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BY: FREDERICK E. DREW ASSOCIATES
DATED: APRIL 1977
S.C.R.D. PLAN #17A-159

2.) "LOT 3 SUBDIVISION, OAKHURST, OWNER: IRENE TEAGUE, BARRINGTON, N.H."
BY: FREDERICK E. DREW ASSOCIATES
DATED: JUNE 1982
S.C.R.D. PLAN #17B-179

3.) "PLAN OF LAND BUMFAGGIN WOODS, BARRINGTON N.H., OWNER: HENRY AND MILLICENT GOODSTEIN AND WALTER W. CHENEY, SHEETS 1-3"
BY: FREDERICK E. DREW ASSOCIATES
DATED: JUNE 1987
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BY: G.L. DAVIS & ASSOCIATES
DATED: SEPTEMBER 19, 1973
S.C.R.D. PLAN #48, POCKET#12, FOLDER#1

5.) "PROPOSED SUBDIVISION LOT 23-3 FOR JOHN R. & PAMELA P. BINGHAM, 228 MERRY HILL ROAD, BARRINGTON, NH, TAX MAP 257, LOT 23"
BY: BERRY SURVEYING & ENGINEERING
DATED: FEBRUARY 10, 2016
FILE NO. DB 2015-129A
TO BE RECORDED AT S.C.R.D.

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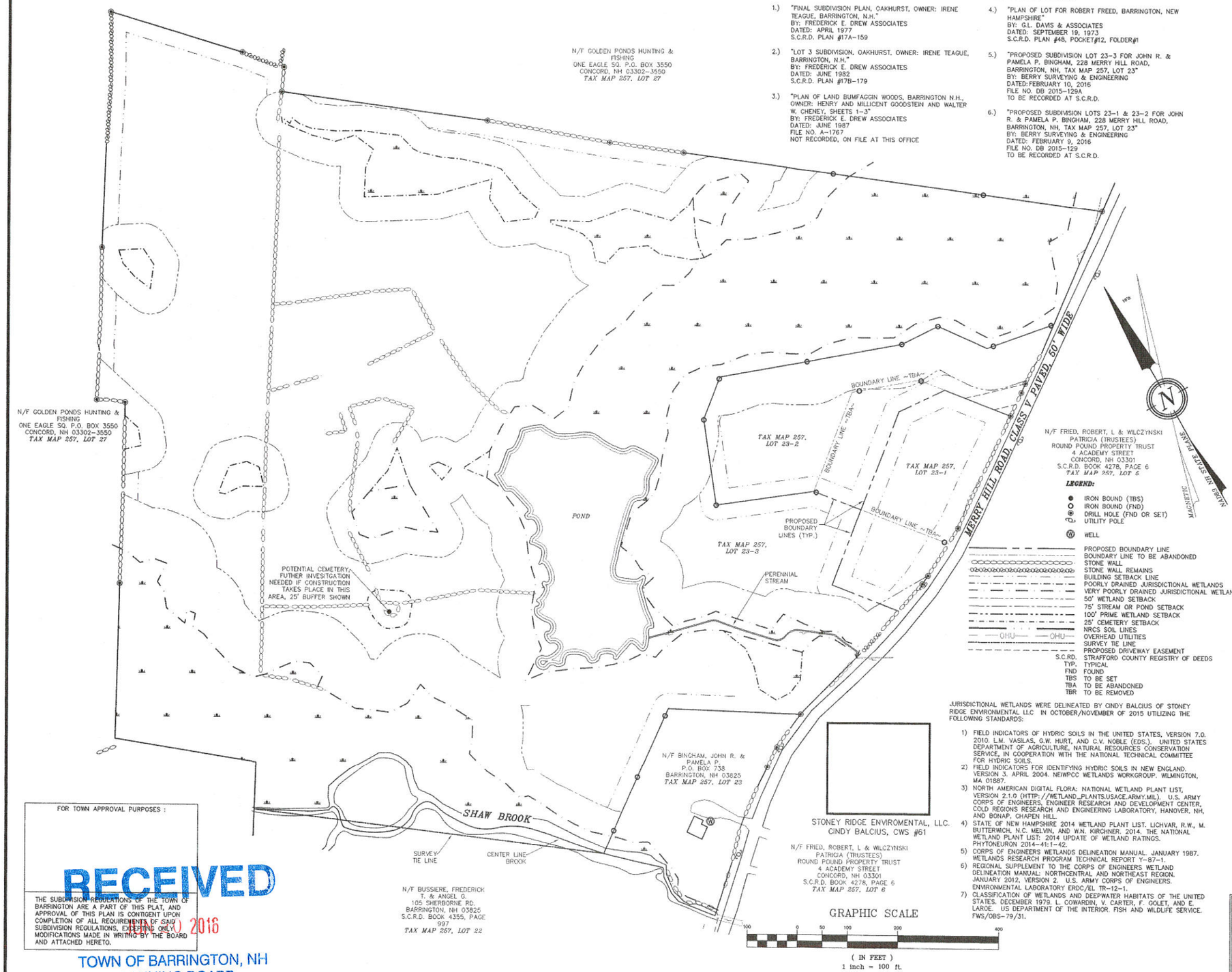
BY: BERRY SURVEYING & ENGINEERING
DATED: FEBRUARY 9, 2016
FILE NO. DB 2015-129
TO BE RECORDED AT S.C.R.D.

