

NOTES:

- 1.) OWNER: KNOX MARSH DEVELOPMENT
242 CENTRAL AVE
DOVER, NH 03820
- 2.) TAX MAP 220, LOT 9-1
- 3.) LOT AREA: 178,891 Sq. Ft., 4.11 Ac.
- 4.) S.C.R.D. BOOK 4427, PAGE 793
- 5.) ZONING: GENERAL RESIDENTIAL
SETBACKS:
FRONT - 40.0'
SIDE - 30.0'
REAR - 30.0'
WETLANDS SETBACK ~ 50.0' IF OVER 3,000 Sq. Ft.
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# -3301700305E, DATED: SEPTEMBER 30, 2015.

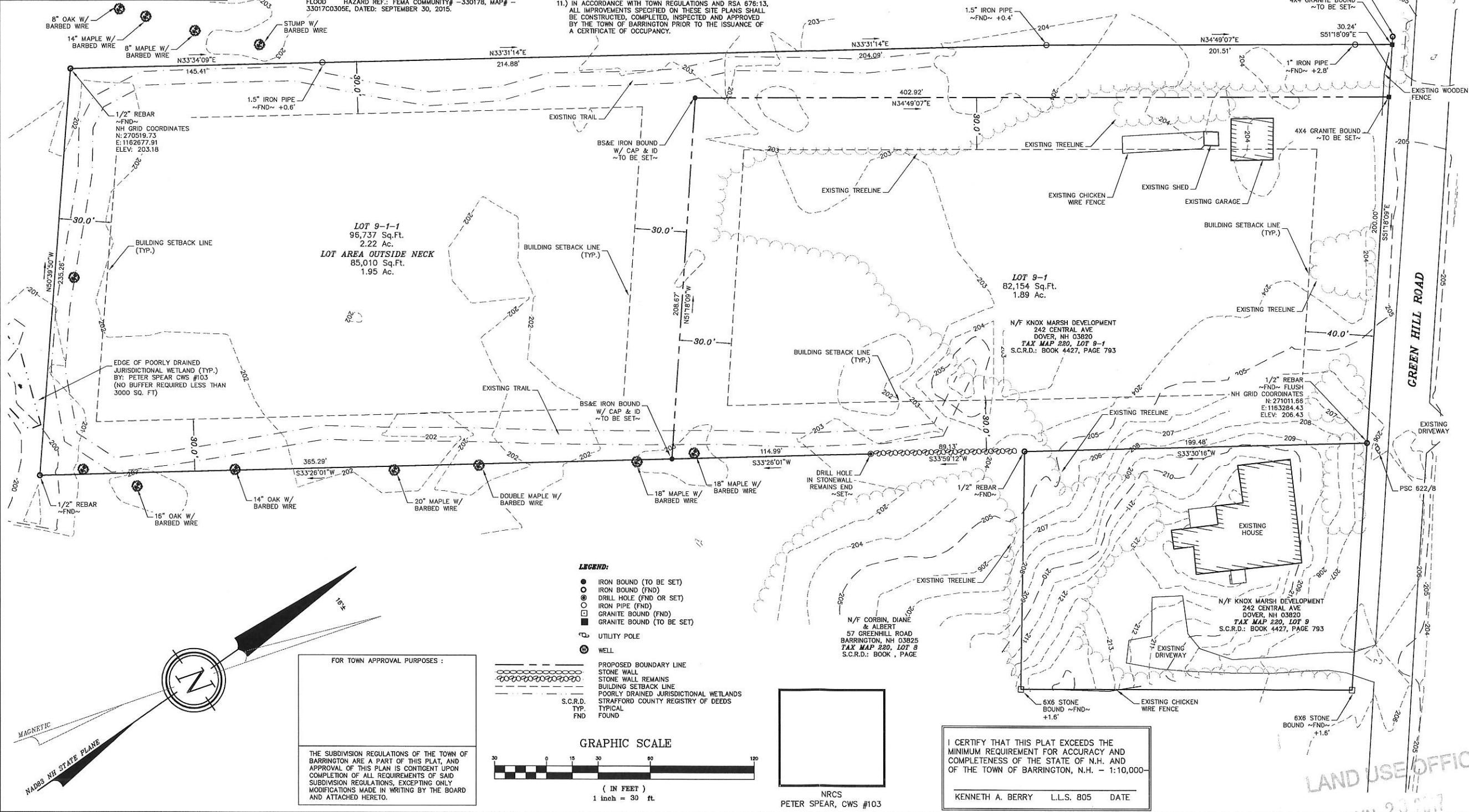
NOTES CONT:

- 7.) VERTICAL DATUM BASED ON USGS NAVD83 ELEVATIONS. HORIZONTAL COORDINATES BASED ON NAD83. COORDINATES GATHERED USING TOPCON HIPER SR SURVEY GRADE GPS RECEIVERS.
- 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 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.
- 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.

NOTES CONT:

- 13.) THE INTENT OF THIS PLAN IS TO SUBDIVIDE A PORTION OF TAX MAP 220, LOT 9-1, AS SHOWN, INTO 2 INDIVIDUAL LOTS.
- 14.) THE CURRENT USE OF THE PROPERTY IS VACANT LAND. ALL PROPOSED LOTS WILL BE FOR RESIDENTIAL SINGLE FAMILY HOMES WITH ON SITE WELLS AND SEPTIC SYSTEMS.
- 15.) NHDES SUBDIVISION APPROVAL IS REQUIRED FOR BOTH LOTS.
- 16.) NO PORTION OF ANY NEW DRIVEWAY MAY BE STEEPER THAN 10% GRADE.
- 17.) THERE WERE NO CEMETERIES OBSERVED ON ANY PARCEL WHEN THE FIELD WORK WAS TAKING PLACE.

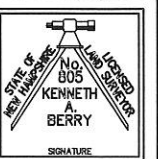
N/F BROWN, CHARLES & SARAH
134 COLLETT COURT
WEATHERFORD, TX 75088
TAX MAP 220, LOT 10
S.C.R.D.: BOOK , PAGE



REVISION	DATE	DESCRIPTION

PROPOSED SUBDIVISION PLAN (ZBA)
FOR
KNOX MARSH DEVELOPMENT LLC.
GREEN HILL ROAD
BARRINGTON, N.H.
MAP 220, LOT 9-1

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE: 1 IN. EQUALS 30 FT.
DATE: JUNE 28, 2017
FILE NO.: DB 2016-078



LAND USE OFFICE
JUN 23 2017
RECEIVED