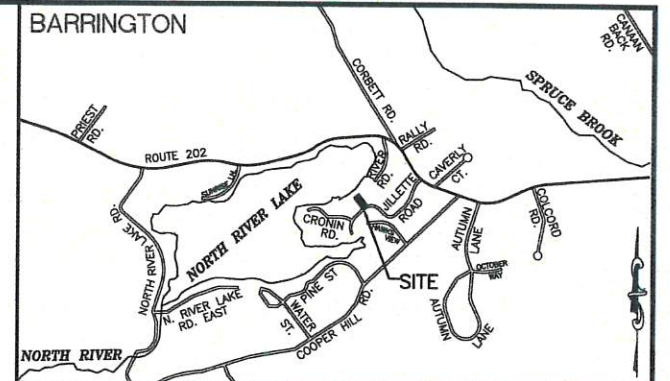


**LEGEND**

- GB-F GRANITE BOUND FOUND
  - I.PIN-F IRON PIN FOUND
  - ⊙ IPP-F IRON PIPE FOUND
  - ⊙ DH-F DRILL HOLE
  - ⊙ UTILITY POLE
  - ⊙ SIGN
  - ⊙ LIGHT
  - ⊙ WATER VALVE
  - ⊙ HYDRANT
  - ⊙ WATER SHUT OFF
  - ⊙ WELL
  - ⊙ SEWER MANHOLE
  - ⊙ DRAINAGE MANHOLE
  - ⊙ CATCH BASIN
- 
- - - ABUTTER LINE
  - - - PROPERTY LINE
  - - - OHU OVERHEAD UTILITIES
  - - - CHAIN LINK FENCE
  - - - STOCKADE FENCE
  - - - EDGE OF PAVEMENT
  - - - EDGE OF GRAVEL
  - - - STONEMALL
  - - - BUILDING SETBACK
  - - - EASEMENT



**LOCUS PLAN**  
SCALE: 1" = 1,500'

**NOTES:**

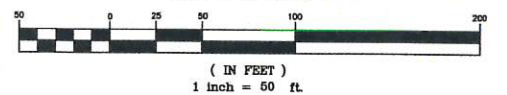
1. THE PURPOSE OF THIS PLAN IS TO DEPICT THE PROPOSED BUILDING FOR A VARIANCE REQUEST.
2. REFERENCE SUBJECT PARCEL AS THE TOWN OF BARRINGTON ASSESSOR'S MAP 26 LOT 12.1 & 12.2.
3. AREA OF PARCEL = 14,976 SF 0.343 ACRES
4. OWNER OF RECORD: STEPHEN B. & JOY W. POTTER, 323 NORTH STATE STREET, CONCORD, NH 03301, S.C.R.D. BK. 1866 PG. 413 TRACTS 1, 2, & 3
5. THE SUBJECT PROPERTY IS LOCATED WITHIN THE GENERAL RESIDENTIAL (GR) ZONING DISTRICT AND IS SUBJECT TO THE FOLLOWING DIMENSIONAL REGULATIONS:
 

GENERAL RESIDENTIAL (GR)	REQUIRED	EXISTING	PROPOSED
-MINIMUM LOT AREA	80,000 SF	14,976 SF	14,976 SF
-MINIMUM LOT FRONTAGE	200 FT	50.51 FT	50.51 FT
-MINIMUM FRONT BUILDING SETBACK	40 FT	N/A	171.78 FT
-MINIMUM SIDE BUILDING SETBACK	30 FT	N/A	5.00 FT
-MINIMUM REAR BUILDING SETBACK	30 FT	N/A	82.06 FT
6. THE BOUNDARY AND TOPOGRAPHIC INFORMATION SHOWN HEREON IS THE RESULT OF AN ACTUAL FIELD SURVEY PERFORMED BY THIS OFFICE IN
7. VERTICAL DATUM IS NAVD 88 BASED ON GPS OBSERVATIONS POST PROCESSED THROUGH NOAA-OPUS. HORIZONTAL DATUM IS SPC 83 BASED ON GPS OBSERVATIONS POST PROCESSED THROUGH NOAA-OPUS.
8. EXAMINATION OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE MAPS (FIRM) FOR THE TOWN OF BARRINGTON, NEW HAMPSHIRE, STRAFFORD COUNTY PANEL 330178, COMMUNITY NUMBER 33017002860, EFFECTIVE DATE: MAY 17, 2005 INDICATES THAT NONE OF THE SUBJECT PREMISES IS LOCATED WITHIN THE X ZONE.
9. THIS PROPERTY IS SERVICED BY ON-SITE WELL AND SEPTIC.
10. LOT LINE TO BE DISCONTINUED UPON APPROVAL OF THIS PLAN.

**LEGEND**

- GB-F GRANITE BOUND FOUND
- I.PIN-F IRON PIN FOUND
- ⊙ IPP-F IRON PIPE FOUND
- ⊙ DH-F DRILL HOLE
- ⊙ UTILITY POLE
- ⊙ HYDRANT
- ⊙ WELL
- - - ABUTTER LINE
- - - PROPERTY LINE
- - - OHU OVERHEAD UTILITIES
- - - EDGE OF PAVEMENT
- - - EDGE OF GRAVEL
- - - STONEMALL
- - - BUILDING SETBACK
- - - EASEMENT
- - - 50' PRIMARY BUILDING SETBACK LINE
- - - 150' NATURAL WOODLAND BUFFER
- - - 250' SHORELAND PROTECTION BUFFER

**GRAPHIC SCALE**



**ZONING BOARD OF ADJUSTMENT EXHIBIT**

Land of  
**STEPHEN B. & JOY W. POTTER**  
Map 26 Lot 12  
JILLETTE ROAD  
BARRINGTON, NEW HAMPSHIRE  
STRAFFORD COUNTY

**OWNER OF RECORD**  
STEPHEN B. & JOY W. POTTER  
323 NORTH STATE STREET  
CONCORD, NH 03301  
BK. 1866 PG. 413, TRACTS 1, 2, & 3

**KMA**  
KEACH-NORDSTROM ASSOCIATES, INC.  
Civil Engineering Land Surveying Landscape Architecture  
10 Commerce Park North, Suite 3B, Bedford, NH 03110 Phone (603) 627-2881

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REVISIONS			
No.	DATE	DESCRIPTION	BY

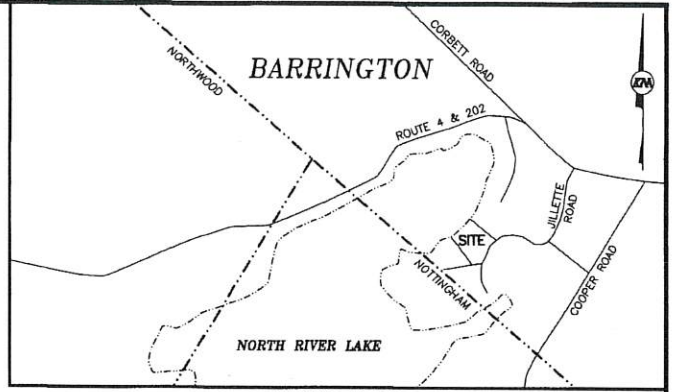
DATE: MARCH 30, 2021      SCALE: 1" = 30'  
PROJECT NO: 20-0713-1      SHEET 1 OF 1





**LEGEND**

- GB-F GRANITE BOUND FOUND
  - IPIN-F IRON PIN FOUND
  - IPP-F IRON PIPE FOUND
  - DH-F DRILL HOLE
  - UTILITY POLE
  - SIGN
  - LIGHT
  - WATER VALVE
  - HYDRANT
  - WATER SHUT OFF
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  - EDGE OF PAVEMENT
  - EDGE OF GRAVEL
  - STONEMALL
  - BUILDING SETBACK
  - EASEMENT



