

**LAND SURVEYORS**

**CERTIFICATION NOTES:**  
 JURISDICTIONAL WETLAND BOUNDARIES IDENTIFIED BY FLASS X9-X19, Y1A-Y1P, AND ZEL-Z210 WERE DELINEATED BY MARC JACOBS, CERTIFIED WETLAND SCIENTIST NUMBER 090, IN MARCH 2022 ACCORDING TO THE STANDARDS OF THE US ARMY CORPS OF ENGINEERS - 1987 WETLANDS DELINEATION MANUAL; THE 2012 REGIONAL SUPPLEMENT TO THE CORPS OF ENGINEERS WETLAND DELINEATION MANUAL; NORTHCENTRAL AND NORTHEAST REGION; THE CODE OF ADMINISTRATIVE RULES, NH DEPARTMENT OF ENVIRONMENTAL SERVICES - WETLANDS BUREAU - ENV WT 100-900 AND THE ARTICLE 9, §9.2 OF THE TOWN OF BARRINGTON ZONING ORDINANCE. PREDOMINANT HYDRIC SOILS WERE IDENTIFIED UTILIZING THE FIELD INDICATORS FOR IDENTIFYING HYDRIC SOILS IN NEW ENGLAND, VERSION 4, JUNE 2020 AND THE FIELD INDICATORS OF HYDRIC SOILS IN THE UNITED STATES, VERSION 8, 2016. THE STATUS OF VEGETATION AS HYDROPHITIC WAS DETERMINED ACCORDING TO THE U.S. ARMY CORPS OF ENGINEERS - NORTHCENTRAL AND NORTHEAST 2020 REGIONAL WETLAND PLANT LIST. COPIES OF SITE PLANS DEPICTING THE WETLAND DELINEATION WHICH HAVE BEEN REVIEWED BY THE WETLAND SCIENTIST ARE INDIVIDUALLY STAMPED, SIGNED AND DATED. THIS NOTE HAS BEEN CUSTOMIZED FOR THIS PROJECT.

**NOTES PER BARRINGTON'S NOTICE OF DECISION:**

- A) WETLAND BUFFER REGULATIONS APPLY TO THE ENTIRE MAP 269, LOT 7 AND ANY PROPOSED FUTURE DISTURBANCE OF THE LOT WILL REQUIRE WETLAND DELINEATION.
- B) ADD WAIVERS GRANTED FOR THE REMAINDER OF TAX MAP 269, LOT 7:
  1. 5.3.1(5) SURVEYED PROPERTY LINES ... OF THE ENTIRE PARCEL.
  2. 5.3.1(6) EXISTING GRADES AND TOPOGRAPHIC CONTOURS AT INTERVALS NOT EXCEEDING TWO (2) FEET WITH SPOT ELEVATIONS WHERE THE GRADE IS LESS THAN FIVE PERCENT (5 %) .
  3. 5.3.1(8) THE ESTIMATED LOCATION OF ALL EXISTING STRUCTURES.
  4. 5.3.1(9) NATURAL FEATURES.
  5. 5.3.1(10) MAN-MADE FEATURES.
  6. 5.3 MONUMENTS - GRANITE BOUNDS.
- C) SILT FENCING IS TO BE ESTABLISHED AT THE EDGE OF THE WETLAND BUFFER PRIOR TO ANY DISTURBANCE OF THE SITE.
- D) 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 OWNER SHALL BE REQUIRED TO INSTALL NECESSARY EROSION PROTECTION AT NO EXPENSE TO THE TOWN.
- E) FURTHER FUTURE DEVELOPMENT/SUBDIVISION MAY REQUIRE FIRE PROTECTION.



