

Project Application

Land Use Department

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

113-5+249-2-GR-15-LL
Case Number: _____ Project Name: Beauty Hill Rd + Young Rd Date 10/20/2015

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: LOT LINE ADJUSTMENT JULIEN & JANE OLIVIER / BODGE Area (Acres or S.F.) 1.25 AC

Project Address: BEAUTY HILL ROAD & YOUNG ROAD

Current Zoning District(s): GENERAL RESIDENTIAL Map(s) 113 Lot(s) 5

Request: LOT LINE ADJUSTMENT OF 1.25 AC 249 2-0

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: JULIEN & JANE OLIVIER

Company _____

Phone: 603-664-2660

Fax: _____

E-mail: janeolivier@gmail.com

Address: 554 BEAUTY HILL ROAD BARRINGTON NH 03825

Applicant (Contact): _____

Company _____

Phone: _____

Fax: _____

E-mail: _____

Address: _____

Developer: _____

Company _____

Phone: _____

Fax: _____

E-mail: _____

Address: _____

Architect: _____

Company _____

Phone: _____

Fax: _____

E-mail: _____

Address: _____

Engineer: DAVID W. VINCENT, LLS

Company LAND SURVEYING SERVICES

Phone: 603-664-5786

Fax: _____

E-mail: d.vincent@landsurveying
services.net

Address: PO BOX 7418 ROCHESTER NH 03839

Owner Signature

Staff Signature

Applicant Signature

Date

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SUBDIVISION APPLICATION

FILE NO. _____

Date Completed Application Form Received by Planning Board Clerk:

_____ By: _____ (Clerk)

Name of Subdivision: **Julien & Jane Olivier and Carl J. Bodge Revocable Trust**

Name of Property Owner (if multiple owners list all owners and parcel ownership):

Julien & Jane Olivier

Owner's Address: **554 Beauty Hill Road, Barrington, NH 03825**

Owner's Telephone: **603-664-2660**

Carl J. Bodge Revocable Trust

Owner's Address: **554 Beauty Hill Road, Barrington, NH 03825**

Owner's Telephone:

Name of Developer or Subdivider (if different from owner): _____

Developer's Address: _____

Developer's Telephone: _____

Professional Engineer: _____

Address: _____ Telephone: _____

Land Surveyor: **David W. Vincent, LLS - Land Surveying Services**

Address: **PO Box 7418, Rochester, NH 03839-7418** Telephone: **603-664-5786**

Land Planner: _____

Address: _____ Telephone: _____

Location of Project (present subdivision name and address):

Beauty Hill Road and Young Road

Assessor's Map # **113** Lot # **5** & Assessor's Map # **249** Lot # **2-0** Plan Filed: _____

Zoning District(s): **General Residential**

Planning Board Form # 101-10-31-88

Revised: 11/21/88 12/14/88 02/16/89 05/23/91 01/20/2009

11/23/88 01/06/89 03/20/89 06/08/91

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Julien & Jane Olivier
554 Beauty Hill Road
Barrington, NH 03825

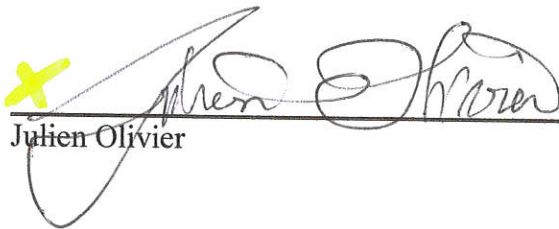
Ms. Marcia Gasses, Planner
Town of Barrington
Land Use Department
PO Box 660
Barrington, NH 03825-0660

Re: Lot Line Adjustment- Assessor's Map 113 / Lot 5, Beauty Hill Road, Barrington, NH

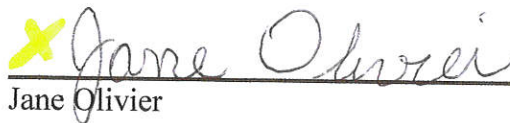
To Whom it May Concern;

We, Julien & Jane Olivier, of 554 Beauty Hill Road, Town of Barrington, State of New Hampshire, 03825, hereby authorize David W. Vincent, LLS, his employees or assigns, of Land Surveying Services, with a mailing address of PO Box 7418, City of Rochester, State of New Hampshire, 03839, to represent me at any public hearing or public department regarding the submittal, review and approval of the application referenced above, of my property located on Beauty Hill Road and Young Road.