LOCATION PLAN
BARRINGTON, NH
NOT TO SCALE



LEGEND:

- IRON BOUND (TBS)
- IRON BOUND (FND)
- DRILL HOLE (FND OR SET)
- UTILITY POLE
- WELL
- PROPOSED BOUNDARY LINE
- BOUNDARY LINE TO BE ABANDONED
- STONE WALL
- STONE WALL REMAINS
- BUILDING SETBACK LINE
- POORLY DRAINED JURISDICTIONAL WETLANDS
- VERY POORLY DRAINED JURISDICTIONAL WETLANDS
- 50' WETLAND SETBACK
- 75' STREAM OR POND SETBACK
- 100' PRIME WETLAND SETBACK
- 25' CEMETERY SETBACK
- NRCS SOIL LINES
- OHU — OHU — OVERHEAD UTILITIES
- SURVEY TIE LINE
- PROPOSED DRIVEWAY EASEMENT

S.C.R.D. STRAFFORD COUNTY REGISTRY OF DEEDS
TYP. TYPICAL
FND FOUND
TBS TO BE SET
TBA TO BE ABANDONED
TBR TO BE REMOVED

JURISDICTIONAL WETLANDS WERE DELINEATED BY CINDY BALCIUS OF STONEY RIDGE ENVIRONMENTAL LLC IN OCTOBER/NOVEMBER OF 2015 UTILIZING THE FOLLOWING STANDARDS:

1) FIELD INDICATORS OF HYDRIC SOILS IN THE UNITED STATES, VERSION 7.0. 2010. L.M. VASILAS, G.W. HURT, AND C.V. NOBLE (EDS.). UNITED STATES DEPARTMENT OF AGRICULTURE, NATURAL RESOURCES CONSERVATION SERVICE, IN COOPERATION WITH THE NATIONAL TECHNICAL COMMITTEE FOR HYDRIC SOILS.
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3) NORTH AMERICAN DIGITAL FLORA: NATIONAL WETLAND PLANT LIST, VERSION 2.1.0 (HTTP://WETLAND_PLANTS.USACE.ARMY.MIL). U.S. ARMY CORPS OF ENGINEERS, ENGINEER RESEARCH AND DEVELOPMENT CENTER, COLD REGIONS RESEARCH AND ENGINEERING LABORATORY, HANOVER, NH, AND BONAP, CHAPEN HILL.
4) STATE OF NEW HAMPSHIRE 2014 WETLAND PLANT LIST. LICHVAR, R.W., M. BUTTERWICH, N.C. MELVIN, AND W.N. KIRCHNER. 2014. THE NATIONAL WETLAND PLANT LIST: 2014 UPDATE OF WETLAND RATINGS. PHYTONEURON 2014-41:1-42.
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NOTES:

1.) OWNER: JOHN R. & PAMELA P. BINGHAM
P.O. BOX 738
BARRINGTON, NH 03825

2.) TAX MAP 257, LOT 23-1, 23-2, 23-3

3.) TOTAL LOT AREA: LOT 23-1:
80,436 Sq. Ft., 1.85 Ac.

LOT 23-2:
103,629 Sq. Ft., 2.38 Ac.

LOT 23-3:
2,018,18 Sq. Ft., 46.33 Ac

4.) S.C.R.D. BOOK 4344, PAGE 909

5.) ZONING: GENERAL RESIDENTIAL
SETBACKS:
FRONT - 40.0'
SIDE - 30.0'
REAR - 30.0'
WETLANDS BUFFER - 50.0'
PRIME WETLANDS - 100.0'
MIN. LOT SIZE
80,000 Sq. Ft.
MIN. LOT FRONTAGE
200'
MAX. BLDG. HEIGHT
35'
MAX. LOT COVERAGE
40%

6.) I HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE & BELIEF, THIS PARCEL DOES NOT FALL WITHIN THE FLOOD PLAIN FLOOD HAZARD REF.: FEMA COMMUNITY# -330178, MAP# - 33017C0280D, DATED: MAY 17, 2005 & FEMA COMMUNITY# - 330178, MAP # - 33017C0290D, DATED: MAY 17, 2005

7.) VERTICAL DATUM BASED ON USGS NAVD88 ELEVATIONS. HORIZONTAL COORDINATES BASED ON NAD83. COORDINATES GATHERED USING TOPCON HIPER SR SURVEY GRADE GPS

8.) IF, DURING CONSTRUCTION, IT BECOMES APPARENT THAT DEFICIENCIES EXIST IN THE APPROVED DESIGN DRAWINGS, THE OWNER SHALL BE REQUIRED TO CORRECT THE DEFICIENCIES TO MEET THE REQUIREMENTS OF THE REGULATIONS AT NO EXPENSE TO THE TOWN.

9.) REQUIRED EROSION CONTROL MEASURES SHALL BE INSTALLED PRIOR TO ANY DISTURBENCE OF THE SITE'S SURFACE AREA AND SHALL BE MAINTAINED THOUGHT 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.

10.) ALL MATERIALS AND METHODS OF CONSTRUCTION SHALL CONFORM TO TOWN REGULATIONS AND THE LATEST EDITION OF THE NEW HAMPSHIRE DEPARTMENT OF TRANSPORTATION'S STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION

11.) IN ACCORDANCE WITH TOWN REGULATIONS AND RSA 676:13, ALL IMPROVEMENTS SPECIFIED ON THESE SITE PLANS SHALL BE CONSTRUCTED, COMPLETED, INSPECTED AND APPROVED BY THE TOWN OF BARRINGTON PRIOR TO THE ISSUANCE OF A CERTIFICATE OF OCCUPANCY.

12.) A POTENTIAL CEMETERY WAS FOUND on lot 23-3 AND A 25' BUFFER WAS HELD AROUND IT.

13.) THE INTENT OF THIS PLAN IS TO REVISE THE LOT LINES BETWEEN TAX MAP 257, LOT 23-1, 23-2, & 23-3. THIS IS A 4 SHEET PLAN SET. SHEET 1 IS AN OVERVIEW OF THE LOT LINE REVISION, SHEET 2 IS THE LOT LINE REVISION SHEET, SHEET 3 SHOWS TOPOGRAPHY, SHEET 4 IS AN EASEMENT SHEET. SHEETS 1, 2 & 4 WILL BE RECORDED AT THE STRAFFORD COUNTY REGISTRY OF DEEDS. SHEET 3 WILL BE ON RECORD AT THIS OFFICE AND THE TOWN OF BARRINGTON.

14.) THE CURRENT USE OF THE PROPERTY IS FOR A RESIDENTIAL SINGLE FAMILY HOME. ALL PROPOSED LOTS WILL BE FOR RESIDENTIAL SINGLE FAMILY HOMES WITH ON SITE WELLS AND SEPTIC SYSTEMS.

FOR TOWN APPROVAL PURPOSES :

RECEIVED
JUL 01 2016

THE SUBDIVISION REGULATIONS OF THE TOWN OF BARRINGTON ARE A PART OF THIS PLAT, AND APPROVAL OF THIS PLAN IS CONTIGENT UPON COMPLETION OF ALL REQUIREMENTS OF SAID SUBDIVISION REGULATIONS, EXCEPTING ONLY MODIFICATIONS MADE IN WRITING BY THE BOARD AND ATTACHED HERETO.

TOWN OF BARRINGTON, NH
PLANNING BOARD

I CERTIFY THAT THIS PLAT EXCEEDS THE MINIMUM REQUIREMENT FOR ACCURACY AND COMPLETENESS OF THE STATE OF N.H. AND OF THE TOWN OF BARRINGTON, N.H. - 1:10,000-

6-20-16
KENNETH A. BERRY L.L.S. 805 DATE

REVISION	DATE	DESCRIPTION

OVERVIEW LOT LINE REVISION
FOR
JOHN R. & PAMELA P. BINGHAM
MERRY HILL ROAD
BARRINGTON, NH
TAX MAP 257, LOT 23-1, 23-2, & 23-3

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863

SCALE : 1 IN. EQUALS 60 FT.
DATE : JUNE 15, 2016
FILE NO. : DB 2016-050

NO. 805 LICENSED LAND SURVEYOR
STATE OF NEW HAMPSHIRE
KENNETH A. BERRY
SIGNATURE

SHEET 1 OF 4

STONEY RIDGE ENVIROMENTAL, LLC.
CINDY BALCIUS, CWS #61
SEE SHEET 1 FOR WETLAND NOTES

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BY: FREDERICK E. DREW ASSOCIATES
DATED: APRIL 1977
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DATED: SEPTEMBER 19, 1973
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DATED: FEBRUARY 10, 2016
FILE NO. DB 2015-129A
TO BE RECORDED AT S.C.R.D.

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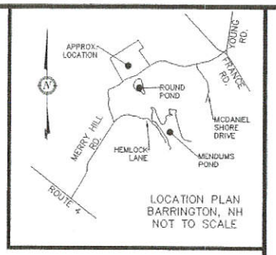

LOCATION PLAN
BARRINGTON, NH
NOT TO SCALE

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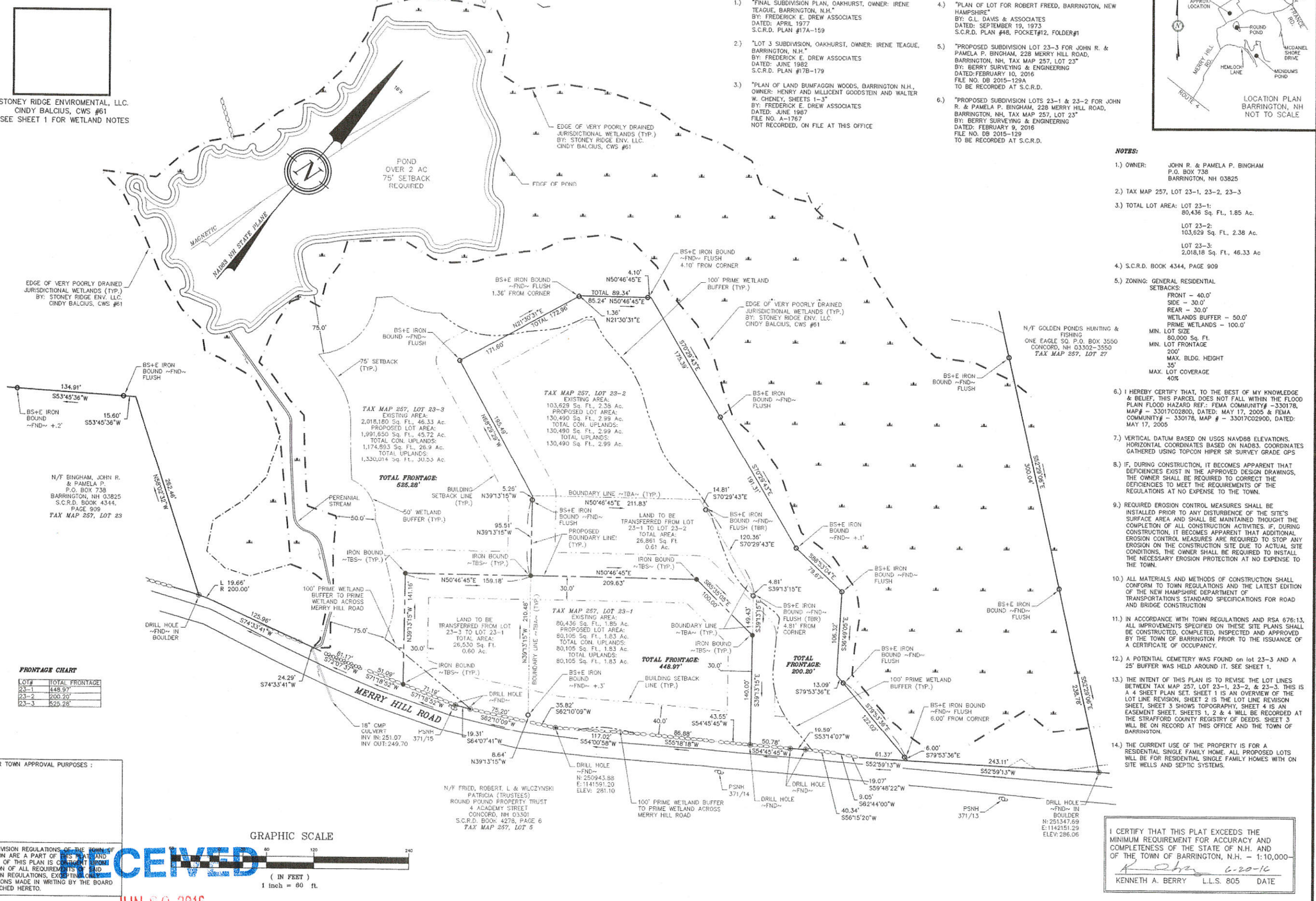

FRONTAGE CHART

LOT#	TOTAL FRONTAGE
23-1	448.97'
23-2	200.20'
23-3	525.28'

GRAPHIC SCALE
0 60 120 240
(IN FEET)
1 inch = 60 ft.

FOR TOWN APPROVAL PURPOSES :

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RECEIVED
JUN 20 2016
TOWN OF BARRINGTON, NH
PLANNING BOARD

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KENNETH A. BERRY L.L.S. 805 DATE

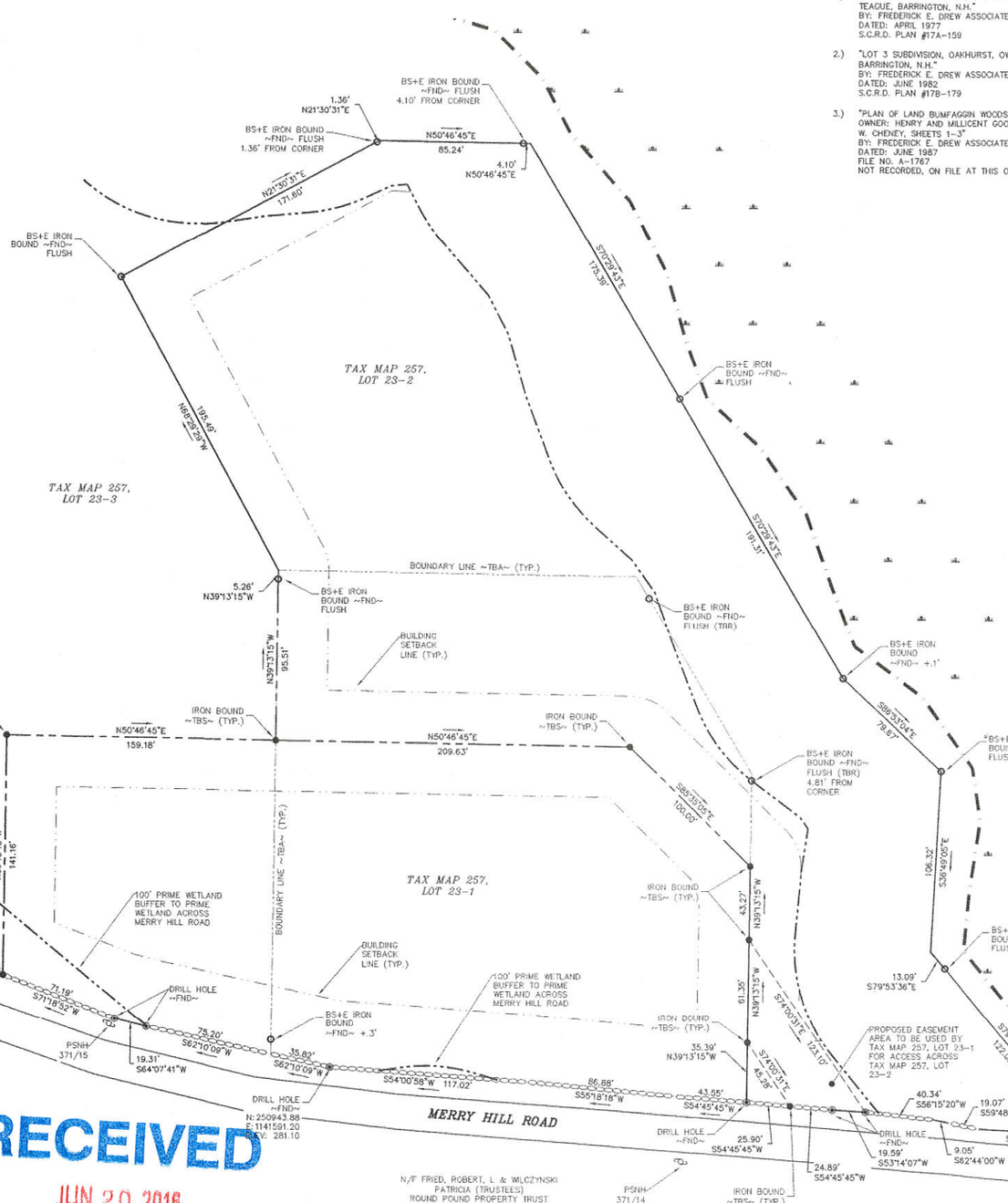
REVISION	DATE	DESCRIPTION

PROPOSED LOT LINE REVISION
FOR
JOHN R. & PAMELA P. BINGHAM
228 MERRY HILL ROAD
BARRINGTON, NH
TAX MAP 257, LOT 23-1, 23-2, & 23-3

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863

SCALE : 1 IN. EQUALS 60 FT.
DATE : JUNE 15, 2016
FILE NO. : DB 2016-050

STATE OF NEW HAMPSHIRE LICENSED LAND SURVEYOR NO. 805 KENNETH A. BERRY SIGNATURE



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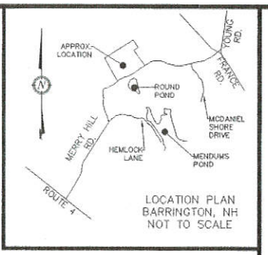
STONEY RIDGE ENVIROMENTAL, LLC.
CINDY BALCIUS, CWS #61

I CERTIFY THAT THIS SURVEY PLAT IS NOT A SUBDIVISION PURSUANT TO THIS TITLE AND THAT THE LINES OF STREETS AND WAYS SHOWN ARE THOSE OF PUBLIC OR PRIVATE STREETS OR WAYS ALREADY ESTABLISHED AND THAT NO NEW WAYS ARE SHOWN.