**CIVIL ENGINEERS**

**GENERAL PLAN NOTES:**

1. THE PURPOSE OF THIS PLAN IS TO SUBDIVIDE BARRINGTON TAX MAP 269, LOT 7 / NOTTINGHAM TAX MAP 6, LOT 15-2 AND CREATE ONE NEW TAX MAP 269, LOT 7-1.
2. DIMENSIONAL STANDARDS:  
 BARRINGTON GENERAL RESIDENTIAL DISTRICT.  
 LOT SIZE= 80,000 SF, FRONTAGE= 200', FY= 40', SY= 30', RY= 30, WETLANDS= 50"  
 NOTTINGHAM COMMERCIAL - INDUSTRIAL DISTRICT.  
 LOT SIZE= 2 ACRES, FRONTAGE= 200', SETBACKS= 50'
3. LOT AREAS:  
 TAX MAP 269, LOT 7: OLD AREA= 40.8 +/- ACRES (PER REFERENCE PLAN)  
 NEW AREA= 38.77 +/- ACRES (PER REFERENCE PLAN)  
 TAX MAP 269, LOT 7-1: NEW AREA= 88,738 SF / 2.03 ACRES (80,250 SF CONTIGUOUS UPLANDS)  
 NHDES GROUP 3 LOT SIZE= 48,000 SF
4. SOIL TYPES ARE PER STRAFFORD COUNTY SOIL SURVEY, USDA.  
 S1B - SUTTON FINE SANDY LOAM, 0-8 PERCENT SLOPES.  
 W0 - WHITMAN VERY STONY FINE SANDY LOAM  
 ORIENTATION: HORIZONTAL DATUM - NAD83 / VERTICAL - NAVD83.  
 PARCEL IS NOT LOCATED WITHIN (100YR FLOOD) AS SHOWN ON FEDERAL EMERGENCY MANAGEMENT AGENCY MAP, COMMUNITY NUMBER 33017C0295D EFFECTIVE ON 05-17-2005.
7. THIS PLAN SHALL BE ON FILE WITH THE BARRINGTON PLANNING DEPARTMENT AND RECORDED AT THE S.C.R.D.
8. THE PARCELS WILL BE SERVICED BY INDIVIDUAL WELLS AND SEWER SYSTEMS.
9. NHDES SUBDIVISION TAX MAP 269, LOT 7-1 NHDES APPROVAL NUMBER 6542022PENDING DATED PENDING.
10. 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 EROSION CONTROL MEASURES ARE REQUIRED TO STOP ANY EROSION ON THE CONSTRUCTION SITE DUE TO ACTUAL SITE CONDITIONS, THE OWNER SHALL BE REQUIRED TO INSTALL 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 NHDOT'S STANDARD FOR ROADS & BRIDGE CONSTRUCTION.
11. FOR MORE INFORMATION ABOUT THIS PLAN, CONTACT THE TOWN OF BARRINGTON LAND USE OFFICE, PO BOX 660, 333 CALFEY HIGHWAY, BARRINGTON, NH 03825, (603) 664-5798.

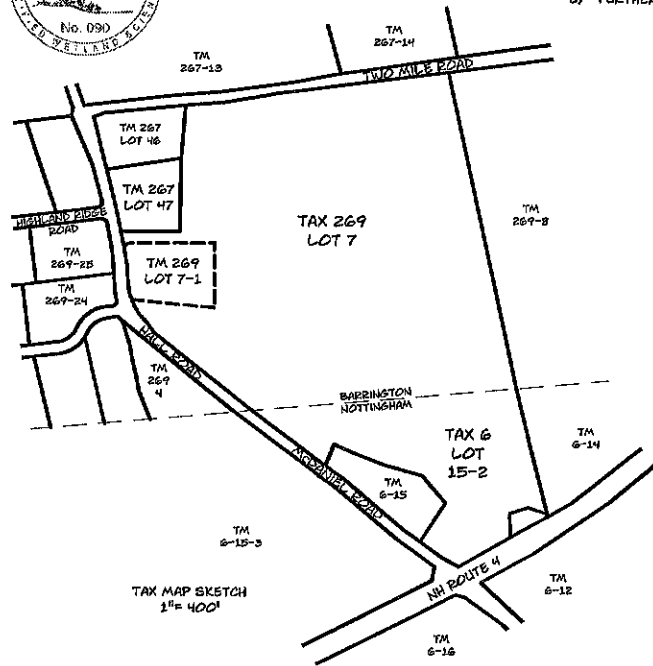
I HEREBY CERTIFY THAT THIS PLAN, PREPARED UNDER MY DIRECTION, IS THE RESULT OF A SURVEY MADE ON THE GROUND AS PER RECORDED DESCRIPTIONS AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THE PLAN CLOSURE EXCEEDS 110,000.



JOEL D. RUNNALS, L.L.S. DATE

PLANNING BOARD APPROVAL BLOCK

THE SUBDIVISION REGULATIONS OF THE TOWN OF BARRINGTON, NH ARE A PART OF THIS PLAN AND APPROVAL OF THIS PLAN IS CONTINGENT ON COMPLETION OF ALL THE REQUIREMENTS OF SAID SUBDIVISION REGULATIONS, EXCEPTING ONLY ANY VARIANCES OR MODIFICATIONS MADE IN WRITING BY THE PLANNING BOARD AND ATTACHED HERETO.



