

# Project Application

## Land Use Department

603-335-4623

P.O. Box 660; 333 Calef Hwy, Barrington, NH 03825 ♦ Phone: 603-664-5798 ♦ Fax: 603-664-0188

Case Number: 219-43-6A-16-Sub

Project Name: Seavey Bridge Road Subdivision

Date: 3/14/2016

Staff Signature required PRIOR to submittal

PRELIMINARY APPLICATION: Preliminary Conceptual Review  Design Review  Development of Regional Impact

### FORMAL APPLICATION:

Subdivision Type: Major  Minor  Conventional  Conservation   
Site Plan Review: Major  Minor   
Conditional Use Permit  Sign Permit  Boundary Line Adjustment  Special Permit   
Change of Use  Extension for Site Plan or Subdivision Completion   
Amendment to Subdivision/Site Plan Approval  Other

Project Name: Subdivision for Abigail Mathes Pitou Area (Acres or S.F) 88.7 Ac

Project Address: Seavey Bridge Road

Current Zoning District(s): General Residential Map(s) 219 Lot(s) 43

Request: To subdivide three lots with frontage on Seavey Bridge Road - the remaining land will have frontage on Green

Hill Road and Scruton Pond Road.

The property owner shall designate an agent for the project. This person (the applicant) shall attend pre-application conferences and public hearings, will receive the agenda, recommendations, and case reports, and will communicate all case information to other parties as required.

All contacts for this project will be made through the Applicant listed below.

Owner: Abigail Mathes Pitou

Company: \_\_\_\_\_

Phone: \_\_\_\_\_ Fax: \_\_\_\_\_ E-mail: \_\_\_\_\_

Address: 5501 N. Lillehammer Lane, #4312, Park City, UT, 84098

Applicant (Contact): Daniel O'Lone

Company: Berry Surveying & Engineering

Phone: 603-332-2863 Fax: \_\_\_\_\_ E-mail: berrysurvey@metrocast.net

Address: 335 Second Crown Point Road, Barrington, NH 03825

Developer: \_\_\_\_\_

Company: \_\_\_\_\_

Phone: \_\_\_\_\_ Fax: \_\_\_\_\_ E-mail: \_\_\_\_\_

Address: \_\_\_\_\_

Architect: \_\_\_\_\_

Company: \_\_\_\_\_

Phone: \_\_\_\_\_ Fax: \_\_\_\_\_ E-mail: \_\_\_\_\_

Address: \_\_\_\_\_

Engineer: Kenneth A. Berry, LLS, PE

Company: Berry Surveying & Engineering

Phone: 603-332-2863 Fax: \_\_\_\_\_ E-mail: \_\_\_\_\_

Address: 335 Second Crown Point Road, Barrington, NH 03825

Owner Signature

Barbara Swine

Staff Signature

Applicant Signature

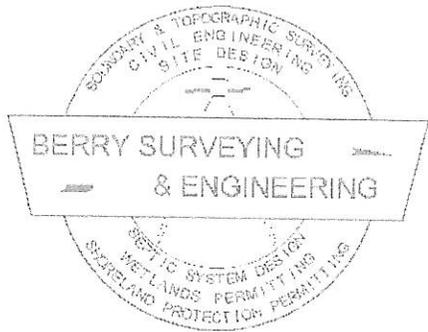
3/14/2016

Date

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## BERRY SURVEYING & ENGINEERING

335 Second Crown Point Road

Barrington, NH 03825

Phone: (603) 332-2863

Fax: (603) 335-4623

www.BerrySurveying.Com

Town of Barrington Planning Board

333 Calef Highway

Barrington, NH 03825

RE: Abigail Mathes Pitou

Proposed Subdivision

Seavey Bridge Road and Green Hill Road

Tax Map 219, Lot 43

March 9, 2016

Dear Chairman and Members of the Barrington Planning Board,

Ms. Pitou owns Tax Map 219, Lot 43 which is located on Seavey Bridge Road, Green Hill Road, and Scruton Pond Road. The parcel contains approximately 88.7 acres and has been utilized as a wood lot in recent years. There are currently no structures on the lot. This parcel contains a variety of land forms, including buildable uplands, wetland areas, ledge outcroppings, and steep slopes. It is the request of Ms. Pitou to subdivide the lot into four total lots. Three lots will have frontage on Seavey Bridge Road and the remaining land will have frontage on both Green Hill Road and Scruton Pond Road. All three roads are Class V roads, maintained by the Town of Barrington. Seavey Bridge Road does become Class VI, but at a point which is beyond the area of this subdivision.