KENNETH A. BERRY L.L.S. 805 6-20-16 DATE



LOCATION PLAN
BARRINGTON, NH
NOT TO SCALE

NOTES:

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80,000 Sq. Ft.
MIN. LOT FRONTAGE
200'
MAX. BLDG. HEIGHT
35'
MAX. LOT COVERAGE
40%

6.) THE INTENT OF THIS PLAN IS TO SHOW A PROPOSED DRIVEWAY EASEMENT. IT WILL PROVIDE ACCESS TO TAX MAP 257, LOT 23-1 ACROSS TAX MAP 257, LOT 23-2. THIS PLAN IS TO BE RECORDED SIMULTANEOUSLY WITH THE LOT LINE REVISION PLANS OF EQUAL DATE.

REVISION	DATE	DESCRIPTION

PROPOSED EASEMENT
FOR
JOHN R. & PAMELA P. BINGHAM
MERRY HILL ROAD
BARRINGTON, NH
TAX MAP 257, LOT 23-1, 23-2, & 23-3

BERRY SURVEYING & ENGINEERING
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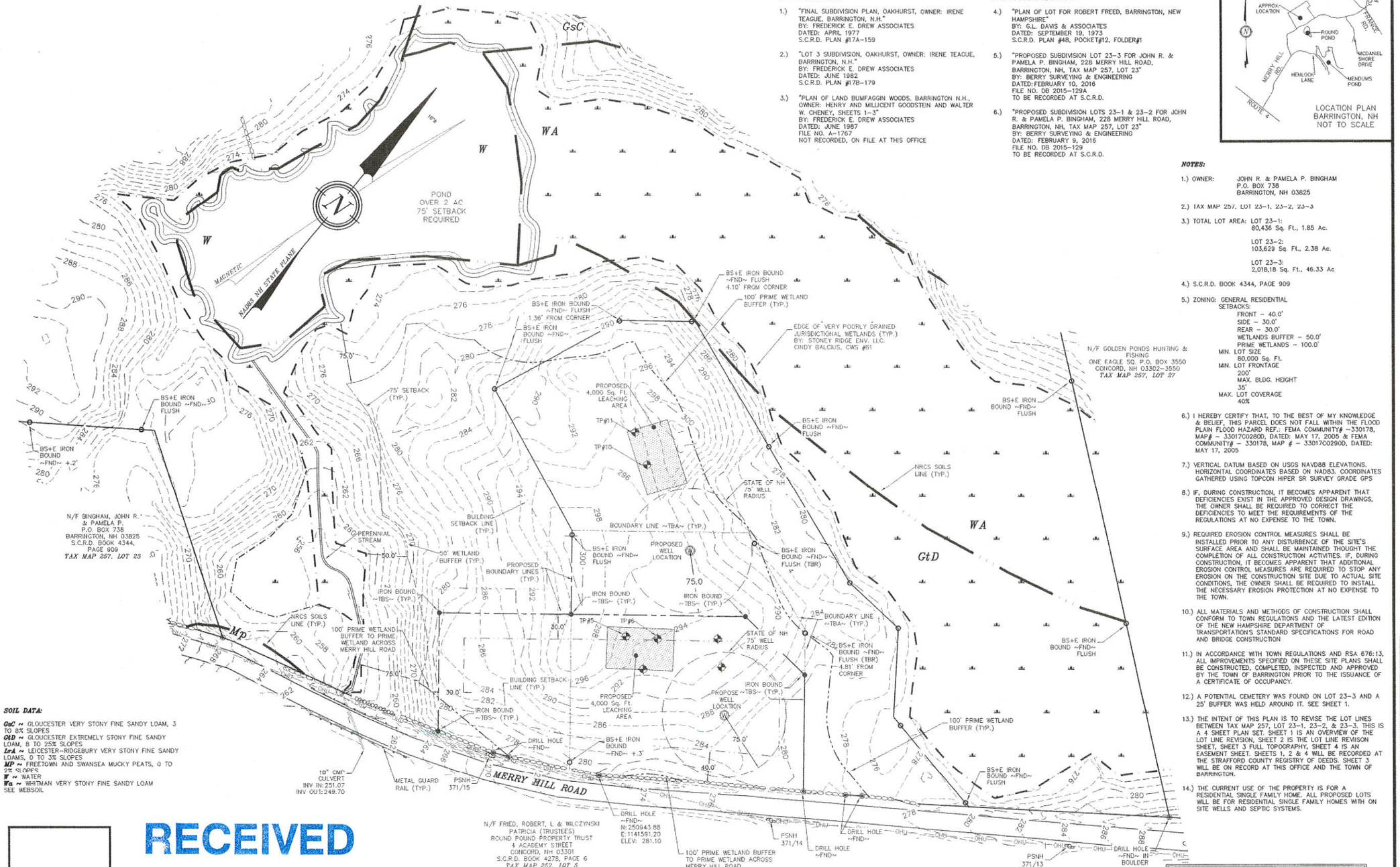
SCALE : 1 IN. EQUALS 40 FT.
DATE : JUNE 15, 2016
FILE NO. : DB 2016-050

