

BARRINGTON SUBDIVISION NOTES:

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.

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 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.

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.

NOTES

1. ZONING: REGIONAL COMMERCIAL - MIN LOT SIZE: 60,000 SQ. FT., FRONTAGE: 200', BUILDING SETBACKS: FRONT: 40', SIDE: 30', REAR: 30', WETLANDS: 50'
2. TAX MAP & DEED REFERENCE: MAP 220, LOT 34 - DEED: S.C.R.D. 3871 - 0420
3. OWNER OF RECORD: VAUGHN K. COOK
39 BRITTANY LANE, BARRINGTON, NH 03825
4. TYPE OF SURVEY: THIS IS A "U" CLASS SURVEY COMPLETED BY A RANDOM TRAVERSE HAVING A RELATIVE ERROR IN CLOSURE BETTER THAN 1 IN 10,000 WITH A LEICA TS-08 TOTAL STATION AND A RANGER DATA COLLECTOR.
5. FIELD CREW: R. ORVIS, S. COTE JR., A. ROWE
6. BEARING OBSERVATION: PER PLAN REFERENCE #1
7. FLOOD HAZARD: NONE PER FEMA / HRM COMM-PNL 3301700365E / EFF. SEPT. 20, 2015
8. BURIAL GROUNDS: NONE OBSERVED
9. TOTAL TRACT AREA: 304,818 SQ. FT. (7.00 ACRES)

REFERENCES

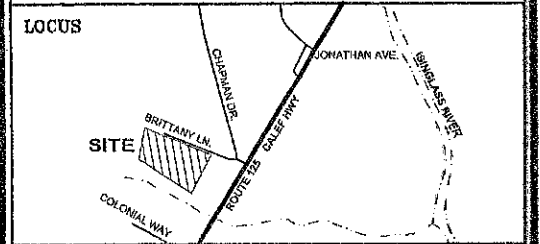
1. "SUBDIVISION PLAN, PAUL R. CHAPMAN" BY: FREDERICK E. DREW DATED: OCTOBER 1976 RECORDED AT S.C.R.D. PLAN 25-45
2. "SUBDIVISION PLAN, PAUL R. CHAPMAN" BY: FREDERICK E. DREW DATED: MAY 1981 RECORDED AT S.C.R.D. PLAN 24-79
3. "REVISED BOUNDARY PLAN - ALICE R. COOK - PAUL R. CHAPMAN" BY: FREDERICK E. DREW DATED: JUNE 1986 RECORDED AT S.C.R.D. PLAN 28-84
4. "SUBDIVISION OF LAND, CHAPMAN DRIVE FOR LEONARD A. VIGENT" BY: NORWAY PLANS DATED: JUNE 1955 RECORDED AT S.C.R.D. PLAN 47-28

REVISIONS

REV # 0 - INITIAL DRAWING

PLAN INTENT

THE PURPOSE OF THIS PLAN IS TO ACCURATELY DEPICT A PROPOSED SUBDIVISION OF A 7.00 ACRE PARCEL TO CREATE 2 LOTS FROM THE PARENT TRACT. THIS PARCEL IS CURRENTLY USED AS A RESIDENTIAL LOT AND THE SUBDIVISION PROPOSES TO CREATE AN ADDITIONAL RESIDENTIAL LOT.



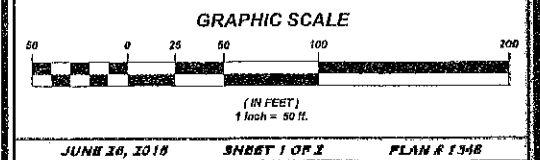
SUBDIVISION PLAT

TAX MAP 220, LOT 34
BRITTANY LANE
BARRINGTON, STRAFFORD COUNTY
NEW HAMPSHIRE
PREPARED FOR
VAUGHN K. COOK

APPROVED
BARRINGTON, NH PLANNING BOARD

THIS SURVEY WAS PERFORMED BY ME OR THOSE UNDER MY DIRECT SUPERVISION.
RANDY R. ORVIS L.L.S. #652
P.O. BOX 277
FARMINGTON, N.H. 03835