Berry Surveying & Engineering has performed a boundary and topographical survey of the area affected by the subdivision. We have not completed a full boundary and topographical survey of the entire 88.7 acre parcel. We are requesting a waiver, by separate document, for this requirement. Wetlands on the lot have been delineated by Fraggle Rock Environmental, Damon Burt, CWS. We have located the areas and they are clearly shown on Sheets 2 and 3. Each of the three lots which are created on Seavey Bridge Road meet the Zoning Ordinance requirement for minimum frontage, minimum land area, and contiguous buildable uplands. These three lots also fall under the jurisdiction of the NHDES Subsurface Systems Bureau, as they are under 5 acres in size. We have filed that permit application.

Sheet 1 of 3 is an overview plan which shows the relationship of the parcels to the abutting lands and roadways. Sheet 2 of 3 is the detailed subdivision plan which shows the meets and bounds of the proposed lots as well as the existing and proposed boundary markers. Sheet 3 of 3 shows the topography of the lots as well as potential house locations, potential driveway locations, and potential well locations. It is the intention of the landowner to provide a 50' no cut buffer to Green Hill Road. She would like to encumber Lot 43-1 with the restriction to ensure that the driveway for that lot will

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enter on Seavey Bridge Road given the curvature of Green Hill Road in that area. Additionally, since there will be no trees removed from that 50' strip of land, it will serve to aid in the protection of the rural character of Green Hill Road.

Thank you for your time and attention to this matter.

Berry Surveying & Engineering



Daniel J. O'Lone  
Sr. Project Manager

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**BERRY SURVEYING & ENGINEERING**  
335 Second Crown Pt. Rd., Barrington, NH 03825  
(603) 332-2863 / (603) 335-4623 FAX  
[www.BerrySurveying.Com](http://www.BerrySurveying.Com)

603-335-4623

March 8, 2016

To whom it may concern

I Abigail Mathes Piton, give permission  
to any member of Berry surveying + engin.  
to represent me on the Servey Bridge  
subdivision project at any town or  
agency meetings.

Sincerely,



Abigail Mathes Piton

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Applicant: Seavey Bridge Rd Case #: 219-43-GR-16-Sub

**Subdivision, Site Review, and Lot Line Adjustment Application Checklist**  
**Barrington Planning Board**  
**Adopted January 20, 2009**

This checklist is intended to assist applicants in preparing a complete application for subdivision as required by the Barrington Subdivision Regulations and must be submitted along with all subdivision applications. An applicant seeking subdivision approval shall be responsible for all requirements specified in the Barrington Subdivision Regulations even if said requirements are omitted from this checklist.

An applicant seeking subdivision approval shall be responsible for providing all the information listed in the column below entitled "Subdivision" and should place an "x" in each box to indicate that this information has been provided. If an item is considered unnecessary for certain applications the "NA" box should be marked instead indicating "Not Applicable". Only certain checklist items are required for lot line adjustments, as noted by the applicable check boxes below.

Check The Appropriate Box or Boxes Below:					
<input type="checkbox"/> Lot Line Relocation See Section I & II	<input type="checkbox"/> Site Plan See Sections I & II	<input checked="" type="checkbox"/> Subdivision Plan See Sections I, II, III, IV & V			
			Provided	NA	
<b>Section I.</b>					
<b>General Requirements</b>					
1. Completed Application Form			<input checked="" type="checkbox"/>	<input type="checkbox"/>	
2. Complete abutters list			<input checked="" type="checkbox"/>	<input type="checkbox"/>	
3. Payment of all required fees			<input checked="" type="checkbox"/>	<input type="checkbox"/>	
4. Five (5) full size sets of plans and six (6) sets of plans 11" by 17" submitted with all required information in accordance with the subdivision regulations and this checklist			<input checked="" type="checkbox"/>	<input type="checkbox"/>	
5. Copies of any proposed easement deeds, protective covenants or other legal documents			<input type="checkbox"/>	<input checked="" type="checkbox"/>	
6. Any waiver request(s) submitted with justification in writing			<input checked="" type="checkbox"/>	<input type="checkbox"/>	
7. Technical reports and supporting documents (see Sections IX & X of this checklist)			<input type="checkbox"/>	<input checked="" type="checkbox"/>	
8. Completed Application Checklist			<input checked="" type="checkbox"/>	<input type="checkbox"/>	
<b>Section II.</b>					
<b>General Plan Information</b>					
1. Size and presentation of sheet(s) per registry requirements and the subdivision regulations			<input checked="" type="checkbox"/>	<input type="checkbox"/>	
2. Title block information:			<input checked="" type="checkbox"/>	<input type="checkbox"/>	
a. Drawing title			<input checked="" type="checkbox"/>	<input type="checkbox"/>	
b. Name of subdivision			<input checked="" type="checkbox"/>	<input type="checkbox"/>	
c. Location of subdivision			<input checked="" type="checkbox"/>	<input type="checkbox"/>	
d. Tax map & lot numbers of subject parcel(s)			<input checked="" type="checkbox"/>	<input type="checkbox"/>	