Signed:


Julien Olivier

10/14/2015
Date


Jane Olivier

Oct 14, 2015
Date

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Carl J. Bodge, Trustee
Carl J. Bodge Revocable Trust
508 Beauty Hill Road
Barrington, NH 03825


Ms. Marcia Gasses, Planner
Town of Barrington
Land Use Department
PO Box 660
Barrington, NH 03825-0660

Re: Lot Line Adjustment- Assessor's Map 249 / Lot 2-0, Beauty Hill Road, Barrington, NH

To Whom it May Concern;

I, Carl J. Bodge, Trustee of the Carl J. Bodge Revocable Trust, of 508 Beauty Hill Road, Town of Barrington, State of New Hampshire, 03825, hereby authorize David W. Vincent, LLS, his employees or assigns, of Land Surveying Services, with a mailing address of PO Box 7418, City of Rochester, State of New Hampshire, 03839, to represent me at any public hearing or public department regarding the submittal, review and approval of the application referenced above, of my property located on Beauty Hill Road and Young Road.

Signed:

 Carl James Bodge
Carl J. Bodge, Trustee

Oct. 14, 15
Date

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TOWN OF BARRINGTON - LAND USE DEPARTMENT

PROJECT NARRATIVE

PROJECT NAME: **Julien & Jane Olivier and Carl J. Bodge Revocable Trust** CASE FILE NUMBER: _____

PROJECT LOCATION: **508 & 554 Beauty Hill Road & Young Road**

DATE OF APPLICATION: **October 19, 2015**

Property Details:

Single-Family Residential Multi-Family Residential Commercial Industrial

Current Zoning: **General Residential** Lot Area Size: **2.82 Ac. (Map 113 / Lot 5) & 64.90 Ac. (Map 249 / Lot 2-0)**

Setbacks: Front: **40'** Side: **30'** Rear: **30'**

Parking Spaces Required: _____ Parking Spaces Provided: _____

Please describe your project and its purpose and intent. You may attach a typed description.

The purpose of this application is to relocate the common lot line between Tax Map 113 / Lot 5 and Tax Map 249 / Lot 2-0. Lot 5 consists of 2.82 acres and is developed with an existing dwelling with outbuildings and is served by an existing septic system and private well. Lot 2-0 consists of 64.90 acres and developed with an existing dwelling with outbuildings and is served by an existing septic system and private well. Lot 2-0 proposes to convey 1.25 acres (Parcel A) to Lot 5 resulting in Lot 2-0 having a remainder acreage of 63.85 acres and Lot 5 having a total acreage of 4.07 acres.

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 checked="" type="checkbox"/> Lot Line Relocation See Section I & II	<input type="checkbox"/> Site Plan See Sections I & II	<input type="checkbox"/> Subdivision Plan See Sections I, II, III, IV & V		
			Provided	NA
Section I.				
General Requirements				
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 12			<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"/>
Section II.				
General Plan Information				
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"/>
e. Name & address of owner(s)			<input checked="" type="checkbox"/>	<input type="checkbox"/>

