (4) or more contiguous lots.

* A minor subdivision is defined as the creation of three (3) or less contiguous lots with 1 house per lot; with no intention of and/or no potential for re-subdivision, and fronting on a road; or minor lot line adjustments which do not create buildable lots; or additions of five (5) acres or less to presently owned lots with no intention of and/or no potential for re-subdivision.

Major Subdivision

Minor Subdivision

Lot Line Adjustment

The subdivision of real property requires a review by NH Department of Environmental Services (NHDES) to ensure that each resulting parcel or unit supports the long-term wastewater absorption requirements without causing environmental damage, overload, or a public health risk. Pursuant to RSA 485-A:29, I NHDES regulates the subdivision of land into two or more lots if the proposed lots will **not** be served by municipal sewers and one (or more) of the proposed lots is less than five acres. Subdivision approval is required for lots under 5 acres, leased land, campgrounds and condominium creation; for both residential and commercial developments where septic systems are, or will be used.

Tax Map/Lot: _____ Physical Location: _____

To have an application accepted as complete prior to the Planning Board's consideration for approval, an applicant must:

1. Submit this form to the Administrative Assistant at least 15 days prior to a scheduled public meeting of the Planning Board.
2. Submit the Abutters Listing form which includes the names and addresses of the subdivider and all abutters taken from the town records not more than five (5) days before the day of filing and also includes the names and addresses of all persons whose name and seal appear on the plat.
3. Provide all information required by the Subdivision Regulations of the Town of Dummer.
4. Include a check payable to the Town of Dummer to cover application fees, mailing, advertising and other costs as necessary.
5. Three (3) paper print copies of the proposed subdivision plan.

The undersigned owner and/or their designated agent hereby submits to the Dummer Planning Board a subdivision plat and requests approval of said plat, pursuant to the requirements of the town's subdivision regulations. In consideration for this approval and the privileges adherent thereto, the applicant hereby agrees:

1. To carry out the improvements as shown on plat, including any work made necessary by unforeseen conditions, which become apparent during construction.
2. To give the town on demand, proper deeds for and/or right-of-way reserved on the plat for streets, drainage or other purposes as agreed upon.
3. To hold the town harmless from any obligation it may incur, or repairs it may make, because of applicant's failure to carry out any of the foregoing provisions.
4. To make no changes whatsoever in the Final Plat as approved by the Planning Board unless a revised plat or re-subdivision is submitted to and approved by the Board.

Owner's Name and Address:

Agents Name and Address:
