

**NOTES (CONT)**

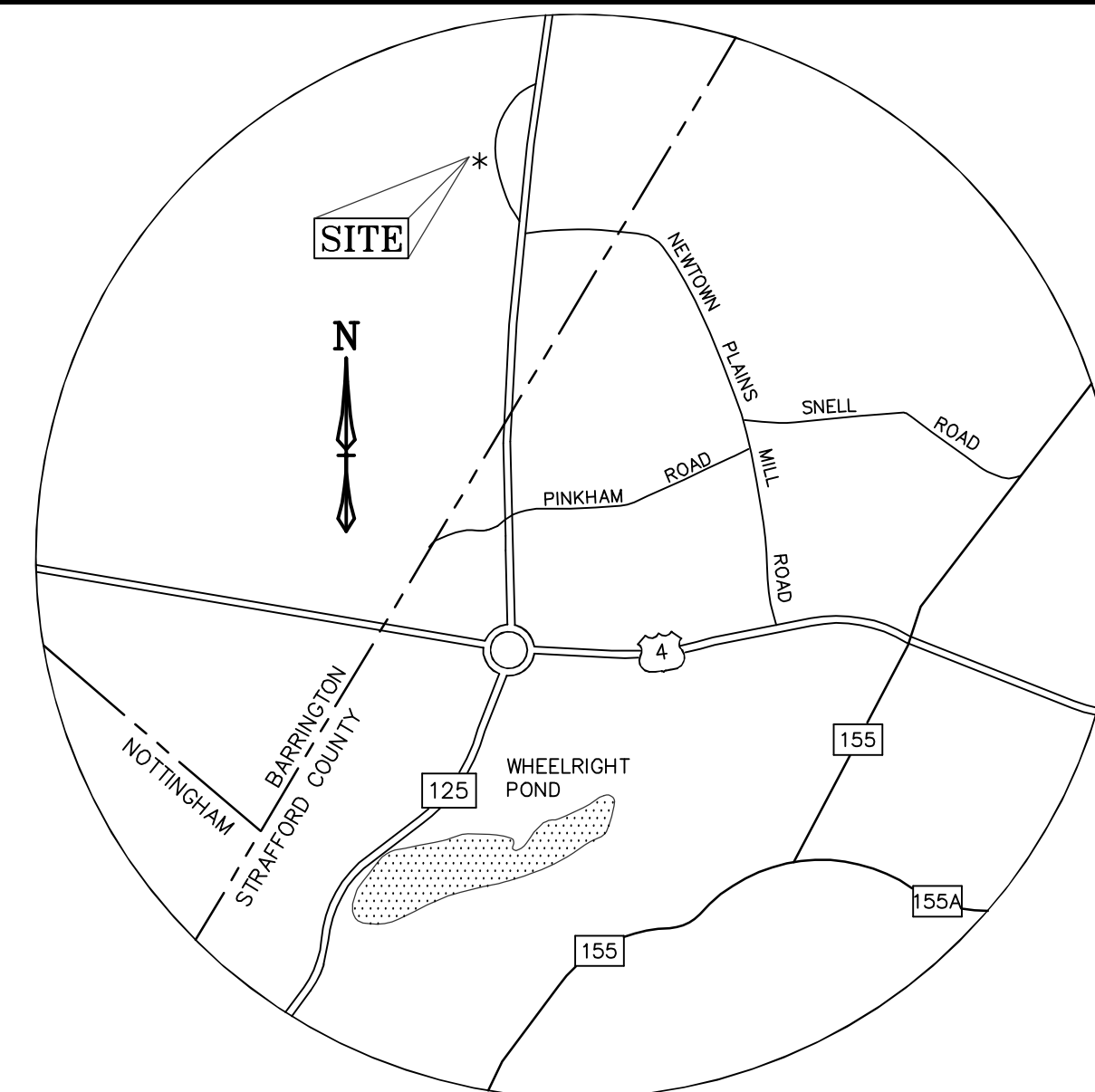
8. THE EXISTING PARCEL IS UNDEVELOPED. THE PROPOSAL IS TO DEVELOP A SINGLE-FAMILY RESIDENCE AND HOME BASED BUSINESS ON THE PROPERTY.
9. THE SITE WILL BE SERVED BY ON-SITE WELL AND SEPTIC.
10. NO VARIANCES OR SPECIAL EXCEPTIONS ARE REQUIRED.
11. THE SITE WILL REQUIRE APPROVAL FROM NHDES SUBSURFACE FOR THE ON-SITE SEPTIC: PENDING.
12. WETLANDS WERE TAKEN FROM PLAN REFERENCE.
13. IMPERVIOUS AREA IS 5,897 SQUARE FEET OR 7.7% OF ENTIRE SITE.