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Check The Appropriate Box or Boxes Below:				
Lot Line Relocation See Section I & II	Site Plan See Sections I & II	Subdivision Plan See Sections I, II, III, IV & V		
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 type="checkbox"/>	<input checked="" 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 type="checkbox"/>	<input checked="" 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 type="checkbox"/>	<input checked="" type="checkbox"/>		
12. Note identifying which plans are to be recorded and which are on file at the town.	<input type="checkbox"/>	<input checked="" 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 type="checkbox"/>	<input checked="" 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 checked="" type="checkbox"/>	<input type="checkbox"/>		
e. List of required permits and permit approval numbers	<input type="checkbox"/>	<input checked="" 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 type="checkbox"/>	<input checked="" type="checkbox"/>		
18. Boundary of entire property to be subdivided	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
19. Boundary monuments	<input checked="" 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"/>		

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Check The Appropriate Box or Boxes Below:				
Lot Line Relocation See Section I & II	Site Plan See Sections I & II	Subdivision Plan See Sections I, II, III, IV & V		
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"/>		
22. Existing easements (identified by type)	<input checked="" type="checkbox"/>	<input 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"/>	W	LOT 2-0
b. Contiguous upland(s)	<input type="checkbox"/>	<input type="checkbox"/>	W	
25. Wetland delineation (including Prime Wetlands):	<input type="checkbox"/>	<input type="checkbox"/>		
a. Limits of wetlands	<input type="checkbox"/>	<input type="checkbox"/>	W	LOT 2-0
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 type="checkbox"/>	<input checked="" 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 type="checkbox"/>	<input type="checkbox"/>	W	
32. Map and lot numbers, name, addresses, and zoning of all abutting land owners	<input checked="" type="checkbox"/>	<input type="checkbox"/>		
Section III				
Proposed Site Conditions Plan				
(Use Sections I General Requirements & Section II General Plan Information)				
1. Surveyor's stamp and signature by Licensed Land Surveyor	<input type="checkbox"/>	<input type="checkbox"/>		
2. Proposed lot configuration defined by metes and bounds	<input 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 type="checkbox"/>		
a. Drainage easement(s)	<input type="checkbox"/>	<input type="checkbox"/>		
b. Slope easement(s)	<input type="checkbox"/>	<input type="checkbox"/>		