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Application Checklist

Barrington Subdivision Regulations

e. Name & address of owner(s)	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
f. Date of plan	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
g. Scale of plan	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
h. Sheet number	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
i. Name, address, & telephone number of design firm	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
j. Name and address of applicant	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
3. Revision block with provision for amendment dates	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
4. Planning Board approval block provided on each sheet to be recorded	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
5. Certification block (for engineer or surveyor)	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
6. Match lines (if any)	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
7. Zoning designation of subject parcel(s) including overlay districts	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
8. Minimum lot area, frontages & setback dimensions required for district(s)	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
9. List Federal Emergency Management Agency (FEMA) sheet(s) used to identify 100-year flood elevation, locate the elevation	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
10. Note the following: "If, during construction, it becomes apparent that deficiencies exist in the approved design drawings, the Contractor shall be required to correct the deficiencies to meet the requirements of the regulations at no expense to the Town."	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
11. Note the following: "Required erosion control measures shall be installed prior to any disturbance of the site's surface area and shall be maintained through the completion of all construction activities. If, during construction, it becomes apparent that additional erosion control measures are required to stop any erosion on the construction site due to actual site conditions, the Owner shall be required to install the necessary erosion protection at no expense to the Town."	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
12. Note identifying which plans are to be recorded and which are on file at the town.	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
13. Note the following: "All materials and methods of construction shall conform to Town of Barrington Subdivision Regulations and the latest edition of the New Hampshire Department of Transportation's Standard Specifications for Road & Bridge Construction."	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
14. North arrow	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
15. Location & elevation(s) of 100-year flood zone per FEMA Flood Insurance Study	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
16. Plan and deed references	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
17. The following notes shall be provided:	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
a. Purpose of plan	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
b. Existing and proposed use	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
c. Water supply source (name of provider (company) if offsite)	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
d. Zoning variances/special exceptions with conditions	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
e. List of required permits and permit approval numbers	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
f. Vicinity sketch showing 1,000 feet surrounding the site	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
g. Plan index indicating all sheets	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
18. Boundary of entire property to be subdivided <i>waiver</i>	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
19. Boundary monuments	<input type="checkbox"/>	<input type="checkbox"/>		
a. Monuments found	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
b. Map number and lot number, name addresses, and zoning of all abutting land owners	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
c. Monuments to be set	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
20. Existing streets:	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
a. Name labeled	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
b. Status noted or labeled	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
c. Right-of-way dimensioned	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
d. Pavement width dimensioned	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
21. Municipal boundaries (if any)	<input type="checkbox"/>	<input checked="" type="checkbox"/>		

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22. Existing easements (Identified by type)	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
A) Drainage easement(s)	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
B) Slope easements(s)	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
C) Utility easement(s)	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
D) Temporary easement(s) (Such as temporary turnaround	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
E) No-cut zone(s) along streams & wetlands ( as may be requested by the	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
F) Conservation Commission)				
G) Vehicular & pedestrian access easement(s)	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
H) Visibility easement(s)	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
I) Fire pond/cistern(s)	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
J) Roadway widening easement(s)	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
K) Walking trail easement(s)	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
a) Other easement(s) Note type(s)	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
23. Designation of each proposed lot (by map & lot numbers as provided by the assessor)	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
24. Area of each lot (in acres & square feet):	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
a. Existing lot(s)	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
b. Contiguous upland(s)	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
25. Wetland delineation (including Prime Wetlands):	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
a. Limits of wetlands	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
b. Wetland delineation criteria	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
c. Wetland Scientist certification	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
26. Owner(s) signature(s)	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
27. All required setbacks	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
28. Physical features	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
a. Buildings	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
b. Wells	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
c. Septic systems	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
d. Stone walls	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
e. Paved drives	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
f. Gravel drives	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
29. Location & name (If any) of any streams or water bodies	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
30. Location of existing overhead utility lines, poles, towers, etc.	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
31. Two-foot contour interval topography shown over all subject parcels	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
32. Map and lot numbers, name, addresses, and zoning of all abutting land owners	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
<b>Section III</b>				
<b>Proposed Site Conditions Plan</b>				
<b>(Use Sections I General Requirements &amp; Section II General Plan Information)</b>				
1. Surveyor's stamp and signature by Licensed Land Surveyor	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
2. Proposed lot configuration defined by metes and bounds	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
3. Proposed easements defined by metes & bounds. Check each type of proposed easement applicable to this application:	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
a. Drainage easement(s)	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
b. Slope easement(s)	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
c. Utility easement(s)	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
d. Temporary easement(s) (such as temporary turnaround)	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
e. Roadway widening easement(s)	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
f. Walking trail easement(s)	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
g. Other easement(s) Note type(s)	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
4. Area of each lot (in acres & square feet):	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
a. Total upland(s)	<input checked="" type="checkbox"/>	<input type="checkbox"/>		

