



TOWN OF WILBRAHAM

Planning & Community Development

240 Springfield Street

Wilbraham, Massachusetts 01095

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INSTRUCTIONS FOR PLANNED UNIT RESIDENTIAL DEVELOPMENT (PURD) SPECIAL PERMIT APPLICATION

1. Application shall be made on the form provided by the Planning Board in accordance with [Section 4.8.3](#) of the Wilbraham Zoning By-Law.
2. Every application, when filed, shall be accompanied by twelve (12) copies of a site plan, certified by a registered engineer or a land surveyor in accordance with [Section 4.8.3](#) and [Section 13.3](#) of the Wilbraham Zoning By-Law.
3. Application shall be accompanied by an original signature of the applicant. If the applicant is not the owner of the property, the owner must also consent to the application.
4. Application must be accompanied by a fee of **\$1000.00** payable to the Town of Wilbraham. **Separate charges for advertising costs are the responsibility of the applicant and must be paid prior to the public hearing.**
5. **Applications must include a certified list of abutters within 300 feet of the property to which the application is pertaining. The request for this list must be made directly to the Assessor's Office by the Applicant for an additional fee.**

Revised June, 2010

WILBRAHAM PLANNING BOARD

**PLANNED UNIT RESIDENTIAL DEVELOPMENT (PURD)
SPECIAL PERMIT APPLICATION**

The undersigned herewith submits the accompanying application for a special permit to allow construction of a Planned Unit Residential Development (PURD) under the requirements of Sections [3.4.2.6](#), [4.8.3](#) and [13.6](#) of the Wilbraham Zoning By-Law.

1. Name of Development:

2. Name of Applicant:

Address:

Telephone Number:

Applicant is _____ (owner, tenant, licensee, prospective purchaser, etc.)

3. Address & Description of Locus Property:

4. Name & Address of Property Owner:

5. Property Deed H.C.R.D. Book: Page:

6. Description of all easements, liens, restrictions and/or encumbrances on the land (be specific):

7. Nature & Description of Development:

Zoning District:

Parcel size (total lot area):

Total wetland area:

Total usable land (non-wetland) area:

Frontage:

Front setback (minimum):

- Side yard setback (minimum):
- Rear yard setback (minimum):
- Buffer strip (minimum):
- Total dwelling units:
- Dwelling units per acre of usable land:
- Maximum building height (stories):
- Maximum building height (feet):
- Maximum number of bedrooms per dwelling:
- Common open space (total area):
- Common open space (% of total parcel):
- Usable open space (total area):

Please attach:

- ___ Development Statement [see [Section 4.8.2.A\(1\)](#)]
- ___ Development Site Plan [see [Section 4.8.2.A\(2\)](#)]
- ___ Architectural Renderings [see [Section 4.8.2.A\(3\)](#)]
- ___ Traffic Study [see [Section 4.8.2.A\(4\)](#)]
- ___ Engineering Study [see [Section 4.8.2.A\(5\)](#)]
- ___ Marketing Program [see [Section 4.8.2.A\(6\)](#)]
- ___ Landscape Planting Master Plan [see [Section 4.8.9](#)]
- ___ Draft Community Association Agreement [see [Section 4.8.11](#)]
- ___ Draft Deeds or Easements if applicable
- ___ Applicant Documentation (Articles of Incorporation, General Partnership, etc.)
- ___ Application Fee and other supporting materials

I hereby request a public hearing before the Wilbraham Planning Board acting as the Special Permit Granting Authority with reference to the above noted application. I herewith submit the application fee of \$1000.00. I understand that there will be separate charges for advertising costs and recording fees which I agree to pay when billed.

Name and Title of Applicant (Please print)

Signature of Applicant

Signature of Property Owner