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Check The Appropriate Box or Boxes Below:				
Lot Line Relocation See Section I & II	Site Plan See Sections I & II	Subdivision Plan See Sections I, II, III, IV & V		
c. Utility easement(s)		<input type="checkbox"/>	<input type="checkbox"/>	
d. Temporary easement(s) (such as temporary turnaround)		<input type="checkbox"/>	<input type="checkbox"/>	
e. Roadway widening easement(s)		<input type="checkbox"/>	<input type="checkbox"/>	
f. Walking trail easement(s)		<input type="checkbox"/>	<input type="checkbox"/>	
g. Other easement(s) Note type(s)		<input type="checkbox"/>	<input type="checkbox"/>	
4. Area of each lot (in acres & square feet):		<input type="checkbox"/>	<input type="checkbox"/>	
a. Total upland(s)		<input type="checkbox"/>	<input type="checkbox"/>	
b. Contiguous uplands(s)		<input type="checkbox"/>	<input type="checkbox"/>	
5. Proposed streets:		<input type="checkbox"/>	<input type="checkbox"/>	
a. Name(s) labeled		<input type="checkbox"/>	<input type="checkbox"/>	
b. Width of right-of-way dimensioned		<input type="checkbox"/>	<input type="checkbox"/>	
c. Pavement width dimensioned		<input type="checkbox"/>	<input type="checkbox"/>	
6. Source and datum of topographic information (USGS required)		<input type="checkbox"/>	<input type="checkbox"/>	
7. Show at least one benchmark per sheet (min.) and per 5 acres (min.) of total site area		<input type="checkbox"/>	<input type="checkbox"/>	
8. Soil Conservation Service (SCS) soil survey information		<input 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 type="checkbox"/>	
b. Existing drainage systems		<input type="checkbox"/>	<input type="checkbox"/>	
c. Existing utilities		<input type="checkbox"/>	<input type="checkbox"/>	
10. 4K affluent areas with 2 test pit locations shown with suitable leaching areas		<input type="checkbox"/>	<input type="checkbox"/>	
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 type="checkbox"/>	<input type="checkbox"/>	
12. Existing tree lines		<input type="checkbox"/>	<input type="checkbox"/>	
13. Existing ledge outcroppings & other significant natural features		<input 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 type="checkbox"/>	
Section IV				
Construction Detail Drawings				
Note: Construction details to conform with NHDOT Standards & Specifications for Roads & Bridges, Town of Barrington Highway Department requirements, and Subdivision Regulations		<input type="checkbox"/>	<input type="checkbox"/>	
1. Typical cross-section of roadway		<input type="checkbox"/>	<input type="checkbox"/>	
2. Typical driveway apron detail		<input type="checkbox"/>	<input type="checkbox"/>	
3. Curbing detail		<input type="checkbox"/>	<input type="checkbox"/>	
4. Guardrail detail		<input type="checkbox"/>	<input type="checkbox"/>	
5. Sidewalk detail		<input type="checkbox"/>	<input type="checkbox"/>	
6. Traffic signs and pavement markings		<input type="checkbox"/>	<input type="checkbox"/>	
7. Drainage structure(s):		<input type="checkbox"/>	<input type="checkbox"/>	
8. Outlet protection riprap apron		<input type="checkbox"/>	<input type="checkbox"/>	
9. Level spreader		<input type="checkbox"/>	<input type="checkbox"/>	
10. Treatment swale		<input type="checkbox"/>	<input type="checkbox"/>	
11. Typical section at detention basin		<input type="checkbox"/>	<input type="checkbox"/>	
12. Typical pipe trench		<input type="checkbox"/>	<input type="checkbox"/>	
13. Fire protection details		<input type="checkbox"/>	<input type="checkbox"/>	
14. Erosion control details:		<input type="checkbox"/>	<input type="checkbox"/>	
15. Construction Notes		<input type="checkbox"/>	<input type="checkbox"/>	

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Check The Appropriate Box or Boxes Below:				
Lot Line Relocation See Section I & II	Site Plan See Sections I & II	Subdivision Plan See Sections I, II, III, IV & V		
a. Construction sequence	<input type="checkbox"/>	<input type="checkbox"/>		
b. Erosion control notes	<input type="checkbox"/>	<input type="checkbox"/>		
c. Landscaping notes	<input type="checkbox"/>	<input type="checkbox"/>		
d. Water system construction notes	<input type="checkbox"/>	<input type="checkbox"/>		
e. Sewage system construction notes	<input type="checkbox"/>	<input type="checkbox"/>		
f. Existing & finish centerline grades	<input type="checkbox"/>	<input type="checkbox"/>		
g. Proposed pavement - Typical cross-section	<input type="checkbox"/>	<input type="checkbox"/>		
h. Right-of-way and easement limits	<input type="checkbox"/>	<input type="checkbox"/>		
i. Embankment slopes	<input type="checkbox"/>	<input type="checkbox"/>		
j. Utilities	<input type="checkbox"/>	<input type="checkbox"/>		
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 type="checkbox"/>		
2. Stormwater management report	<input type="checkbox"/>	<input type="checkbox"/>		
3. Traffic impact analysis	<input type="checkbox"/>	<input type="checkbox"/>		
4. Environmental impact assessment	<input type="checkbox"/>	<input type="checkbox"/>		
5. Hydrogeologic study	<input type="checkbox"/>	<input type="checkbox"/>		
6. Fiscal impact study provided	<input type="checkbox"/>	<input 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 type="checkbox"/>		
8. Site Inventory and Conceptual Development Plan (from preliminary Conservation Subdivision review only)	<input type="checkbox"/>	<input type="checkbox"/>		

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LIST OF ABUTTERS

List of all the names and addresses of the owner(s) of record of the property and abutters, including persons whose property is separated from the concerned property by a street(s), public land(s) or stream(s). It is the responsibility of the applicant to determine the completeness and accuracy of the list of abutters.