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**Application Checklist**

**Barrington Subdivision Regulations**

b. Contiguous uplands(s)	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
5. Proposed streets:	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
a. Name(s) labeled	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
b. Width of right-of-way dimensioned	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
c. Pavement width dimensioned	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
6. Source and datum of topographic information (USGS required)	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
7. Show at least one benchmark per sheet (min.) and per 5 acres (min.) of total site area	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
8. Soil Conservation Service (SCS) soil survey information	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
9. Location, type, size & inverts of the following (as applicable):	<input type="checkbox"/>	<input type="checkbox"/>		
a. Existing water systems	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
b. Existing drainage systems	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
c. Existing utilities	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
10. 4K affluent areas with 2 test pit locations shown with suitable leaching areas	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Provided	
11. Location of all water wells with protective radii as required by the NH Department Of Environmental Services (meeting Town and NHDES setback requirements)	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
12. Existing tree lines	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
13. Existing ledge outcroppings & other significant natural features	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
14. Drainage, Erosion and Sediment Control Plan(s) containing all of the requirements specified in Section 16.3.2 (Final Plan Requirements) of the Subdivision Regulations	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
<b>Section IV</b>				
<b>Construction Detail Drawings</b>				
Note: Construction details to conform with NHDOT Standards & Specifications for Roads & Bridges, Town of Barrington Highway Department requirements, and Subdivision Regulations	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
1. Typical cross-section of roadway	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
2. Typical driveway apron detail	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
3. Curbing detail	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
4. Guardrail detail	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
5. Sidewalk detail	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
6. Traffic signs and pavement markings	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
7. Drainage structure(s):	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
8. Outlet protection riprap apron	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
9. Level spreader	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
10. Treatment swale	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
11. Typical section at detention basin	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
12. Typical pipe trench	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
13. Fire protection details	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
14. Erosion control details:	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
15. Construction Notes	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
a. Construction sequence	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
b. Erosion control notes	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
c. Landscaping notes	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
d. Water system construction notes	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
e. Sewage system construction notes	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
f. Existing & finish centerline grades	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
g. Proposed pavement - Typical cross-section	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
h. Right-of-way and easement limits	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
i. Embankment slopes	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
j. Utilities	<input type="checkbox"/>	<input checked="" type="checkbox"/>		

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Section V Supporting Documentation If Required					
1.	Calculation of permitted housing density (for Conservation Subdivisions only as required in Article 6 of the Barrington Zoning Ordinance)	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
2.	Stormwater management report	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
3.	Traffic impact analysis	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
4.	Environmental impact assessment	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
5.	Hydrogeologic study	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
6.	Fiscal impact study provided	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
7.	Calculation of permitted housing density (for Conservation Subdivisions only as required in Article 6 of the Barrington Zoning Ordinance)	<input type="checkbox"/>	<input checked="" type="checkbox"/>		
8.	Site Inventory and Conceptual Development Plan (from preliminary Conservation Subdivision review only)	<input type="checkbox"/>	<input checked="" type="checkbox"/>		

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APPLICATION AGREEMENT

603-335-4623

I hereby apply for Subdivision Plan Review and acknowledge I will comply with all of the ordinances of the Town Of Barrington, New Hampshire State Laws, as well as any stipulations of the Planning Board, in development and construction of this project. I understand that if any of the subdivision Plan or Application specifications are incomplete, the Application will be considered rejected.