DATE: _____
CHAIRPERSON: _____



Geometres Blue Hills, LLC

Land Surveying
Land Use Consulting
Septic System Design
Environmental Consulting

PO Box 277
Farmington, NH 03835
(603) 859-2367

LEGEND

- DRILL HOLE FOUND
- REBAR FOUND
- ▶ REBAR WITH I.D., CAP #652 TO BE SET
- IRON PIPE FOUND
- UTILITY POLE
- WELL
- SEPTIC SETBACK
- BUILDING SETBACK
- PROPERTY LINE
- ABUTTING PROPERTY LINE
- GRAVEL ROAD / DRIVEWAY
- ▨ EXISTING BUILDING
- ▨ WETLANDS

	TOTAL TRACT AREA	WETLAND AREA	CONTIGUOUS UPLAND AREA
MAP 220, LOT 34	198,204 SQ. FT. (3.82 ACRES)	16,745 SQ. FT. (0.38 ACRES)	149,459 SQ. FT. (3.43 ACRES)
MAP 220, LOT 34.1	138,614 SQ. FT. (3.18 ACRES)	6,861 SQ. FT. (0.16 ACRES)	131,753 SQ. FT. (3.02 ACRES)

LAND USE OFFICE
DEC 12 2018
RECEIVED

OWNER'S SIGNATURE
DATE

NHDES SUBDIVISION APPROVAL
NUMBER eSA2018XXXXXX

THIS IS A TWO SHEET PLAN SET WITH SHEET #1 TO BE RECORDED AT THE S.C.R.D. AND SHEET #2 WITH TOPOGRAPHIC AND SOILS INFORMATION TO BE ON FILE WITH THE LAND USE OFFICE.

TAX MAP 220, LOT 32
NF KLAUS & WOLFGANG BOEHM
11 JOALCO RD.
STRAFFORD, NH 03864
S.C.R.D. 1304-0015

TAX MAP 220, LOT 33
NF ALICE COOK
3 BRITTANY LN.
BARRINGTON, NH 03825
S.C.R.D. 1295-0670

TAX MAP 220, LOT 31
NF WCH VENTURES LLC
26 COLONIAL WAY
BARRINGTON, NH 03825
S.C.R.D. 4424-0960

TAX MAP 220,
PROPOSED LOT 34
186,204 SQ. FT.
3.82 ACRES

TAX MAP 220,
PROPOSED LOT 34.1
138,614 SQ. FT.
3.18 ACRES

TAX MAP 220, LOT 35
NF JOHN & JAMIE BASIEN
39 BRITTANY LN.
BARRINGTON, NH 03825
S.C.R.D. 2527-0197

TAX MAP 220, LOT 38
NF THOMAS & KATHLEEN LEINHARD
32 BRITTANY LN.
BARRINGTON, NH 03825
S.C.R.D. 3399-0993

TAX MAP 220, LOT 37
NF MACIOLEK FAMILY REVOCABLE TRUST OF 2017
THOMAS & MARGUITA MACIOLEK TIES
22 BRITTANY LN.
BARRINGTON, NH 03825
S.C.R.D. 4531-0375

TAX MAP 220, LOT 26
NF TODD & DEBRA RODNEY
30 GREENHILL RD.
BARRINGTON, NH 03825
S.C.R.D. 2180-0219

TAX MAP 209, LOT 1
NF THOMAS & MOLLY WHITNEY
40 BRITTANY LN.
BARRINGTON, NH 03825
S.C.R.D. 4597-0699



NOTE:
WETLAND AREAS WERE FIELD DELINEATED BY RANDY R. ORVIS C.W.S. #34 OF GEOMETRES BLUE HILLS LLC, 240 HORNETOWN ROAD, FARMINGTON, N.H. (TEL. 603-749-4000), DURING THE MONTH OF MAY, 2018. DELINEATION OF THE WETLAND BOUNDARIES WERE CONDUCTED IN ACCORDANCE WITH THE TECHNIQUES OUTLINED IN THE CORPS OF ENGINEERS WETLANDS DELINEATION MANUAL, AND THE REGIONAL SUPPLEMENT TO THE MANUAL TITLES "WORTH-CENTRAL AND NORTH-EAST REGIONS, U.S. ARMY CORPS OF ENGINEERS, OCTOBER, 2009"

