



## Planning & Land Use Department

Town of Barrington

PO Box 660

333 Calef Highway

Barrington, NH 03825

603.664.0195

[barrplan@metrocast.net](mailto:barrplan@metrocast.net)

[barrplan@gmail.com](mailto:barrplan@gmail.com)

### NOTICE OF EXTENSION

April 8, 2015

Heidi and Shawn Atkinson  
Toy Tech  
139 Swain Road  
Barrington, NH 03825

Re: SR 12/416 (Toy Tech, Heidi & Shawn Atkinson) Request by applicant to present a proposal to construct a 40X60 sq. ft. building for the operation of Automotive Service Station, Repair Garage and all motorized propelled vehicles on a 1.59 acre site located at 10 Commerce Way (Map 250 Lot 85) in the Regional Commercial (RC) and Stratified Drift Aquifer Overlay (SDA) Zoning Districts. By: Jason Pohopek Land Surveyors, LLC; 42 Flagg Road; Rochester, NH 03867  
Request for extension to meet "Active and Substantial Development"

Dear Heidi and Shawn:

This is to inform you that the Barrington Planning Board at its April 7, 2015 meeting **APPROVED** your request for an extension to meet active and substantial development for the application referenced above.

The new extension date is April 17, 2016.

If you have any questions or concerns, please feel free to contact me.

Sincerely,

Marcia J. Gasses  
Town Planner & Land Use Administrator

cc: Jason Pohopek  
File

# TOYTECH – Auto ~ Cycles ~ ATV

174a Milton Rd, Rochester, NH 03868 Phone: 603 332 3370

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April 6, 2015

To: Barrington NH Planning Board

RE: CASE # 250-85-RC SDA-12-SR

I am requesting for an extension to meet active and substantial work upon site plan that was approved on April 17th, 2013. The reason for the request is because the construction bank loan process is almost completed and funds will be available to build on the site.

Thank you



Shawn Atkinson

LAND USE OFFICE

APR 07 2015

RECEIVED

Planning and Land Use Department  
Barrington Town Hall  
PO Box 660  
333 Calef Highway  
Barrington, NH 03825  
(603) 664-5798  
Landuse@metrocast.net

NOTICE OF DECISION

November 21, 2012

Heidi & Shawn Atkinson  
Toy Tech  
139 Swain Road  
Barrington, NH 03825

Re: SR 12/416 (Toy Tech, Heidi & Shawn Atkinson) Request by applicant to present a proposal to construct a 40 X 60 sq. ft. building for the operation of Automotive Service Station, Repair Garage and all motorized propelled vehicles on a 1.59 acre site located at 10 Commerce Way (Map 250 Lot 85) in the Regional Commercial (RC) and Stratified Drift Aquifer Overlay (SDA) Zoning Districts. By: Jason Pohopek, Pohopek Land Surveyors, LLC; 42 Flagg Road; Rochester, NH 03867

Dear Heidi & Shawn:

This is to inform you that the Barrington Planning Board at its November 13, 2012 meeting **APPROVED** your application referenced above.

"Applicant", herein, refers to the property owner, business owner, individual(s), or organization submitting this application and to his/her/its agents, successors, and assigns.

Precedent Conditions [Office use only. Date certified: 4/17/13 As built received  
\_\_\_\_\_ Surety returned \_\_\_\_\_]

All of the precedent conditions below must be met by the applicant, at the expense of the applicant, prior to the plans being certified by the Planning Department. Certification of the plans is required prior to commencement of any site work or recording of any plans. Once these precedent conditions are met and the plans are certified the approval is considered final.

- 1) Dubois & King must submit a letter approving of the drainage plan "
- 2) The applicant will submit utility clearance letters in accordance with Article 3.9.2 of the Site Plan Regulations. *Will use existing underground electrical.*
- 3) Plan notes. Add the following notes (or equivalent) to the plan drawings:
- a) Add the Construction Approval # to the plans *4.4 CA 2013112238*
  - b) Note #10 on C-1 revised to reflect the drainage will be annually inspected and repaired as required

*MSJ  
3/16/13*

*MSJ  
3/16/13*

- 4) The applicant shall submit three (3) complete paper print plan sets and supporting documents as required in Article 3 with a letter explaining how the Applicant addressed the conditions of approval. This shall include final and complete reports for all items submitted during review for the Town of Barrington's file. The Chairman shall endorse three (3) paper copies of the approved plan meeting the conditions of approval upon receipt of an executed bond for all improvements, excluding buildings. The Planning Department shall retain a signed and approved 11" X 17", and PDF format on CD with supporting documents for Town records.

#### General and Subsequent Conditions

- 1) Where no active and substantial work (as defined in Article 13, Definitions) has commenced upon a site, plans that are approved and signed by the Board shall expire one year from the date the plan is signed. An extension, not to exceed one year, may be granted, by majority vote of the Board so long as it is applied for at least thirty days prior to the expiration date. The Board may grant only one such extension for any proposed site plan. All other plans must be submitted to the Board for review to insure compliance with these and other town ordinances.

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I wish you the best of luck with your project. If you have any questions or concerns, please feel free to contact me.

Sincerely,



Marcia J. Gasses  
Town Planner & Land Use Administrator

cc: Jason Pohopek, Pohopek Land Surveyors  
Farwell Engineering Services, LLC  
File