CHESTNUT FOREST SUBDIVISION

ZONING REQUIREMENTS

ZONE: REGIONAL COMMERCIAL

USE:	RESIDENTIAL	COMMERCIAL
MIN. LOT SIZE =	80,000 SF	40,000 SF
MIN. FRONTAGE =	200'	200'
MAX. HEIGHT =	35'	40'
BUILDING SETBACKS:		
FRONT	40'	75'
SIDE & REAR	30'	30'
LEACH FIELD SETBACKS		
POORLY DRAINED SOILS		50'
VERY POORLY DRAINED SOILS		100'

ZONING REQUIREMENTS

ZONE: REGIONAL COMMERCIAL

CONSERVATION SUBDIVISION
MIN. PARENT PARCEL = 20.0 AC.
MIN. LOT SIZE = 20,000 SF
MIN. WIDTH = 75' @ FRONT SETBACK
MIN. PERIMETER BUFFER = 100'
MAX. HEIGHT = 35'

BUILDING SETBACKS:
FRONT 25'
SIDE & REAR 20'
WETLANDS 50'
LEACH FIELD SETBACKS
POORLY DRAINED SOILS 50'
VERY POORLY DRAINED SOILS 75'

PREPARED FOR:

JOSEPH FALZONE
7B EMERY LANE
STRATHAM, N.H. 03885

BEALS · ASSOCIATES PLLC
70 PORTSMOUTH AVE. STRATHAM, N.H. 03885
PHONE: 603-583-4860, FAX. 603-583-4863

OPEN SPACE CALCS:

TOTAL RESIDENTIAL LOT AREA = 87.11 AC.
REQUIRED OPEN SPACE = 50% OR 43.55 AC.
OPEN SPACE PROVIDED = 63.84 AC.
MIN. REQUIRED UPLAND AREA = 50% OR 21.77 AC.
UPLAND AREA PROVIDED = 21.12 AC.

LAND USE OFFICE
DEC 07 2015
RECEIVED

APPROVAL BLOCK

APPROVED TOWN OF BARRINGTON PLANNING BOARD

CHAIRPERSON DATE

REVISIONS:	DATE:

OPEN SPACE SUBDIVISION

PLAN FOR:
RESIDENTIAL DEVELOPMENT
TOLEND ROAD
BARRINGTON, NH

DATE: NOV. 2015	SCALE: 1"=150'
PROJ. N0: NH-859	SHEET NO. 6 OF 07