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* PLANS TO BE RECORDED AT STRAFFORD COUNTY REGISTRY OF DEEDS

OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825

APPLICANT: PAUL THIBODEAU
76 YOUNG ROAD
BARRINGTON, NH 03825

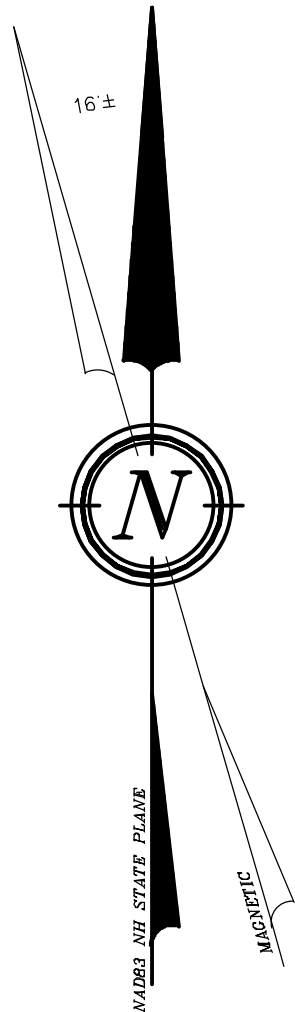
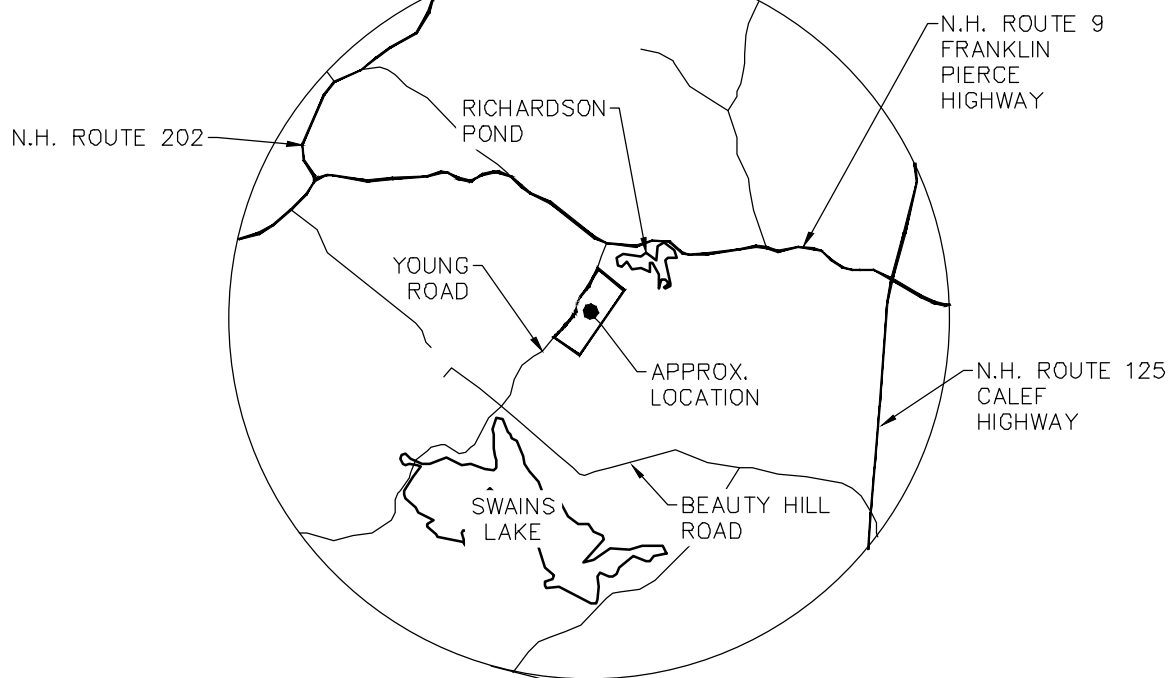
SURVEYOR OF RECORD: KENNETH A. BERRY, PE, LLS
CPSWQ, CPESC, CESSW
BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825
(603) 332-2863