STATE OF NEW HAMPSHIRE No. 805 LICENSED LAND SURVEYOR
KENNETH A. BERRY
SIGNATURE

SHEET 4 OF 4

RECEIVED
JUN 20 2016
TOWN OF BARRINGTON, NH
PLANNING BOARD



SOIL DATA:

GsC ~ GLOUCESTER VERY STONY FINE SANDY LOAM, 3 TO 8% SLOPES
GtD ~ GLOUCESTER EXTREMELY STONY FINE SANDY LOAM, 8 TO 25% SLOPES
LrA ~ LEICESTER-RIDGEBURY VERY STONY FINE SANDY LOAMS, 0 TO 3% SLOPES
MP ~ FREETOWN AND SWANSEA MUCKY PEATS, 0 TO 2% SLOPES
W ~ WATER
Wa ~ WHITMAN VERY STONY FINE SANDY LOAM
SEE WEBSOIL

STONEY RIDGE ENVIROMENTAL, LLC.
CINDY BALCIUS, CWS #61
SEE SHEET 1 FOR WETLAND NOTES

RECEIVED
JUN 20 2016
TOWN OF BARRINGTON, NH
PLANNING BOARD

GRAPHIC SCALE
60 0 30 60 120 240
(IN FEET)
1 inch = 60 ft.

PLAN REFERNCES:

1.) "FINAL SUBDIVISION PLAN, OAKHURST, OWNER: IRENE TEAGUE, BARRINGTON, N.H."
BY: FREDERICK E. DREW ASSOCIATES
DATED: APRIL 1977
S.C.R.D. PLAN #17A~159

2.) "LOT 3 SUBDIVISON, OAKHURST, OWNER: IRENE TEAGUE, BARRINGTON, N.H."
BY: FREDERICK E. DREW ASSOCIATES
DATED: JUNE 1982
S.C.R.D. PLAN #17B~179

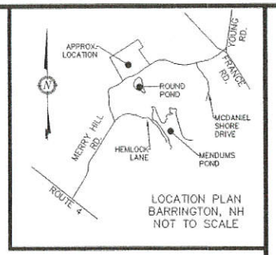
3.) "PLAN OF LAND BUMFAGGIN WOODS, BARRINGTON N.H., OWNER: HENRY AND MILLICENT GOODSTEIN AND WALTER W. CHENEY, SHEETS 1~3"
BY: FREDERICK E. DREW ASSOCIATES
DATED: JUNE 1987
FILE NO. A~1767
NOT RECORDED, ON FILE AT THIS OFFICE

PLAN REFERNCES CONT.:

4.) "PLAN OF LOT FOR ROBERT FREED, BARRINGTON, NEW HAMPSHIRE"
BY: G.L. DAVIS & ASSOCIATES
DATED: SEPTEMBER 19, 1973
S.C.R.D. PLAN #48, POCKET#12, FOLDER#1

5.) "PROPOSED SUBDIVISION LOT 23~3 FOR JOHN R. & PAMELA P. BINGHAM, 228 MERRY HILL ROAD, BARRINGTON, NH, TAX MAP 257, LOT 23"
BY: BERRY SURVEYING & ENGINEERING
DATED: FEBRUARY 9, 2016
FILE NO. DB 2015~129A
TO BE RECORDED AT S.C.R.D.

6.) "PROPOSED SUBDIVISION LOTS 23~1 & 23~2 FOR JOHN R. & PAMELA P. BINGHAM, 228 MERRY HILL ROAD, BARRINGTON, NH, TAX MAP 257, LOT 23"
BY: BERRY SURVEYING & ENGINEERING
DATED: FEBRUARY 9, 2016
FILE NO. DB 2015~129
TO BE RECORDED AT S.C.R.D.



LOCATION PLAN
BARRINGTON, NH
NOT TO SCALE

NOTES:

1.) OWNER: JOHN R. & PAMELA P. BINGHAM
P.O. BOX 738
BARRINGTON, NH 03825

2.) TAX MAP 257, LOT 23~1, 23~2, 23~3

3.) TOTAL LOT AREA: LOT 23~1:
80,436 Sq. Ft., 1.85 Ac.