APPLICANTS/OWNERS

Map 113 / Lot 5
Julien & Jane Olivier
554 Beauty Hill Road
Barrington, NH 03825

OWNER

Map 249 / Lot 2
Carl J. Bodge
508 Beauty Hill Road
Barrington, NH 03825

ABUTTERS

Map 113 / Lot 1
Bradford Bowick
Jannelle Corson
217 Young Road
Barrington, NH 03825

Map 113 / Lot 2
John E. Churchill
30 Old Piscataqua Road
Durham, NH 03824

Map 113 / Lot 3
Michael Lawrence
249 Young Road
Barrington, NH 03825

Map 113 / Lot 4
Philip & Jennifer Saltmarsh
265 Young Road
Barrington, NH 03825

Map 113 / Lot 6
Thomas & Esther French
548 Beauty Hill Road
Barrington, NH 03825

Map 113 / Lot 20
Peter M. Rossetti
555 Beauty Hill Road
Barrington, NH 03825

Map 113 / Lot 21
Richard Guerrera
273 Haverhill Road
Lawrence, MA 01840

Map 113 / Lot 42
Richard & Ellen Perreault
262 Young Road
Barrington, NH 03825

Map 114 / Lot 1
Dexter & Mary Bodge
PO Box 222
Barrington, NH 03825

Map 114 / Lot 3
Nicholas & Michaela Phaneuf
32 South Pine Street
Dover, NH 03820

Map 114 / Lot 55
Lewis, Jr. & Brenda Brown
511 Beauty Hill Road
Barrington, NH 03825

Map 240 / Lot 9
Map 249 / Lot 59
Brian & Rebecca Lenzi
Family Revocable Trust
155 Young Road
Barrington, NH 03825

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Map 240 / Lot 10
Raymond, Sr. & Cheryl Clement
Revocable Trust
179 Young Road
Barrington, NH 03825

Map 240 / Lot 11
Kenneth & Dulcie Dunton
201 Young Road
Barrington, NH 03825

Map 249 / Lot 1
Josephine Maciver
532 Beauty Hill Road
Barrington, NH 03825

Map 249 / Lot 18
Lawrence Haley
PO Box 367
Barrington, NH 03825

Map 113 / Lot 19
Map 249 / Lot 58
Town of Barrington Cemetery
PO Box 660
Barrington, NH 03825

LAND SURVEYOR
David W. Vincent, LLS
Land Surveying Services
PO Box 7418
Rochester, NH 03839-7418

ENVIRONMENTAL SCIENTIST
John P. Hayes, III
7 Limestone Way
North Hampton, NH 03862

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ROUTING SHEET

Name of Subdivision

Lot Line Adjustment Plan for Julien & Jane Olivier and Carl J. Bodge Revocable Trust

Street Address: **Beauty Hill Road & Young Road**

TO: ALL DEPARTMENT HEADS, TOWN OF BARRINGTON

The Planning Board has received a lot line adjustment for properties located on Tax Map **113 Lot 5** owned by **Julien & Jane Olivier** and Tax Map **249 Lot 2-0** owned by **Carl J. Bodge Revocable Trust** owned by **Carl J. Bodge Revocable Trust**

The application has been accepted for such subdivision, and the Planning Board would appreciate your comments relative to the design or impact on your departments, as you perceive it.

Please note your comments below and return this sheet to us within two weeks.

Thank you.

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DEPARTMENTS ROUTED TO:

Initials of Dept. Heads

Reviewed and O.K. or have concerns
(please indicate)

Police Chief

Fire Chief

Highway-Road Agent

Conservation Comm.