ENGINEER OF RECORD: KENNETH A. BERRY, PE, LLS
CPSWQ, CPESC, CESSW
BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825
(603) 332-2863

SOIL SCIENTIST: JOHN P. HAYES, III, CSS, CWS
7 LIMESTONE WAY
NORTH HAMPTON, NH 03862

WETLAND SCIENTIST: JOHN P. HAYES, III, CSS, CWS
7 LIMESTONE WAY
NORTH HAMPTON, NH 03862

LOCATION PLAN
BARRINGTON, NH
NOT TO SCALE



REQUIRED PERMITS:

~ NHDES SUBSURFACE STATE SUBDIVISION (PENDING)

GENERAL PLAN SET NOTES:

- 1.) 11x17" PLANS ARE TWICE THE PUBLISHED SCALE.
- 2.) ALL PLANS ARE CONSIDERED TO BE NOT FOR CONSTRUCTION UNLESS THEY CONTAIN THE APPROVAL STAMP OF THE TOWN OF BARRINGTON

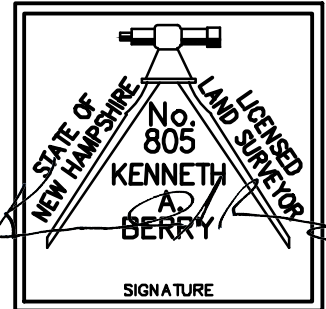
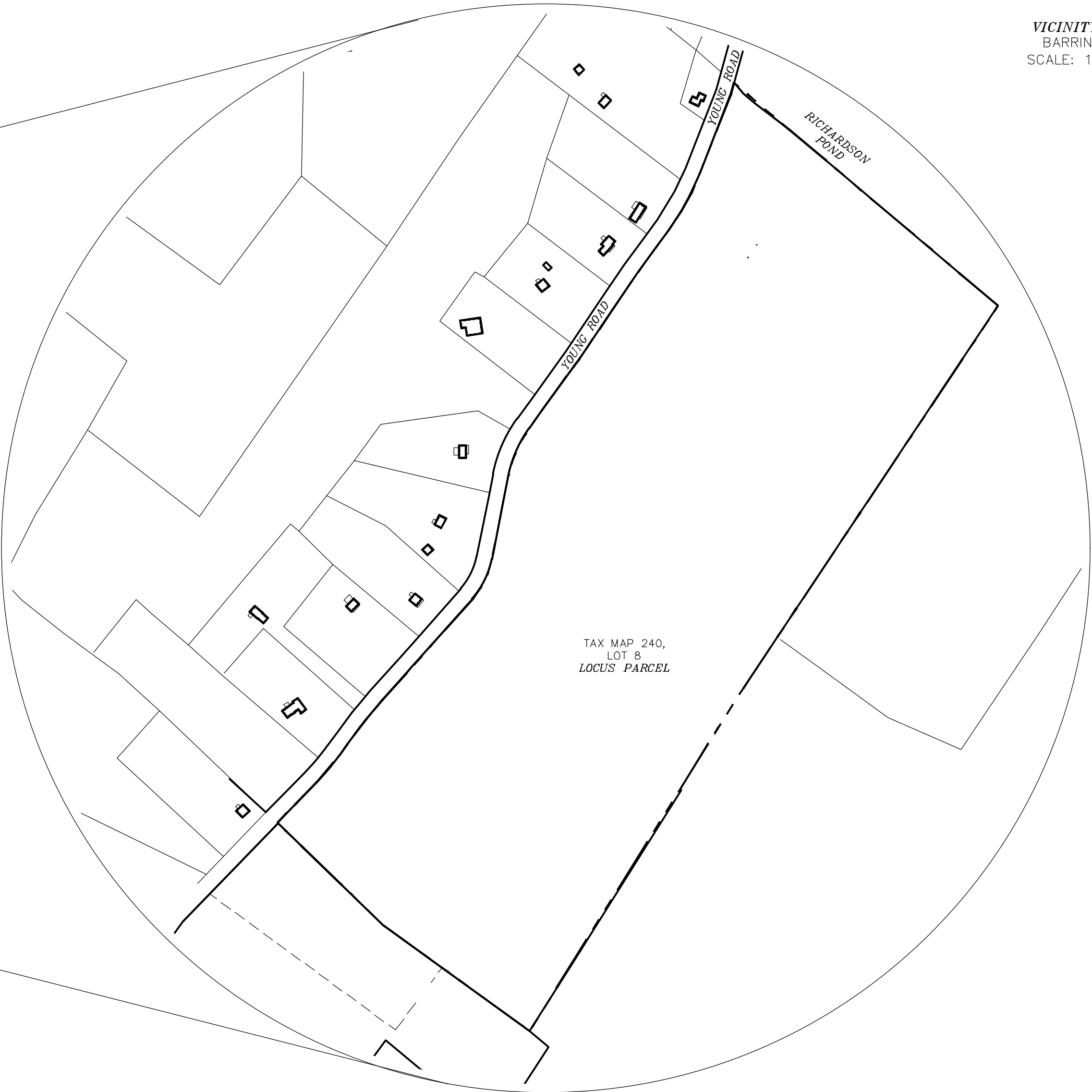
WHETHER OR NOT OTHERWISE EXPRESSLY RECITED ON THIS SUBDIVISION PLAN, THE SUBDIVISION APPROVAL GRANTED IS CONDITIONED ON FAITHFUL AND DILIGENT ADHERENCE BY THE OWNER/SUBDIVIDER/DEVELOPER OF ALL TERMS, CONDITIONS, PROVISIONS AND SPECIFICATIONS OF THE TOWN OF BARRINGTON LAND SUBDIVISION REGULATIONS AS AMENDED OR AS MAY LATER BE AMENDED, IN EFFECT ON THE DATE OF APPROVAL, UNLESS OR EXCEPT INsofar AS EXPRESSLY WAIVED, IN ANY PARTICULAR, BELOW. NON - ADHERENCE MAY RESULT IN A REVOCATION OF APPROVAL. ANY VARIATION FROM THE APPROVED PLAN WILL REQUIRE A RESUBMISSION FOR SUBDIVISION APPROVAL.