TEST PIT DATA

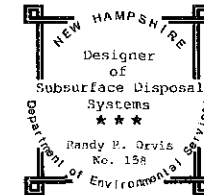
TEST PITS CONDUCTED IN MAY OF 2017
BY RANDY R. ORVIS, NHDES SEPTIC SYSTEM DESIGNER-135

TEST PIT 1

0' - 5' 2.5Y3/2 LOAM
 5' - 15' 10YR/6 LOAMY SAND, GRANULAR, FRIABLE
 15' - 24' 10YR/4 LOAMY SAND, WEAK, MASSIVE, GRANULAR, COMMON REDD, ROOTS TO 18"
 24' - 42' GLEY #1 S/L SILTY CLAY W/ COMMON HIGH CHROMA REDD, MASSIVE, FIRM
 42' NO REFUSAL, NO OBSERVED WATER, ESWHT @ 15"
 PERCOLATION RATE OF 1 INCH IN 2 MINUTES @ 12"

TEST PIT 2

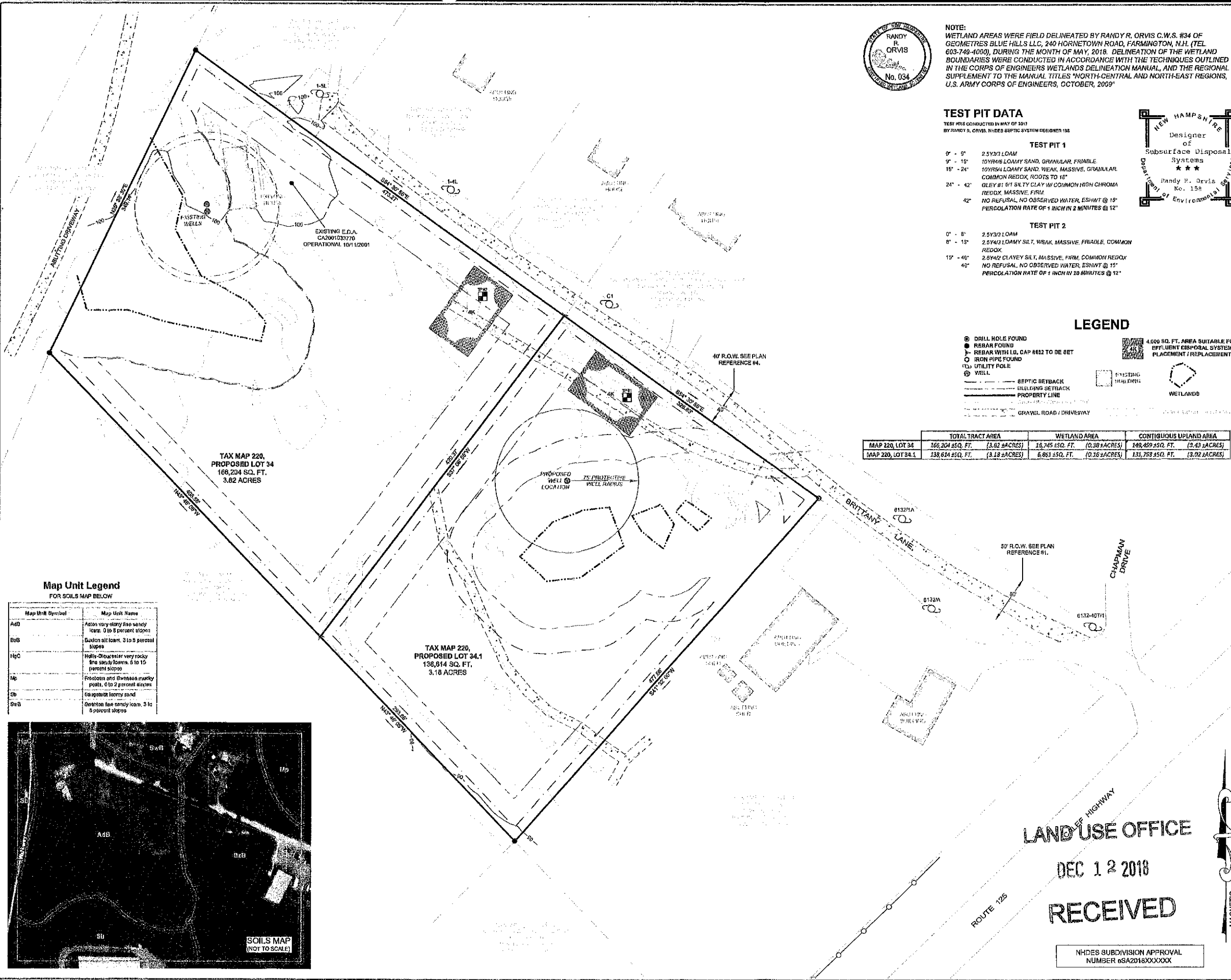
0' - 5' 2.5Y3/2 LOAM
 5' - 15' 2.5Y4/3 LOAMY SILT, W/RAK, MASSIVE, FRIABLE, COMMON REDD
 15' - 40' 2.5Y4/2 CLAYEY SILT, MASSIVE, FIRM, COMMON REDD
 40' NO REFUSAL, NO OBSERVED WATER, ESWHT @ 15"
 PERCOLATION RATE OF 1 INCH IN 20 MINUTES @ 12"



