

TOWN OF BARRINGTON

PLANNING BOARD

Subdivision Waiver Request Form

Name of Subdivision: Barrington Oaks Mobile Home Park
Street Address: Hall Road, Barrington, New Hampshire

I, Richard Keller, of the New Hampshire Community Loan Fund, hereby request that the Planning Board waive the requirements of the following items of the Subdivision Checklist in reference to a plan presented by Gary Spaulding, SFC Engineering Partnership, dated 03/12/2003 for Property Tax Map 10, Lot 7, in the town of Barrington, New Hampshire:

- a. 24" x 36" max sheet size plan: provided
- b. Scale of 1" = 100' or larger: provided
- c. Locus plan: provided
- d. Date, revision block: provided
- e. Title of project: provided
- f. North Point: provided
- g. Property lines, locations, dimensions: provided
- h. Acreage of subdivision: provided
- i. Proposed lots, lot numbers, addresses: Lot numbers provided on plan..
- j. Names and addresses of abutters: provided
- k. Locations of existing and proposed permanent monuments and bench marks, structures, roads, hydrants, wetlands, natural features, and floodways, within 200' of the tract: Granite Bound and Iron Pipe to be set as shown on the submitted subdivision plan. Monuments will be set along line.
- l. Assessor map and lot number: provided
- m. Delineate zoning: provided
- n. Drainage: Waiver is being requested because there is no proposed increase in runoff from the existing lot shown as Lot 10-7 on the proposed subdivision plan and drainage plans and calculations have been approved by the Barrington Planning Board on December 5, 2002 for proposed Lot 10-78-1.

Waiver
5/19/2003

- o. **Topographical elevations:** Waiver is being requested because there is no proposed topographical elevations on the existing lot shown as Lot 10-7 on the proposed subdivision plan and topographical elevations been approved by the Barrington Planning Board on December 5, 2002 for proposed Lot 10-78-1.
- p. **Contours:** Waiver is being requested because there is no proposed contours on the existing lot shown as Lot 10-7 on the proposed subdivision plan and finish contours have been approved by the Barrington Planning Board on December 5, 2002 for proposed Lot 10-78-1.
- q. **Utilities:** Waiver is being requested because there is no proposed new utilities being proposed on the existing lot, shown as Lot 10-7 on the proposed subdivision plan and proposed utility locations have been approved by the Barrington Planning Board on December 5, 2002 for proposed Lot 10-78-1.
- r. **Building setback lines:** Waiver is being requested because there are no new buildings being proposed on the existing lot, shown as Lot 10-7 on the proposed subdivision plan and building setbacks lines have been provided and approved by the Barrington Planning Board on December 5, 2002 for proposed Lot 10-78-1.
- s. **Right of Way:** N/A – None in plan

- t. **Location of recreational land:** Waiver is being requested because there is no proposed new recreational land proposed on the existing lot, shown as Lot 10-7 on the proposed subdivision plan and proposed recreational areas have been provided and approved by the Barrington Planning Board on December 5, 2002 for proposed Lot 10-78-1..
- u. **Minimum of eight prints:** Eight Prints have been provided on the Subdivision plan
- v. **Detailed designs for bridges or culverts:** Waiver is being requested because there is no bridges or culverts being proposed on the existing lot, shown as Lot 10-7 on the proposed subdivision plan and proposed culvert locations have been approved by the Barrington Planning Board on December 5, 2002 for proposed Lot 10-78-1.
- w. **Typical roadway cross-sections:** Waiver is being requested because there is no new roads being proposed on the existing lot, shown as Lot 10-7 on the proposed subdivision plan and proposed road cross-sections have been approved by the Barrington Planning Board on December 5, 2002 for proposed Lot 10-78-1.
- x. **Water mains and sewage:** Waiver is being requested because there is no new water mains of sewage facilities being proposed on the existing

- lot, shown as Lot 10-7 on the proposed subdivision plan and proposed water mains of sewage facilities have been approved by the Barrington Planning Board on December 5, 2002 for proposed Lot 10-78-1.
- y. Location of septic systems and water wells; design of storm water drainage: Waiver is being requested because there is no septic systems, water wells or storm drainage being proposed on the existing lot, shown as Lot 10-7 on the proposed subdivision plan and proposed septic systems, water wells or storm drainage have been approved by the Barrington Planning Board on December 5, 2002 for proposed Lot 10-78-1.
 - z. All notes from plats: Plan reference notes have been provided on the plans.
 - aa. Buffer: Waiver is being requested because there are no abutting lots effective by this proposed subdivision. Proposed buffers have been approved by the Barrington Planning Board on December 5, 2002 for proposed Lot 10-78-1.
 - bb. Soil types and boundaries: Waiver is being requested for this application because the lots being created exceed the minimum lots size required by the Town of Barrington.
 - cc. Soils percolation test data: Waiver is being requested because there is no proposed improvements being made to Lot 10-7 shown on the proposed subdivision plan. This information was provided for Lot 10-7-1 and approved by the Barrington Planning Board on December 5, 2002.
 - dd. Soils and groundwater test pit locations: Waiver is being requested because there is no proposed improvements being made to Lot 10-7 shown on the proposed subdivision plan. This information was provided for Lot 10-7-1 and approved by the Barrington Planning Board on December 5, 2002.
 - ee. Planning Board Approval block: provided
 - ff. Owner's signature on plan, and owner's name block: provided
 - gg. Easements: provided
 - hh. Prime wetlands as mapped by the Barrington conservation Commission: Waiver is being requested because there is no proposed improvements being made to Lot 10-7 shown on the proposed subdivision plan. This information was provided for Lot 10-7-1 and approved by the Barrington Planning Board on December 5, 2002.
 - ii. Open space: Waiver is being requested because there is no proposed improvements being made to Lot 10-7 shown on the proposed subdivision plan. This information was provided for Lot 10-7-1 and approved by the Barrington Planning Board on December 5, 2002. contemplated other than conversion of phase line into lot line.

- jj. Deed restrictions or covenants: N/A – None in plan
- kk. Graveyards: N/A – None on site
- ll. Surveyor's seal: Provided
- mm. Engineer's seal: N/A
- nn. Road stations: Waiver is being requested because there is no proposed improvements being made to Lot 10-7 shown on the proposed subdivision plan. This information was provided for Lot 10-7-1 and approved by the Barrington Planning Board on December 5, 2002.
- oo. Curve radii, delta angle and arc lengths: Waiver is being requested because there is no proposed improvements being made to Lot 10-7 shown on the proposed subdivision plan. This information was provided for Lot 10-7-1 and approved by the Barrington Planning Board on December 5, 2002.
- pp. R.O.W. width: N/A – None on plan


SUMMARY OF ABOVE-REFERENCED ITEMS:

Waivers requested for: i, k, n, o, p, q, r, t, u, v, w, x, y, z, aa, bb, cc, dd, hh, ll, nn, oo, for the reasons stated above.

ADDITIONAL ITEMS: (Page 4 of application)

- Drainage calculations: Waiver is being requested because there is no proposed improvements being made to Lot 10-7 shown on the proposed subdivision plan. This information was provided for Lot 10-7-1 and approved by the Barrington Planning Board on December 5, 2002. .
- Fiscal impact: N/A
- Traffic study N/A
- Copies of permits N/A
- Off-site agreement N/A

Reasons why waivers are necessary: The only change we are requesting is establishment of a lot line as shown on the accompanying plans. All details of development of the property were addressed in the application approved at the December, 2002 Planning Board hearing, and none have changed since that time.

Signed 
Richard Keller