23 LOT CONSERVATION SUBDIVISION
FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

FOR TOWN APPROVAL PURPOSES :

THE SUBDIVISION REGULATIONS OF THE TOWN OF BARRINGTON ARE A PART OF THIS PLAT, AND APPROVAL OF THIS PLAN IS CONTINGENT UPON COMPLETION OF ALL REQUIREMENTS OF SAID SUBDIVISION REGULATIONS, EXCEPTING ONLY MODIFICATIONS MADE IN WRITING BY THE BOARD AND ATTACHED HERETO.

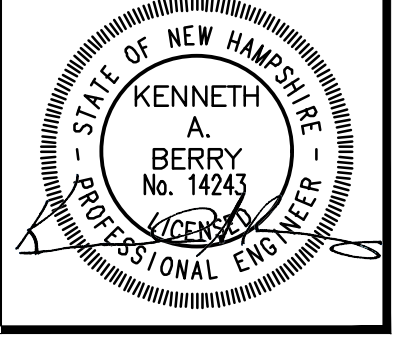
VICINITY SKETCH
BARRINGTON, NH
SCALE: 1" = 300' ±



CONSERVATION SUBDIVISION

FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : AS SHOWN
DATE : FEBRUARY 15, 2023
FILE NO. : DB 2022 - 109



REVISION	DATE	DESCRIPTION
#3	12-21-23	REVISED PER CMA ENGINEERS REVIEW
#2	8-21-23	SIGHT DISTANCE PLAN REVISIONS
#1	3-20-23	MINOR REVISIONS TO LAYOUT

ABBREVIATION LEGEND:

E.O.P.	EDGE OF PAVEMENT
E.S.H.W.T	ESTIMATE SEASONAL HIGH WATER TABLE
TYP.	TYPICAL
U.G.E	UNDER GROUND ELECTRIC / UTILITY
C.O.	CLEAN OUT
INV.	INVERT
ELEV.	ELEVATION
HDPE	HIGH DENSITY POLYETHYLENE
RCP	REINFORCED CONCRETE PIPE
CMP	CORRUGATED METAL PIPE
RECB	ROLLED EROSION CONTROL BLANKET
F.G.	FINISHED GRADE
E.G.	EXISTING GRADE
E.T.W.	EDGE OF TRAVELED WAY
T.B.R.	TO BE REMOVED
PL	PROPERTY LINE
EL	EASEMENT LINE
CL	CENTER LINE
CF	CUBIC FEET
P.C.	POINT OF CURVATURE
P.T.	POINT OF TANGENCY
P.V.C.	POINT OF VERTICAL CURVE
P.V.I.	POINT OF VERTICAL INTERSECTION
P.V.T.	POINT OF VERTICAL TANGENCY
EX.	EXISTING
PROP.	PROPOSED
STA.	STATION
BMP	BEST MANAGEMENT PRACTICE
'/,	FEET / FEET
TP	TEST PIT

SSL () ~ {SIZE}	SINGLE SOLID LINE (COLOR W=WHITE, Y=YELLOW)
DSL () ~ {SIZE}	DOUBLE SOLID LINE (COLOR W=WHITE, Y=YELLOW)
SSB () ~ {SIZE}	SINGLE SOLID W/ BROKEN LINE (COLOR W=WHITE, Y=YELLOW)
SBL () ~ {SIZE}	SINGLE BROKEN LINE (COLOR W=WHITE, Y=YELLOW)
DBL () ~ {SIZE}	DOUBLE BROKEN LINE (COLOR W=WHITE, Y=YELLOW)

ABUTTERS:

- N/F TOWN OF BARRINGTON
PO BOX 660
BARRINGTON, NH 03825
TAX MAP 233, LOT 38
S.C.R.D. BOOK, 4735, PAGE 874
- N/F TOWN OF BARRINGTON
PO BOX 660
BARRINGTON, NH 03825
TAX MAP 249, LOT 18
S.C.R.D. BOOK, 4735, PAGE 866
- N/F LENZI, BRIAN & REBECCA
LENZI FAMILY 2009 REV. TRUST
155 YOUNG ROAD
BARRINGTON, NH 03825
TAX MAP 240, LOT 9
S.C.R.D. BOOK, 3783, PAGE 252
- N/F CAVERLY, ROBERT & ELIZABETH
150 YOUNG ROAD
BARRINGTON, NH 03825
TAX MAP 240, LOT 13.1
S.C.R.D. BOOK 4002, PAGE 437
- N/F ALIX, CHRISTOPHER & ANNE
PO BOX 142
BARRINGTON, NH 03825
TAX MAP 240, LOT 15.12
S.C.R.D. BOOK 3954, PAGE 378
- N/F FILION, DALE R. & CAROL J.
134 YOUNG ROAD
BARRINGTON, NH 03825
TAX MAP 240, LOT 15.11
S.C.R.D. BOOK 4319, PAGE 216
- N/F HARRIS, WALTER W. & JULIE M.
130 YOUNG ROAD
BARRINGTON, NH 03825
TAX MAP 240, LOT 15.10
S.C.R.D. BOOK, 4358, PAGE 224
- N/F PELLEGRINO, MICHELLE C.
120 YOUNG ROAD
BARRINGTON, NH 03825
TAX MAP 240, LOT 15.09
S.C.R.D. BOOK, 467, PAGE 51
- N/F BRAUCH, MARC & WOODMANSEE, KRIS
114 YOUNG ROAD
BARRINGTON, NH 03825
TAX MAP 240, LOT 15.08
S.C.R.D. BOOK, 4958, PAGE 146

ABUTTERS CONT.:

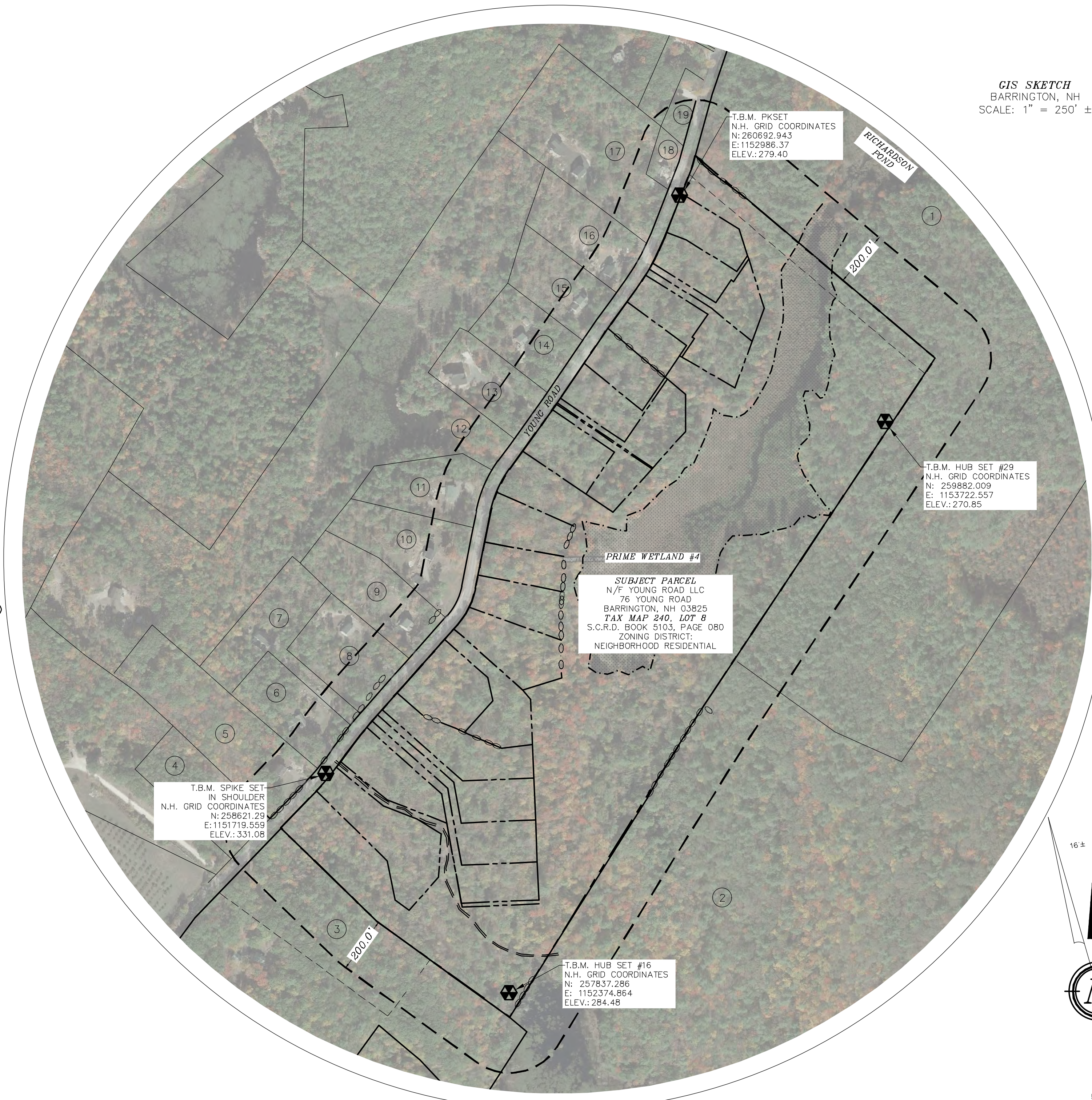
- N/F BEAN, JONATHAN & KATIE
112 YOUNG ROAD
BARRINGTON, NH 03825
TAX MAP 240, LOT 15.07
S.C.R.D. BOOK 4321, PAGE 225
- N/F GOWER, JIMMY W. & TRACEY D.
94 YOUNG ROAD
BARRINGTON, NH 03825
TAX MAP 240, LOT 15.06
S.C.R.D. BOOK, 4278, PAGE 137
- N/F FISHEYE PROPERTIES, LLC
C/O PAUL THIBODEAU
76 YOUNG ROAD
BARRINGTON, NH 03825
TAX MAP 240, LOT 15
S.C.R.D. BOOK 3855, PAGE 63
- N/F THIBODEAU, PAUL F. & LINDA A.
THIBODEAU FAMILY REV TRUST
76 YOUNG ROAD
BARRINGTON, NH 03825
TAX MAP 240, LOT 15.05
S.C.R.D. BOOK 4744, PAGE 376
- N/F LENZI, MARC A. & LAURIE E. TRUSTEES
MARCO & LAURIE LENZI REV LIV TRUST
70 YOUNG ROAD
BARRINGTON, NH 03825
TAX MAP 240, LOT 15.04
S.C.R.D. BOOK, 4624, PAGE 862
- N/F CARSON, KEVIN M. & JESSICA A.
64 YOUNG ROAD
BARRINGTON, NH 03825
TAX MAP 240, LOT 15.03
S.C.R.D. BOOK 4163, PAGE 694
- N/F NOSEWORTHY, LAURA & KEITH
50 YOUNG ROAD
BARRINGTON, NH 03825
TAX MAP 240, LOT 15.02
S.C.R.D. BOOK 4878, PAGE 847
- N/F CHABOT, TODD M. & LYNN M.
48 YOUNG ROAD
BARRINGTON, NH 03825
TAX MAP 240, LOT 15.01
S.C.R.D. BOOK, 4648, PAGE 480
- N/F SCOTT, DAVID & MARGARET
40 YOUNG ROAD
BARRINGTON, NH 03825
TAX MAP 240, LOT 16
S.C.R.D. BOOK 557, PAGE 323
- N/F BARNETT, DEREK W.
28 YOUNG ROAD
BARRINGTON, NH 03825
TAX MAP 233, LOT 45
S.C.R.D. BOOK 5050, PAGE 821