**MAP/LOT APPLICANT:**

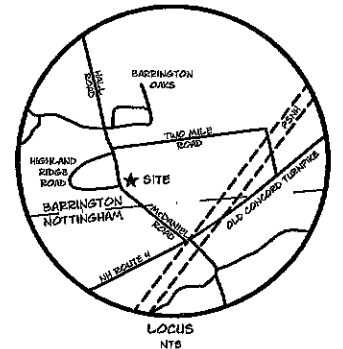
| MAP/LOT | APPLICANT NAME | MAILING ADDRESS                                |
|---------|----------------|--|
| 269/7   | JAMES W. HALEY | 366 OLD CONCORD TURNPIKE, BARRINGTON, NH 03825 |

**BARRINGTON ADJUTERS:**

| MAP/LOT | NAME   | MAILING ADDRESS                               |
|---------|--|---|
| 267/13  | BARRINGTON OAKS COOP INC.                            | 5 BARRINGTON OAKS MAP, BARRINGTON, NH 03825   |
| 267/14  | DENNIS & ANI KOST                                    | 581 HALL ROAD, BARRINGTON, NH 03825           |
| 267/24  | JAMES S. SMITH                                       | 117 HIGHLAND RIDGE ROAD, BARRINGTON, NH 03825 |
| 267/25  | SUSILA & GEORGE MAHON                                | 9 HIGHLAND RIDGE ROAD, BARRINGTON, NH 03825   |
| 267/46  | RYAN & AMANDA SHEEHAN                                | 703 HALL ROAD, BARRINGTON, NH 03825           |
| 267/47  | SCRD BOOK 1609, PAGE 657                             | 689 HALL ROAD, BARRINGTON, NH 03825           |
| 269/4   | MARC AND LINDSEY RYDTE                               | SCRD BOOK 1694, PAGE 947                      |
| 269/4   | KENAN AL-HOUBRY                                      | 7 SINCLAIR DRIVE, SKETER, NH 03833            |
| 269/5   | JOHN & RUTH LAMONTAGNE                               | 124 HIGHLAND RIDGE ROAD, BARRINGTON, NH 03825 |
| 269/8   | JAMES & CARINA HALEY                                 | (SAME AS APPLICANT)                           |
|         | SCRD BOOK 2961, PAGE 260 & SCRD BOOK 4255, PAGE 2180 |   |

**NOTTINGHAM ADJUTERS:**

| MAP/LOT | NAME                        | MAILING ADDRESS                          |
|---------|-----------------------------|--|
| 06/12   | CURWOOD REVOCABLE TRUST     |  |
|         | STEPHEN T. CURWOOD, TRUSTEE | 102 MITCHELL ROAD, NOTTINGHAM, NH 03270  |
| 06/14   | JAMES W. & CARINA C. HALEY  | (SAME AS APPLICANT)                      |
| 06-15   | JAMES W. HALEY              | (SAME AS APPLICANT)                      |
| 06-15-2 | JAMES W. HALEY              | (SAME AS APPLICANT)                      |
| 06-15-3 | SAME AS BARRINGTON 269/4    |  |
| 06/16   | JEFFREY COLE BUILDERS, LLC  | 140 BRYANWOOD ROAD, NOTTINGHAM, NH 03270 |



