

NORWAY PLAINS ASSOCIATES, INC.

SURVEYORS - ENGINEERS - TRANSPORTATION PLANNERS

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June 18, 2009

SUBDIVISION WAIVER REQUEST

Article 15 – ROAD DESIGN & CONSTRUCTION STANDARDS

15.1 General Requirements

1) Consistency

15.2.1 Road Design Standards

Table 1 – Road Design Standards

Maximum Length

15.4 Private Roads

5) The road construction standards may be waived in whole or in part by the Planning Board for private roads servicing two or three lots....

Article 11 – ACTION ON APPLICATIONS

11.1 General Waiver Provision

1) As asked by the planning board at the June 4 public hearing, I have met with the fire, police and highway departments. Chief Conway has no objections and will go along with Chief Walker's recommendations. Both Rick Walker and Peter Cook support this proposed subdivision as presented. They are in favor of the private gravel driveway as presented on the plan and do not feel that it will present any health or safety issues. The planning board did say that they would use the fire, police and highway departments' recommendations to make their decisions. Colcord Road has existed for a while without any health or safety problems.

2) This proposed subdivision has been reviewed by the town's attorney, Jay Whitelaw who has stated that it does meet the town's zoning ordinance.

3) "Where the board finds that...unnecessary and unreasonable expense would result...it may approve waivers to these regulations." Mr. Brown is proposing to create one additional lot. The department heads agree that the small size of this subdivision does not warrant building a paved road, nor did they have concerns with the road length limit.

4) This proposal will minimize any wetland impacts and will maintain the desire for Colcord Road to remain a private road and not be used as a through road. The approved subdivision of

Subdivision Waiver Request Form

Name of Subdivision: Conceptual Subdivision for Stephen Brown

Street Address: Colcord Road, Barrington, NH

I, Joel Runnals for Stephen Brown hereby request that the Planning Board waive the requirements of items 15.1, 15.2.1 & 15.4 5) of the Subdivision Checklist in reference to a plan presented by Norway Plains Associates, Inc. dated April 2009 for property tax map 245 and lot number 6 in the Town of Barrington, New Hampshire.

See attached sheet.

Signed,

Joel D. Runnals, LLS