EXISTING LEGEND:

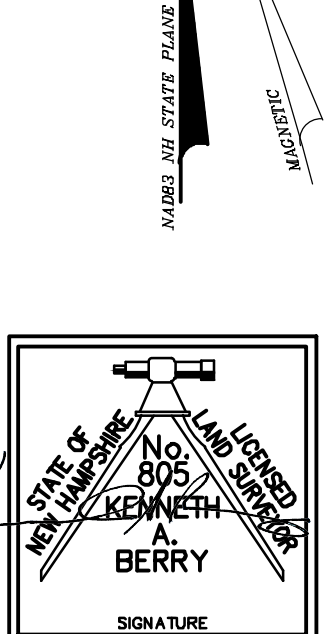
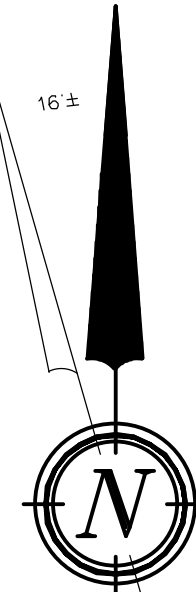
	DRILL HOLE ~FND~
	IRON PIPE ~FND~
	IRON BOUND ~FND~
	ANGLE IRON ~FND~
	4X4 GRANITE BOUND ~FND~
	UTILITY POLE/GUY WIRE
	CATCH BASIN (CB)
	TEST PIT
	TEMPORARY BENCHMARK (T.B.M.)
	BLAZED/PAINTED TREE
	POORLY DRAINED JURISDICTIONAL WETLAND LINE
	BUILDING SETBACK LINE
	FRONT BUFFER LINE
	EASEMENT LINE
	50' POORLY DRAINED WETLAND BUFFER & 100' PRIME WETLAND BUFFER LINE
	75' ZBA WETLAND BUFFER
	STONE WALL
	NRCS SOIL DELINEATION LINE
	SITE SPECIFIC SOIL LINE
	LIMIT OF SOIL SURVEY
	OVERHEAD UTILITIES LINE
	EXISTING DRAIN CULVERT
	CONTOUR MINOR, EXISTING
	CONTOUR MAJOR, EXISTING
	SOIL SERIES
	NRCS SOIL LABEL
	STRAFFORD COUNTY REGISTRY OF DEEDS
	TYPICAL FOUND
	35% OR GREATER SLOPE