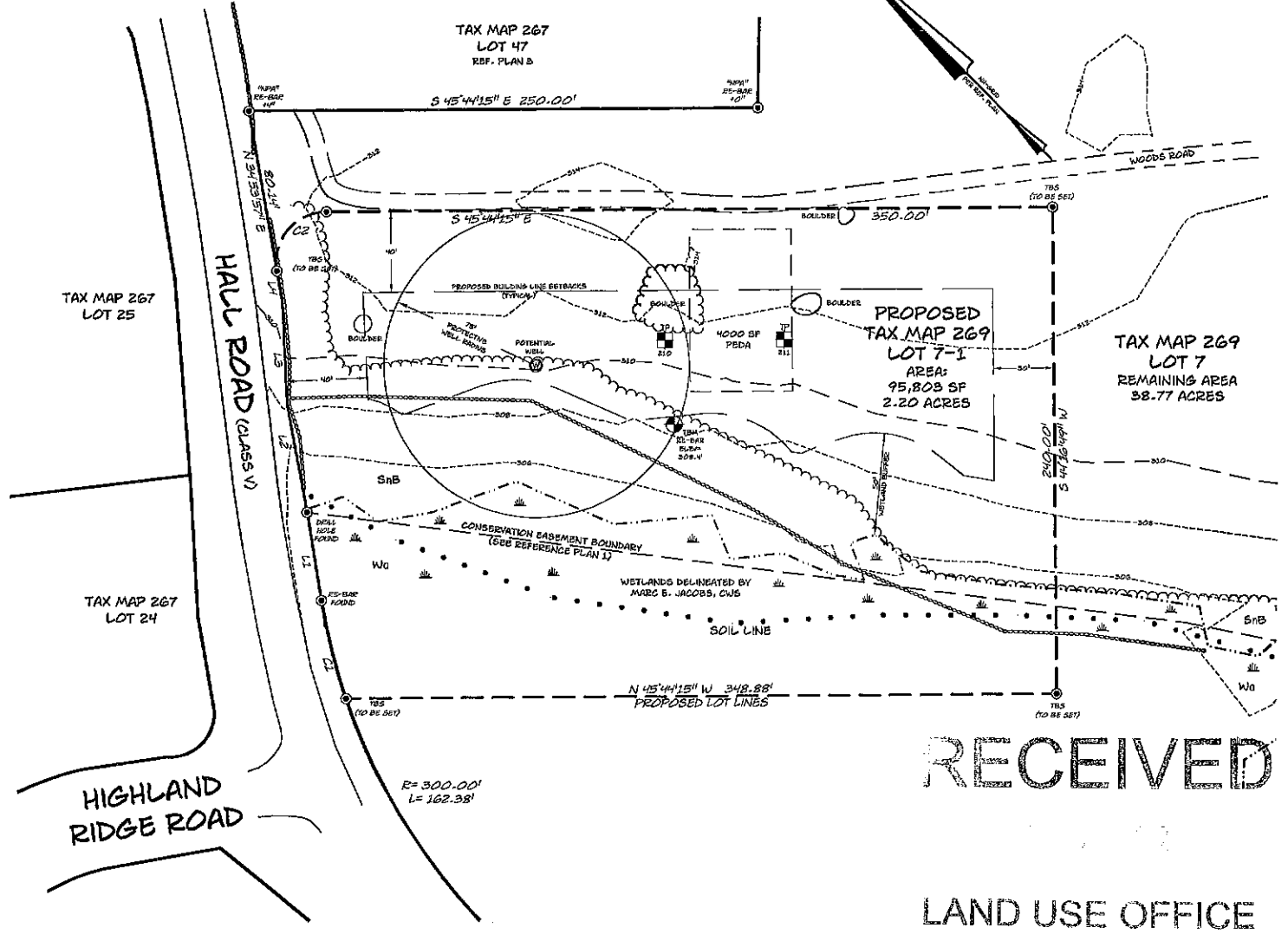
**REFERENCE PLANS:**  
 1. SCRD PLANS 102-58 & 102-59  
 2. SCRD PLAN 114-73  
 3. SCRD PLAN 116-39

| LINE | BEARINGS      | DISTANCE |
|------|---------------|----------|
| L1   | S 25°21'40" W | 43.95'   |
| L2   | S 34°08'45" W | 54.36'   |
| L3   | S 41°56'29" W | 50.00'   |
| L4   | S 34°53'57" W | 15.88'   |

| CURVE | RADIUS  | LENGTH | DELTA     |
|-------|---------|--------|-----------|
| C1    | 300.00' | 49.86' | 24°57'50" |
| C2    | 25.00'  | 48.36' | 99°21'48" |

FILE NO. 326  
 PLAN NO. C-2860-S3  
 DWG NO. 17148\S-3

31 Mooney Street, Alton, N.H. 603-875-3948



RECEIVED

LAND USE OFFICE

JAMES W. HALEY / OWNER'S SIGNATURE

BARRINGTON TAX MAP 269, LOT 7  
 NOTTINGHAM TAX MAP 6, LOT 15-2  
 OWNER OF RECORD:  
 JAMES W. HALEY  
 366 OLD CONCORD TURNPIKE  
 BARRINGTON, NH 03825  
 S.C.R.D. BOOK 4296, PAGE 680

SUBDIVISION PLAN  
 HALL ROAD, TWO MILE ROAD,  
 McDANIEL ROAD &  
 OLD CONCORD TURNPIKE  
 aka NH ROUTE 4  
 BARRINGTON & NOTTINGHAM  
 STRAFFORD & ROCKINGHAM COUNTIES  
 NEW HAMPSHIRE