LOT 23~2:
103,629 Sq. Ft., 2.38 Ac.

LOT 23~3:
2,018,18 Sq. Ft., 46.33 Ac

4.) S.C.R.D. BOOK 4344, PAGE 909

5.) ZONING: GENERAL RESIDENTIAL
SETBACKS:
FRONT ~ 40.0'
SIDE ~ 30.0'
REAR ~ 30.0'
WETLANDS BUFFER ~ 50.0'
PRIME WETLANDS ~ 100.0'
MIN. LOT SIZE
80,000 Sq. Ft.
MIN. LOT FRONTAGE
200'
MAX. BLDG. HEIGHT
35'
MAX. LOT COVERAGE
40%

6.) I HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE & BELIEF, THIS PARCEL DOES NOT FALL WITHIN THE FLOOD PLAIN FLOOD HAZARD REF.: FEMA COMMUNITY# ~330178, MAP# ~ 33017C0280D, DATED: MAY 17, 2005 & FEMA COMMUNITY# ~ 330178, MAP # ~ 33017C0290D, DATED: MAY 17, 2005

7.) VERTICAL DATUM BASED ON USGS NAVD88 ELEVATIONS. HORIZONTAL COORDINATES BASED ON NAD83. COORDINATES GATHERED USING TOPCON HIPER SR SURVEY GRADE GPS

8.) IF, DURING CONSTRUCTION, IT BECOMES APPARENT THAT DEFICIENCIES EXIST IN THE APPROVED DESIGN DRAWINGS, THE OWNER SHALL BE REQUIRED TO CORRECT THE DEFICIENCIES TO MEET THE REQUIREMENTS OF THE REGULATIONS AT NO EXPENSE TO THE TOWN.

9.) REQUIRED EROSION CONTROL MEASURES SHALL BE INSTALLED PRIOR TO ANY DISTURBENCE OF THE SITE'S SURFACE AREA AND SHALL BE MAINTAINED THOUGHT 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.

10.) ALL MATERIALS AND METHODS OF CONSTRUCTION SHALL CONFORM TO TOWN REGULATIONS AND THE LATEST EDITION OF THE NEW HAMPSHIRE DEPARTMENT OF TRANSPORTATION'S STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION

11.) IN ACCORDANCE WITH TOWN REGULATIONS AND RSA 676:13, ALL IMPROVEMENTS SPECIFIED ON THESE SITE PLANS SHALL BE CONSTRUCTED, COMPLETED, INSPECTED AND APPROVED BY THE TOWN OF BARRINGTON PRIOR TO THE ISSUANCE OF A CERTIFICATE OF OCCUPANCY.

12.) A POTENTIAL CEMETERY WAS FOUND ON LOT 23~3 AND A 25' BUFFER WAS HELD AROUND IT. SEE SHEET 1.

13.) THE INTENT OF THIS PLAN IS TO REVISE THE LOT LINES BETWEEN TAX MAP 257, LOT 23~1, 23~2, & 23~3. THIS IS A 4 SHEET PLAN SET. SHEET 1 IS AN OVERVIEW OF THE LOT LINE REVISON, SHEET 2 IS THE LOT LINE REVISON SHEET, SHEET 3 FULL TOPOGRAPHY, SHEET 4 IS AN EASEMENT SHEET. SHEETS 1, 2 & 4 WILL BE RECORDED AT THE STRAFFORD COUNTY REGISTRY OF DEEDS. SHEET 3 WILL BE ON RECORD AT THIS OFFICE AND THE TOWN OF BARRINGTON.

14.) THE CURRENT USE OF THE PROPERTY IS FOR A RESIDENTIAL SINGLE FAMILY HOME. ALL PROPOSED LOTS WILL BE FOR RESIDENTIAL SINGLE FAMILY HOMES WITH ON SITE WELLS AND SEPTIC SYSTEMS.

I CERTIFY THAT THIS PLAT EXCEEDS THE MINIMUM REQUIREMENT FOR ACCURACY AND COMPLETENESS OF THE STATE OF N.H. AND OF THE TOWN OF BARRINGTON, N.H. ~ 1:10,000~

6-20-16
KENNETH A. BERRY L.L.S. 805 DATE

REVISION	DATE	DESCRIPTION

PROPOSED LOT LINE REVISION (TOPOGRAPHY)
FOR
JOHN R. & PAMELA P. BINGHAM
MERRY HILL ROAD
BARRINGTON, NH
TAX MAP 257, LOT 23~1, 23~2, & 23~3

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332~2863

SCALE : 1 IN. EQUALS 60 FT.
DATE : JUNE 15, 2016
FILE NO. : DB 2016~050

STATE OF NEW HAMPSHIRE — No. 805 KENNETH BERRY — LICENSED LAND SURVEYOR — SIGNATURE