LEGEND

- ⊙ DRILL HOLE FOUND
- REBAR FOUND
- ⊖ REBAR WITH I.G., CAP #852 TO BE SET
- IRON PIPE FOUND
- ⊕ UTILITY POLE
- ⊙ WELL
- SEPTIC SETBACK
- BUILDING SETBACK
- PROPERTY LINE
- GRAYVEL ROAD / DRIVEWAY
- 4,000 SQ. FT. AREA SUITABLE FOR EFFLUENT DISPOSAL SYSTEM PLACEMENT / REPLACEMENT
- ▭ EXISTING BUILDING
- WETLANDS

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Map Unit Legend
FOR SOILS MAP BELOW

Map Unit Symbol	Map Unit Name
AuB	Action very silty fine sandy loam, 0 to 5 percent slopes
BuB	Boston silt loam, 3 to 5 percent slopes
HpC	Holly-Chester very rocky fine sandy loam, 5 to 15 percent slopes
Mp	Freedom and Freedom rocky points, 0 to 2 percent slopes
Ob	Saugate loamy sand
SwB	Sheraton fine sandy loam, 3 to 5 percent slopes



- NOTES**
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 - BEARING OBSERVATION: PER PLAN REFERENCE #1
 - FLOOD HAZARD: NONE PER FEMA / FIRM COMM-PAL 33017C0305E / EFF. SEPT. 30, 2015
 - BURIAL GROUNDS: NONE OBSERVED
 - TOTAL TRACT AREA: 384,818 SQ. FT. (7.00 ACRES)

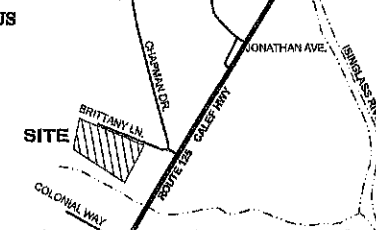
REFERENCES

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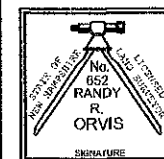
REV # 0 - INITIAL DRAWING

LOCUS



SUBDIVISION PLAT

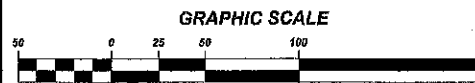
TAX MAP 220, LOT 34
BRITANNY LANE
BARRINGTON, STRAFFORD COUNTY
NEW HAMPSHIRE
PREPARED FOR
VAUGHN COOK



THIS SURVEY WAS PERFORMED BY ME OR THOSE UNDER MY DIRECT SUPERVISION, RANDY R. ORVIS L.L.S. #652 P.O. BOX 277 FARMINGTON, N.H. 03835

APPROVED
BARRINGTON, NH PLANNING BOARD

DATE: _____
CHAIRPERSON: _____



JUNE 26, 2018 SHEET 2 OF 2 PLAN # 134B



Land Surveying
Land Use Consulting
Septic System Design
Environmental Consulting

PO Box 277
Hornetown Road
Farmington, NH 03835
(603)859-2367

LAND USE OFFICE
DEC 12 2018
RECEIVED

NHDES SUBDIVISION APPROVAL
NUMBER 6SA2018XXXXXX