In consideration for approval and the privileges accruing thereto, the subdivider thereby agrees:

- E. To carry out the improvements agreed upon and as shown and intended by said plat, including any work made necessary by unforeseen conditions which become apparent during construction of the subdivision.
- E. To post all streets "Private" until accepted by the Town and to provide and install street signs as approved by the Selectmen of the Town for all street intersections.
- E. To give the Town on demand, proper deeds for land or rights-of-way reserved on the plat for streets, drainage, or other purposes as agreed upon.
- E. To save the Town harmless from any obligation it may incur or repairs it may make, because of my failure to carry out any of the foregoing provisions.
- E. Mr/Mrs OLIVE of BERRY SURVEYING to whom all communications to the subdivider may be addressed with any proceedings arising out of the agreement herein.

Signature of Owner: [Handwritten Signature]

Signature of Developer: \_\_\_\_\_

Technical Review Signatures: \_\_\_\_\_

Town Engineer/Planner Approval Signature: \_\_\_\_\_ The owners, by the filing of this application as indicated above, hereby give permission for any member of the Barrington Planning Board, the Town Engineer, The Conservation Commission and such agents or employees of the Town or other persons as the Planning Board may authorize, to enter upon the property which is the subject of this application at all reasonable times for the purpose of such examinations, surveys, test and inspections as may be appropriate.

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Application Checklist

Barrington Subdivision Regulations

(Refusal to sign this permission form does not invalidate an application, but the Planning Board may not be able to make an informed decision regarding unseen lands with potential areas of concerns).

Signature of Owner:

*Abigail Mathes Han*

Note: The developer/individual in charge must have control over all project work and be available to the Road Agent and Code Enforcement Officer during the construction phase of the project. The Road Agent and Code Enforcement Officer must be notified within two (2) working days of any change by the individual in charge of the project.

ADMINISTRATIVE AND REVIEW FEES

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Subdivision Plan Waiver Request Form

Under Subdivision Plan Regulations 5.3-Request for Waivers, 8.1-Waivers for Specific Plan Submission Requirements and 11.1-General Waiver Provision

If there is more than one waiver requested, each waiver request is to be individually listed and described, as each waiver is considered individually by the Town of Barrington Planning Board. A petition for waiver shall be submitted in writing by the applicant with the application for review. The request shall fully state the grounds for which the waiver is requested and all facts supporting this request with reference to the applicable Barrington Subdivision Regulations article, section and paragraph. Each waiver granted shall be listed on the approved subdivision plan which is to be recorded at the Strafford County Registry of Deeds.

Name of Subdivision Plan (See Title Box):  
Abigail Mathes Pitou

Case Number: 219-43-GB-16-Sub

Site Location: Seavey Bridge Road

Zoning District(s): General Residential

Owner (s): Abigail Mathes Pitou

Address of Owner(s): 5501 N. Lillehammer Lane #4312

Address Line 2: Park City, UT 84098

Name of Applicant (if different from owner): Daniel O'Lone (Berry Surveying & Engineering)

Phone Number: 603-332-2863

Email: berrysurvey@metrocast.net

Land Surveyor: Kenneth A. Berry, LLS #805 (Berry Surveying & Engineering)

I Daniel O'Lone seek the following waiver to the Town of Barrington

Subdivision Regulations for the above case submittal:

Checklist Section 2, Item 31 "Two-foot contour intervals shown over all subject parcels"

Berry Surveying & Engineering performed a topographical survey of the area affected by the subdivision as shown on Sheet 2 of 3. To perform an entire topographical survey of the 88.7 acre parcel would encumber the landowner with a large financial burden and would not result in a dataset that would provide benefit to this subdivision or to the Planning Board in making a decision on this application. We respectfully request that you waive the requirement for a complete topographical survey in this case.

Article-5.3.1(6)  
Subdivision  
Regs  
Existing Grades

Signature of Owner/Applicant

3-9-16

Date

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Revised 11/06/2014

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## Subdivision Plan Waiver Request Form

*Under Subdivision Plan Regulations 5.3-Request for Waivers, 8.1-Waivers for Specific Plan Submission Requirements and 11.1-General Waiver Provision*

If there is more than one waiver requested, each waiver request is to be individually listed and described, as each waiver is considered individually by the Town of Barrington Planning Board. A petition for waiver shall be submitted in writing by the applicant with the application for review. The request shall fully state the grounds for which the waiver is requested and all facts supporting this request with reference to the applicable Barrington Subdivision Regulations article, section and paragraph. **Each waiver granted shall be listed on the approved subdivision plan which is to be recorded at the Strafford County Registry of Deeds.**

Name of Subdivision Plan (See Title Box):  
Abigail Mathes Pitou

Case Number: 219-43-GR-16-Sub

Site Location: Seavey Bridge Road

Zoning District(s): General Residential

Owner (s): Abigail Mathes Pitou

Address of Owner(s): 5501 N. Lillehammer Lane #4312

Address Line 2: Park City, UT 84098

Name of Applicant (if different from owner): Daniel O'Lone (Berry Surveying & Engineering)

