Planning & Land Use Department
Town of Barrington
PO Box 660
333 Calef Highway
Barrington, NH 03825
603.664.0195
barrplan@metrocast.net
barrplan@gmail.com

NOTICE OF DECISION

[Office use only]	*Date certified:*	*As builts received: N/A*	*Surety returned: N/A*
"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.			
Proposal Identification: 117-47&116-21-GR-15-LL (David Drubner & Min Yong Lee & Young Ja Lee) Request by applicant for a Lot Line Adjustment between Map 117 Lot 47, having frontage on Marsh Road and Stuart Drive, and Map 116 Lot 21 having frontage on Young Road. The intent is to transfer .76 acres from Lot 21 to 47 and waivers from Article 5.3.1(9),(5) &(6) survey all lines, wetlands and topography to be shown on the entire subject lots (Map 117, Lot 47 & Map 116, Lot 21) in the General Residential Zoning District. By: Jason Pohopek; PO Box 651; Barrington, NH 03825			

Applicant: David Drubner 117 Commonwealth Ave. Boston, MA Min Yong Lee & Young Ja Lee #6 Douglas Park Apt #2 Boston, MA 02118-1037	Dated: August 31, 2015

Dear applicant:

This is to inform you that the Barrington Planning Board at its August 18, 2015 meeting **CONDITIONALLY APPROVED** your application referenced above.

The following waivers were granted:
Article 5.3.1(5) Subdivision Regulations; Boundary Survey of Entire Parcel
Article 5.3.1(6) Subdivision Regulations; Topography of the entire site
Article 5.3.1(9) Subdivision Regulations; Wetlands and Natural Features of the Entire Site

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 Board. 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.

Please Note* If all of the precedent conditions are not met within 6 calendar months to the day, **by February 18, 2016**, the Boards approval will be considered to have lapsed, unless a mutually agreeable extension has been granted by the Board. *Reference 8.23 of the Town of Barrington Subdivision Regulations*

Conditions Precedent

1) a) Add the owners signature to the final plan
   b) Add the wetland scientist stamp & signature to the final plan
   c) Add the State subdivision approval to the plan

2) The applicant's surveyor shall certify in writing that the bounds and pins have been installed according to the plans.

3) Any outstanding fees shall be paid to the Town

4) For lot line adjustments the applicant shall submit to the Land Use Office a copy of the signed and notarized deed which will effect the conveyance of the subject property before the plat is certified by the Planning Board. Once the plat is certified the deed must be recorded simultaneously with the plat. For Lot Line Adjustments where the property is in the same ownership corrective deeds incorporating the adjustment must be provided.

5) Final drawings. (a) five sets of large black line plus (c) one set of 11"x17" final approved plans plus (d) one electronic version by pdf or CD must be on file with the Town. Each individual sheet in every set of drawings must be stamped and signed by the land surveyor, engineer, or architect responsible for the plans. If there are significant changes to be made to the plans, as specified above, one full size paper check print must be sent to the Planning Department for review prior to producing these final drawings.

Conditions Subsequent

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

Marcia J. Gasses
Town Planner & Land Use Administrator

cc: Kenneth Berry, Berry Surveying & Engineering
File