**PLAN REFERENCES**

1. "PLAN OF LAND, PREPARED FOR JON L CHINBURG, LOCATED AT, PEIRCE ROAD & ROUTE 125, BARRINGTON, NH, SCALE: 1" = 40', SEPT, 2020" PREPARED BY ATLANTIC SURVEY CO, LLC; NOT FOUND RECORDED.

**LEGEND**

- STONE WALL
- DRIVEWAY EASEMENT
- LIMIT OF WETLANDS
- OHU
- OVERHEAD UTILITIES



**LOCATION PLAN**

**NOTES**

1. THE PURPOSE OF THIS PLAN IS TO PROVIDE INFORMATION TO APPROVE A RESIDENCE AND HOME OCCUPATION FOR TAX MAP 263-28 ON PIERCE ROAD.
2. PARCEL IS LOCATED WITHIN THE REGIONAL COMMERCIAL (125) ZONING DISTRICT AND CONTAINS A TOTAL OF 1.76 ACRES. ALL ABUTTING PARCELS ARE ALSO LOCATED WITHIN THIS ZONING DISTRICT.
3. REGIONAL COMMERCIAL REQUIRES 40,000 SF, 76,727 SF PROVIDED, MUST CONTAIN 35,000 SF UPLANDS, 51,545 SF PROVIDED. SIDE AND REAR SETBACK REQUIREMENTS ARE 30 FEET, ROUTE 125 GREENBELT REQUIREMENT IS 50 FEET.
4. THIS PARCEL IS NOT LOCATED IN A FLOOD HAZARD AREA PER FEMA MAP PANEL 33017C0295D, DATED 05/17/2005.
5. 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.
6. 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 EROSION CONTROL MEASURES ARE REQUIRED TO STOP ANY EROSION ON THE CONSTRUCTION SITE DUE TO ACTUAL SITE CONDITIONS, THE OWNERSHALL BE REQUIRED TO INSTALL THE NECESSARY EROSION PROTECTION AT NO EXPENSE TO THE TOWN.
7. ALL MATERIALS AND METHODS OF CONSTRUCTION SHALL CONFORM TO TOWN OF BARRINGTON SITE REVIEW REGULATIONS AND THE LATEST EDITION OF NEW HAMPSHIRE DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS FOR ROAD & BRIDGE CONSTRUCTION.