Phone Number 603-332-2863

Email berrysurvey@metrocast.net

Land Surveyor: Kenneth A. Berry, LLS #805 (Berry Surveying & Engineering)

I Daniel O'Lone seek the following waiver to the Town of Barrington

Subdivision Regulations for the above case submittal:

**Checklist Section 2, Item 18 "Boundary of entire parcel to be subdivided"**

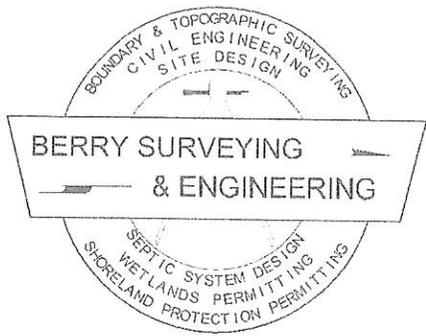
Berry Surveying & Engineering performed a boundary survey of the area affected by the subdivision as shown on Sheet 2 of 3. To perform an entire survey of the 88.7 acre parcel would encumber the landowner with a large financial burden and would not result in a dataset that would provide benefit to this subdivision or to the Planning Board in making a decision on this application. We respectfully request that you waive the requirement for a complete boundary survey in this case.

*Subdivision  
Reqs  
Article 5.3.1 (5)  
Surveyed Property Lines*

3-9-16

Signature of Owner/Applicant

Date



## **BERRY SURVEYING & ENGINEERING**

335 Second Crown Point Road

Barrington, NH 03825

Phone: (603) 332-2863

Fax: (603) 335-4623

[www.BerrySurveying.Com](http://www.BerrySurveying.Com)

March 9, 2016

### Abutters List

#### **Owner:**

#### **Tax Map 219, Lot 43**

Abigail Mathes Pitou  
110 Raymond Rd  
Deerfield, NH 03037  
*Book 4227, Page 1079*

#### **Abutters:**

#### **Tax Map 219, Lot 04**

Robert C & Diane T Champlin Rev Trs  
163 Scruton Pond Rd  
Barrington, NH 03825  
*Book 4308, Page 605*

#### **Tax Map 219, Lot 05**

Raynor Orin & Janet Le Hawkins Fam Trs  
171 Scruton Pond Rd.  
Barrington, NH 03825  
*Book 4122, Page 629*

#### **Tax Map 219, Lot 06**

Donald Gagne  
PO Box 53  
Barrington, NH 03825

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**Tax Map 219, Lot 07**

Jorge E & Diane V Madariaga  
189 Scruton Pond Rd  
Barrington, NH 03825

**Tax Map 219, Lot 12**

Laura A Murphy  
20 Oakdale Rd  
Reading, MA 01864  
*Book 3506, Page 76*

**Tax Map 219, Lot 013**

James B Bennett  
Renee Beauregard-Bennett  
215 Scruton Pond Rd  
Barrington, NH 03825  
*Book 3840, Page 715*

**Tax Map 219, Lot 030 & 031**

Sherry L Legere  
195 Brewster Rd  
Barrington, NH 03825  
*Book 3951, Page 138*

**Tax Map 219, Lot 032**

Scott & Sharon Kittredge  
1658 Franklin Pierce Highway  
Barrington, NH 03825  
*Book 4335, Page 499*

**Tax Map 219, Lot 042**

Jeffery S & Leslie A Strayer  
131 Greenhill Rd  
Barrington, NH 03825



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**Tax Map 219, Lot 044**

Jason E & Emily D Bryant  
12 Renaud Ave  
Dover, NH 03820  
*Book 4316, Page 628*

**Tax Map 219, Lot 045**

Jill Barr-Lagis  
PO Box 1138  
Crested Butte, CO 81224  
*Book 2542, Page 105*

**Tax Map 219, Lot 072**

Timothy E & Susan M Estes  
366 Los Cerritos Dr  
Vallejo, CA 94589  
*Book 3687, Page 597*

**Tax Map 219, Lot 073**

Matthew & Michele Magnusson  
144 Greenhill Rd  
Barrington, NH 03825  
*Book 3395, Page 716*

**Tax Map 219, Lot 074**

Peter & Carol Schrier  
138 Greenhill Rd  
Barrington, NH 03825



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**Professionals:**

Kenneth A. Berry PE LLS  
Christopher R. Berry, Project Manager  
Berry Surveying & Engineering  
335 Second Crown Point Road  
Barrington, NH 03825