Town Planner

Town Engineer

School Principal

Legal (Town Counsel)

OtherCOMMENTS:LAND USE OFFICE
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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):

Lot Adjustment Plan – Julien & Jane Olivier and Carl J. Bodge Revocable Trust

Case Number: _____

Site Location: **Beauty Hill Road & Young Road**

Zoning District(s): **General Residential**

Owner (s): **Julien & Jane Olivier**

Address of Owner(s): **554 Beauty Hill Road, Barrington, NH 03825**

Owner (s): **Carl J. Bodge Revocable Trust**

Address of Owner(s): **508 Beauty Hill Road, Barrington, NH 03825**

Name of Applicant (if different from owner): **David W. Vincent, LLS**

Phone Number: **(603) 664-5786**

Email: **d.vincent@landsurveyingservices.net**

Land Surveyor: **David W. Vincent, LLS**

I, **David W. Vincent, LLS**, seek the following waiver to the Town of Barrington Subdivision Regulations for the above case submittal:

Article 5.3.1(6)

Existing grades and topographic contours at intervals not exceeding two (2) feet with spot elevations where the grade is less than five percent (5%).

Article 5.3.1(9)

Natural features such as streams, marshes, lakes, ponds, rock outcrops, wooded areas, significant trees, and other significant environmental features, including wetland areas as defined in the Zoning Ordinance.

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5.5(1) The granting of the waiver will not result in a review that overlooks issues that may address impacts that are detrimental to public safety, health or welfare or injurious to other property.

Parcel A, 1.25 acres, being a portion of Lot 2-0, is being merged with Lot 5 and increasing the lot size to over four acres. Where the lot line relocation is proposed is over 1,000 feet from the developed portion of Lot 2-0 and will not create any setback issues.

5.5(2) The waiver will not, in any manner, vary the provisions of the Barrington Zoning Ordinances, Master Plan, or Official Maps.

Parcel A, 1.25 acres, being a portion of Lot 2-0, is being merged with Lot 5 and increasing the lot size to over four acres. Where the lot line relocation is proposed is over 1,000 feet from the developed portion of Lot 2-0 and will not create any setback issues.

5.5(3) The submittal, upon granting of such waiver(s) may be reviewed in such a fashion as to secure substantially the objectives, standards and requirements of these regulations.

Parcel A, 1.25 acres, being a portion of Lot 2-0, is being merged with Lot 5 and increasing the lot size to over four acres. Where the lot line relocation is proposed is over 1,000 feet from the developed portion of Lot 2-0 and will not create any setback issues.

5.5(4) A practical hardship, or unnecessary and unreasonable expense, would result from strict compliance with the foregoing submission regulations that clearly outweighs the benefit of providing the required information.

Both lots are developed with single family residences with existing septic systems and wells. The wetlands have been delineated on the revised Lot 5 and the 50' buffer is depicted on the plan.

5.5(5) The purposes of these regulations may be served to a greater extent by an alternative submittal, or where such submittal information is redundant and clearly unnecessary for the Board to review the application adequately.

Both lots are developed with single family residences with existing septic systems and wells. The wetlands have been delineated on the revised Lot 5 and the 50' buffer is depicted on the plan.


Signature of Owner/Applicant

10-19-15
Date

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STATUS:

DATE:

- ___ 1. Application incomplete, _____
- ___ 2. Preliminary application complete, fees paid, _____
(Clerk)
- ___ 3. Application formally accepted by Planning Board,
(start 90 day review clock by RSA 676:4) _____
(Vote of Planning Board)
- ___ 4. Preliminary approval granted or denied, _____
- ___ 5. Final application complete, routing sheet returned. _____
- ___ 6. Final approval granted or denied, _____
- ___ 7. Waivers granted, (see attached sheet) _____
- ___ 8. Comments, _____

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APPLICATION AGREEMENT

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. **Julien & Jane Olivier of 554 Beauty Hill Road, Barrington, NH, 03825**, to whom all communications to the subdivider may be addressed with any proceedings arising out of the agreement herein.

Signature of Owner:

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.

(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:

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.

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