

Project Application

Land Use Department

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

239 & 235 - 2/1/1 - TC - 18 - Design Review
Case Number: _____ Project Name: Re-Development Christmas Lane Date 7-11-18
Staff Signature required PRIOR to submittal

PRELIMINARY APPLICATION: Preliminary Conceptual Review ___ Design Review x Development of Regional Impact ___

FORMAL APPLICATION:

Subdivision Type: Major ___ Minor ___ Conventional ___ Conservation ___
Site Plan Review: Major x 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: Christmas Lane Svenson / 1962 Real Estate Area (Acres or S.F) 76,000

Project Address: 9 Christmas Lane

Current Zoning District(s): TC Map(s) 239 & 235 Lot(s) 2, & 1-1 & 1

Request: To Re-Develop Christmas Lane and associated drainage to provide access to 1962 Real Estate LLC land and Christmas Dove.

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: John & Linda Svenson
Company Christmas Dove
Phone: 1-603-498-1932 Fax: _____ E-mail: gsvenson@icloud.com
Address: PO Box 10, Barrington, NH 03820

Applicant (Contact): 1962 Real Estate LLC
Company _____
Phone: 1-603-332-1234 Fax: _____ E-mail: _____
Address: 40 Wakefield Street, Rochester, NH 03866

Developer: 1962 Real Estate LLC
Company _____
Phone: _____ Fax: _____ E-mail: _____
Address: _____

Architect: _____
Company _____
Phone: _____ Fax: _____ E-mail: _____
Address: _____

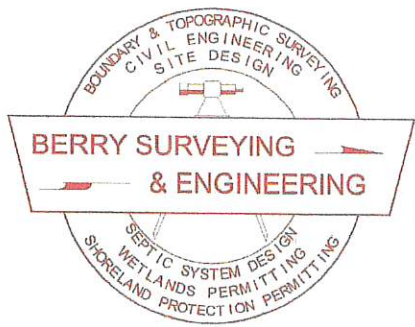
Engineer: Kenneth Berry PE, Christopher Berry PM
Company Berry Surveying & Engineering
Phone: 1-603-332-2863 Fax: _____ E-mail: crberry@metrocast.net
Address: 335 Second Crown Point Road, Barrington, NH 03825

John & Linda Svenson
Owner Signature
Barbara Swine
Staff Signature
[Signature]
Applicant Signature
7/17/2018
Date

LAND USE OFFICE

JUL 17 2018

RECEIVED



BERRY SURVEYING & ENGINEERING

335 Second Crown Point Road
Barrington, NH 03825
Phone: (603) 332-2863
Fax: (603) 335-4623
www.BerrySurveying.Com

Town of Barrington
Planning and Land Use
Attn: Marcia Gasses Planner
333 Calef Highway
PO Box 660
Barrington, NH 03820

July 17, 2018

RE: Christmas Dover – Holy Rosary Credit Union – Christmas Lane
NH Route 9
Tax Map 235, Lot 1 & Tax Map 239, Lot 2
Project Narrative

Ms. Gasses,

On behalf of John and Linda Svenson and The Christmas Dove, and 1962 Real Estate LLC, Berry Surveying & Engineering (BS&E) is submitting for your review a Design Review for the realignment of Christmas Lane.

Over the last couple years the two land owners have been making incremental steps towards the realignment of Christmas Lane, the development of the front area of land owned by 1962 Real Estate LLC, and the eventual development of the rear land owned by the Svensons. The lot line revision is complete and the subdivision creating the 60' roadway area is nearly complete and ready for signature.

At this time we have developed a plan demonstrating the realignment of Christmas Lane and the removal of the various driveways which formerly took access from NH Route 9. An application with NHDOT has been filed and has had the first round of review conducted by the District VI. This project is located in the Town Center Zone (TC) and therefore some additional elements have been designed within the project.

- 5' wide bituminous sidewalk with vertical granite curb is proposed. Sidewalk is proposed to the NHDOT Right of Way Line. An MOU is required between the Town and NHDOT before sidewalk would be allowed within the state right of way.
- An entrance boulevard with an 8' landscaped island is proposed. Each lane is proposed to be 16' wide, with the exit lane widened to accommodate two exit bays.
- The infrastructure is designed to accommodate higher traffic volumes in the future. Where the boulevard ends, the road continues as a 26' paved surface. This will accommodate two 12' lanes with a 1' paved shoulder between the sidewalk or gravel shoulder.

A wetlands permit will be required to cross the jurisdictional farm swale through the field. The existing driveway crossing would be removed, and re-grading of the swale is proposed for

LAND USE OFFICE

JUL 17 2018

RECEIVED

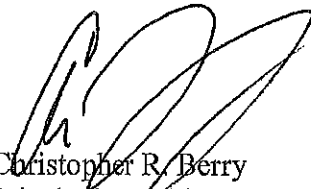
improved stormwater management. BS&E will be filing the wetlands permit between the time of this writing and the public hearing for the design review. The impacts are small, being less than 1,000 Square Feet of area. Additionally, the crossing size will be upgraded to accommodate the current design flows.

As we finalize the design we would like the board's input so that it can be implemented prior to final submission for the boards review. Lastly, we would like the board to allow us to work with your review engineer prior to the full application public hearing. This will allow some of the technical items to be addressed prior to the first planning board meeting on the project.

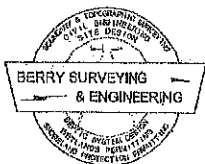
Please let us know if you need anything further.

Respectfully,

BERRY SURVEYING & ENGINEERING



Christopher R. Berry
Principal, President



BERRY SURVEYING & ENGINEERING
335 Second Crown Pt. Rd., Barrington, NH 03825
(603) 332-2863 / (603) 335-4623 FAX
www.BerrySurveying.Com