Fraggle Rock Env.  
Damon Burt, CWS  
38 Garland Road  
Strafford, NH 03884



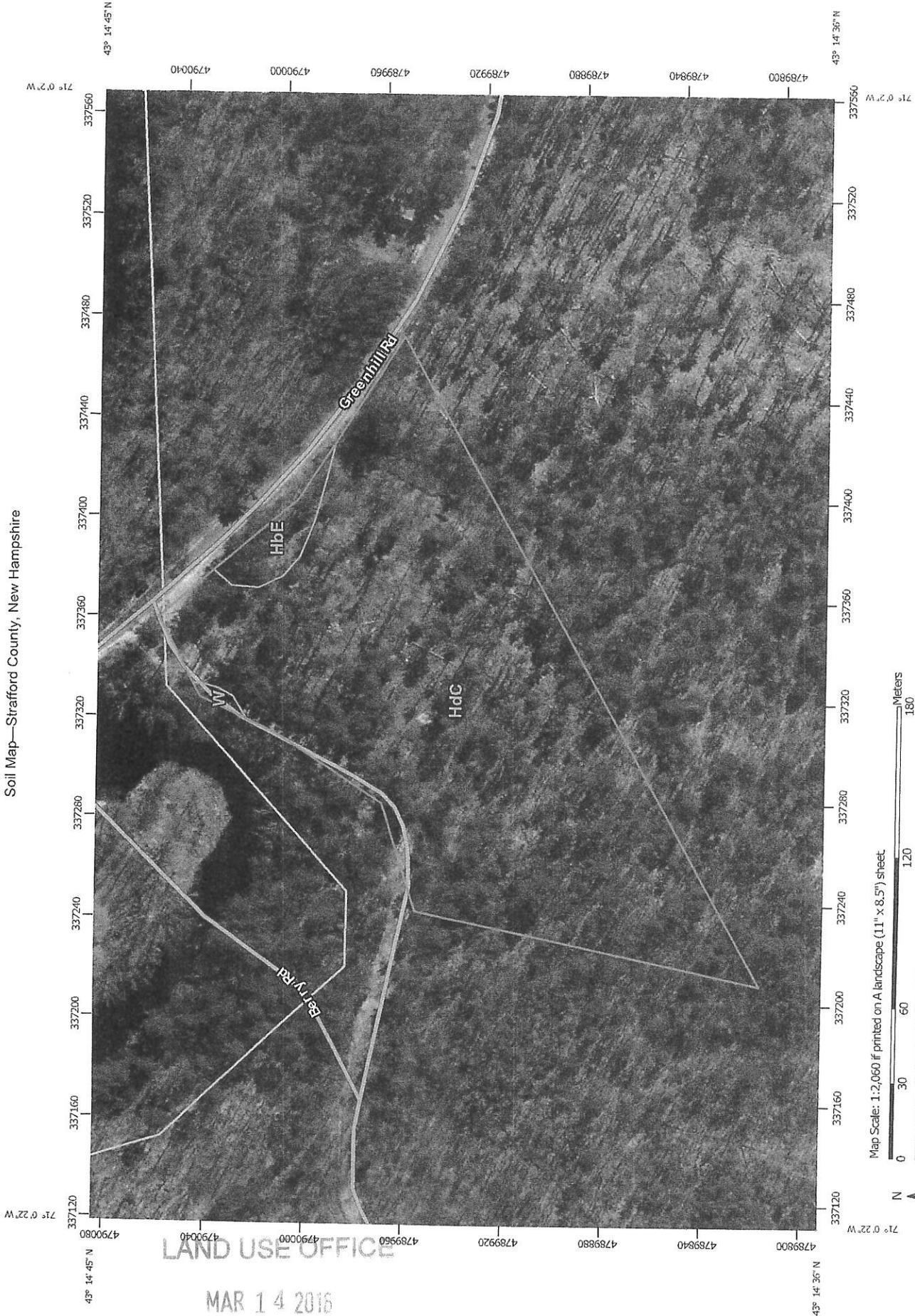
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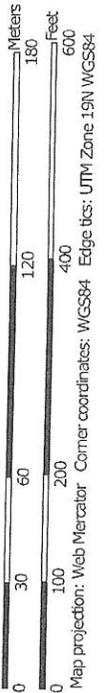
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Soil Map—Strafford County, New Hampshire



Map Scale: 1:2,060 if printed on A landscape (11" x 8.5") sheet.