**LOCUS PLAN**  
 SCALE: 1" = 1200'

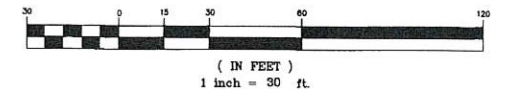
**NOTES**

1. THE PURPOSE OF THIS PLAN IS TO SHOW BOUNDARY INFORMATION FOR ASSESSORS MAP 26 LOT 12 AND TWO UNNUMBERED LOTS, SITUATED ON THE NORTHERLY SIDE OF JILLETTE ROAD IN THE TOWN OF BARRINGTON, NEW HAMPSHIRE AND NO OTHER PURPOSE.
2. THIS PLAN IS THE RESULT OF AN ACTUAL FIELD SURVEY MADE ON THE GROUND BY THIS OFFICE DURING SEPTEMBER OF 2020.
3. BOOK 1866 PAGE 413, TRACTS 2 & 3 HAVE CONSISTENTLY BEEN LISTED AND CONVEYED AS SEPARATE TRACTS IN THE CHAIN OF TITLE SINCE THEIR CREATION IN 1939. TRACTS 2 & 3 HAVE NO BUILDING IMPROVEMENTS LOCATED THEREON.
4. NO RECORD OF VOLUNTARY OR INVOLUNTARY MERGER OF TRACTS 1, 2 & 3 HAS BEEN FOUND AT THE STRAFFORD COUNTY REGISTRY OF DEEDS.
5. 1 FOOT = .3048 METERS. 1 ACRE = .04047 HECTARES.
6. THERE IS NO PUBLIC WATER SERVICE TO ANY OF THE LOTS.
7. EXISTING HOUSE IS SERVICED BY AN ON-SITE EFFLUENT DISPOSAL SYSTEM
8. NORTH ORIENTATION IS PER REFERENCE PLAN 1.

**REFERENCE PLAN**

1. "SHEET A" PROPERTY SURVEY, CHARLES S. HALL ESTATE, BARRINGTON, NEW HAMPSHIRE, COOPER & HALL ATTORNEYS, ROCHESTER, N.H. SCALE: 1"=30'. DATED: OCTOBER 1939. PREPARED BY: HM BRYANT. SCRD PLAN #1239.

**GRAPHIC SCALE**



**UTILITY NOTE**

THE UNDERGROUND UTILITIES DEPICTED HEREON HAVE BEEN DRAWN FROM FIELD SURVEY INFORMATION AND OR PLOTTED FROM EXISTING DRAWINGS. KEACH-NORDSTROM ASSOCIATES, INC. MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES DEPICTED COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. FURTHER, KEACH-NORDSTROM ASSOCIATES, INC. DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM THE INFORMATION AVAILABLE. KEACH-NORDSTROM ASSOCIATES, INC. HAS NOT PHYSICALLY LOCATED THE UNDERGROUND PORTIONS OF THE UTILITIES.

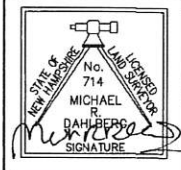
**RECEIVED**  
 APR 06 2021  
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**Boundary Plan**  
 Land of  
**STEPHEN B. & JOY W. POTTER**  
 Map 26 Lot 12  
 JILLETTE ROAD  
 BARRINGTON, NEW HAMPSHIRE  
 STRAFFORD COUNTY

**OWNER OF RECORD**  
 STEPHEN B. & JOY W. POTTER  
 323 NORTH STATE STREET  
 CONCORD, NH 03301  
 BK. 1866 PG. 413, TRACTS 1, 2, & 3I

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 10 Commerce Park North, Suite 3B, Bedford, NH 03110 Phone (603) 627-2881

**CERTIFICATION**  
 I CERTIFY THAT THIS SURVEY PLAT IS NOT A SUBDIVISION PURSUANT TO THIS TITLE AND THAT THE LINES OF STREETS AND WAYS SHOWN ARE THOSE OF PUBLIC OR PRIVATE STREETS OR WAYS ALREADY ESTABLISHED AND THAT NO NEW WAYS ARE SHOWN. (RSA 676:16)  
 Michael R. Dalling 10-13-2020  
 LICENSED LAND SURVEYOR DATE



REVISIONS			
No.	DATE	DESCRIPTION	BY

DATE: SEPTEMBER 23, 2020 SCALE: 1" = 30'  
 PROJECT NO: 20-0713-1 SHEET 1 OF 1