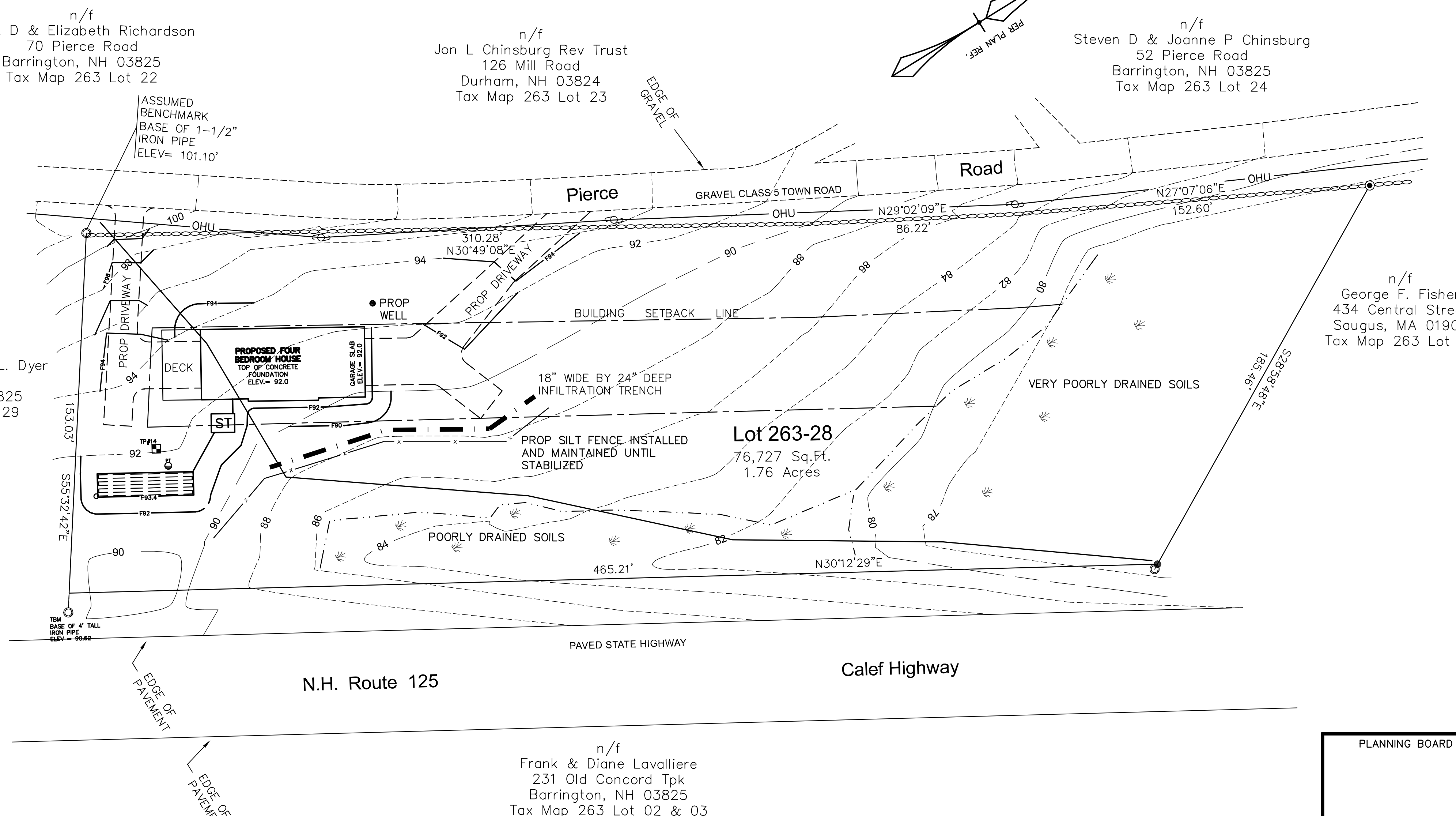
n/f  
Mark D & Elizabeth Richardson  
70 Pierce Road  
Barrington, NH 03825  
Tax Map 263 Lot 22

n/f  
Jon L Chinsburg Rev Trust  
126 Mill Road  
Durham, NH 03824  
Tax Map 263 Lot 23

n/f  
Steven D & Joanne P Chinsburg  
52 Pierce Road  
Barrington, NH 03825  
Tax Map 263 Lot 24

n/f  
Ronald S. & Patricia L. Dyer  
76 Pierce Road  
Barrington, NH 03825  
Tax Map 263 Lot 29

n/f  
George F. Fisher  
434 Central Street  
Saugus, MA 01906  
Tax Map 263 Lot 27



**Lot 263-28**  
76,727 Sq.Ft.  
1.76 Acres

N.H. Route 125

Calef Highway

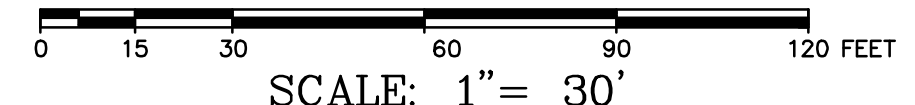
n/f  
Frank & Diane Lavalliere  
231 Old Concord Tpk  
Barrington, NH 03825  
Tax Map 263 Lot 02 & 03

PLANNING BOARD APPROVAL BLOCK

**SITE PLAN**  
TAX MAP 263 \* LOT 28  
PIERCE ROAD  
BARRINGTON, NH

OWNER OF RECORD:  
**JON L CHINBURG, REV TRUST**  
126 MILL ROAD, DURHAM, NH 03824  
S.C.R.D. BK 4799, PG 539

APPLICANTS:  
**CONNOR & HALEY McDOUGAL**  
8 DODGE STREET, ROCHESTER, NH 03867



SCALE: 1" = 30'  
APRIL 25, 2021

PREPARED BY  
**ERIC C. MITCHELL & ASSOC. INC.**  
SURVEYING - SITE DESIGN - LAND PLANNING - ENVIRONMENTAL  
P.O. BOX 10298, 38 SO. RIVER RD., BEDFORD N.H. 03110-0298  
PH. (603) 627-1181

REV.	DATE	DESCRIPTION	BY