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USDA  
Natural Resources  
Conservation Service

Web Soil Survey  
National Cooperative Soil Survey

## MAP LEGEND

- Area of Interest (AOI)
- Soils
- Soil Map Unit Polygons
- Soil Map Unit Lines
- Soil Map Unit Points
- Special Point Features**
  - Blowout
  - Borrow Pit
  - Clay Spot
  - Closed Depression
  - Gravel Pit
  - Gravelly Spot
  - Landfill
  - Lava Flow
  - Marsh or swamp
  - Mine or Quarry
  - Miscellaneous Water
  - Perennial Water
  - Rock Outcrop
  - Saline Spot
  - Sandy Spot
  - Severely Eroded Spot
  - Sinkhole
  - Slide or Slip
  - Sodic Spot
- Water Features**
  - Streams and Canals
- Transportation**
  - Rails
  - Interstate Highways
  - US Routes
  - Major Roads
  - Local Roads
- Background**
  - Aerial Photography
- Spoil Area
- Stony Spot
- Very Stony Spot
- Wet Spot
- Other
- Special Line Features

## MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:20,000.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service  
 Web Soil Survey URL: <http://websoilsurvey.nrcs.usda.gov>  
 Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: Strafford County, New Hampshire  
 Survey Area Data: Version 15, Sep 18, 2015

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: Apr 8, 2011—May 1, 2011

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

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## Map Unit Legend

Strafford County, New Hampshire (NH017)			
Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
HbE	Hinckley loamy sand, 15 to 60 percent slopes	0.2	3.2%
HdC	Hollis-Charlton very rocky fine sandy loams, 8 to 15 percent slopes	6.2	96.3%
W	Water	0.0	0.4%
<b>Totals for Area of Interest</b>		<b>6.4</b>	<b>100.0%</b>

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www.BerrySurveying.Com

Test Holes Completed for: Abigail Mathes Pitou

By: Berry Surveying & Engineering

March 9, 2016

### Test Hole #1

#### Depth

#### Description

0-9"

10YR 3/3, Fine Sandy Loam, Granular, Friable

9-24"

10YR 5/6, Fine Sandy Loam, Granular,  
Friable

24-48"

10YR 4/6, Fine Sandy Loam, Granular, Friable, 10% depletions  
and concentrations

E.S.H.W.T @ 24"  
Terminated @ 48"  
Ledge @ 48"  
No H2O Observed

### Test Hole #1A

#### Depth

#### Description

0-7"

10YR 3/4, Fine Sandy Loam, Granular, Friable

7-24"

10YR 5/8, Fine Sandy Loam, Granular,  
Friable

24-48"

10YR 4/6, Fine Sandy Loam, Granular, Friable, 10% depletions  
and concentrations

E.S.H.W.T @ 24"  
Terminated @ 48"  
Ledge @ 48"  
No H2O Observed

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**Test Hole #2**

0-12" 10YR 3/3, Fine Sandy Loam, Granular, Friable  
12-27" 10YR 5/6, Fine Sandy Loam, Granular, Friable  
27-52" 10YR 5/3, Fine Sandy Loam, Granular, Friable, common mottles

E.S.H.W.T @ 27"  
Terminated @ 52"  
No Refusal  
No H2O Observed

**Test Hole #2A**

0-8" 10YR 3/3, Fine Sandy Loam, Granular, Friable  
8-27" 10YR 5/6, Fine Sandy Loam, Granular, Friable  
27-48" 10YR 5/3, Fine Sandy Loam, Granular, Friable, common mottles

E.S.H.W.T @ 27"  
Terminated @ 48"  
No Refusal  
No H2O Observed

**Test Hole #3**

0-3" 10YR 3/3, Fine Sandy Loam, Granular, Friable  
3-15" 10YR 5/8, Fine Sandy Loam, Granular, Friable  
15-30" 10YR 4/6, Fine Sandy Loam, Granular, Friable  
30-48" 10YR 4/6, Fine Sandy Loam, Granular, Friable, 10% depletions  
And concentrations

E.S.H.W.T @ 30"  
Terminated @ 48"  
No Refusal  
H2O Observed @ 42"



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**Test Hole #3A**

0-5"	10YR 3/3, Fine Sandy Loam, Granular, Friable
5-12"	10YR 5/8, Fine Sandy Loam, Granular, Friable
12-30"	10YR 4/6, Fine Sandy Loam, Granular, Friable
30-50"	10YR 4/6, Fine Sandy Loam, Granular, Friable, 10% depletions And concentrations

E.S.H.W.T @ 30"  
Terminated @ 50"  
No Refusal  
H2O Observed @ 42"



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