PROPOSED LEGEND:

	4"x4" GRANITE BOUND ~TBS~
	3/4" REBAR W/ ID CAP ~TBS~
	1/2" EASEMENT REBAR W/ ID CAP ~TBS~
	PROPOSED SUBDIVISION LINE
	PROPOSED EASEMENT LINE
	WELL
	TEMPORARY BENCHMARK (T.B.M.)
	MATCH POINT
	MATCH LINE
	CONTOUR MINOR, PROPOSED
	CONTOUR MAJOR, PROPOSED
	DRAIN CULVERT W/ FLARED END SECTION (F.E.S.)
	SHOULDER
	CENTER LINE
	BUILDING SETBACK LINE
	NHDES PROTECTIVE WELL RADIUS
	CONTOUR MINOR, PROPOSED
	CONTOUR MAJOR, PROPOSED
	SILT FENCE / EROSION MIX BERM
	FILTREXX 8" - 12" SILT SOXX AS SPECIFIED
	PERIMETER CONTROL CONSTRUCTION FENCE
	PERIMETER CONTROL RESIDENTIAL/ROADWAY CONSTRUCTION
	CONSTRUCTION ENTRANCE
	4K LEACHING AREA



GIS SKETCH
BARRINGTON, NH
SCALE: 1" = 250' ±



FOR TOWN APPROVAL PURPOSES :

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

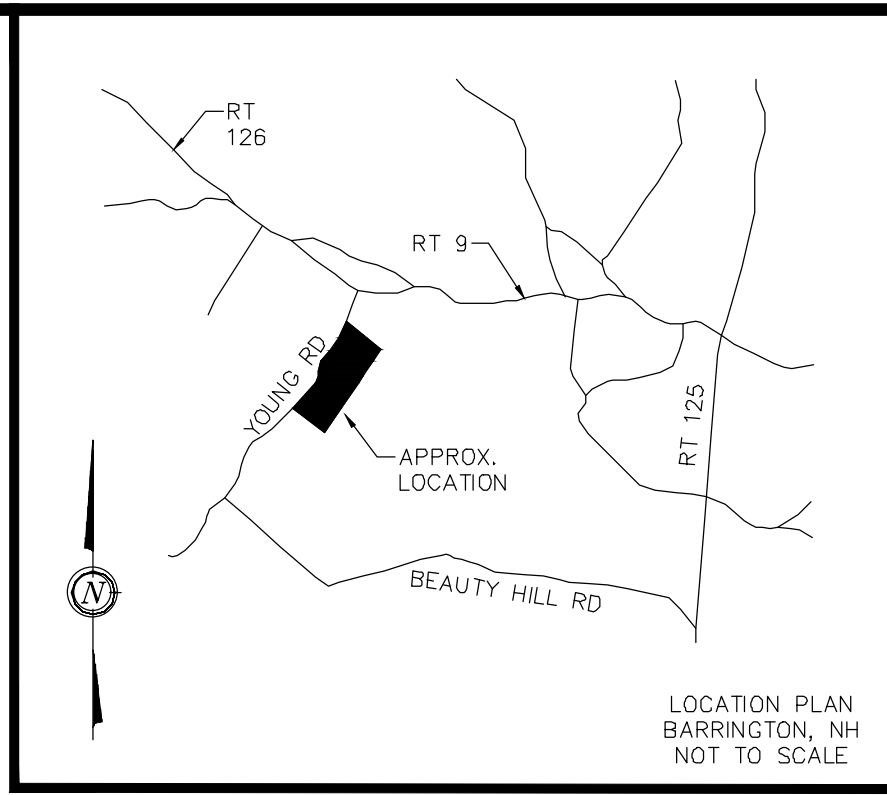
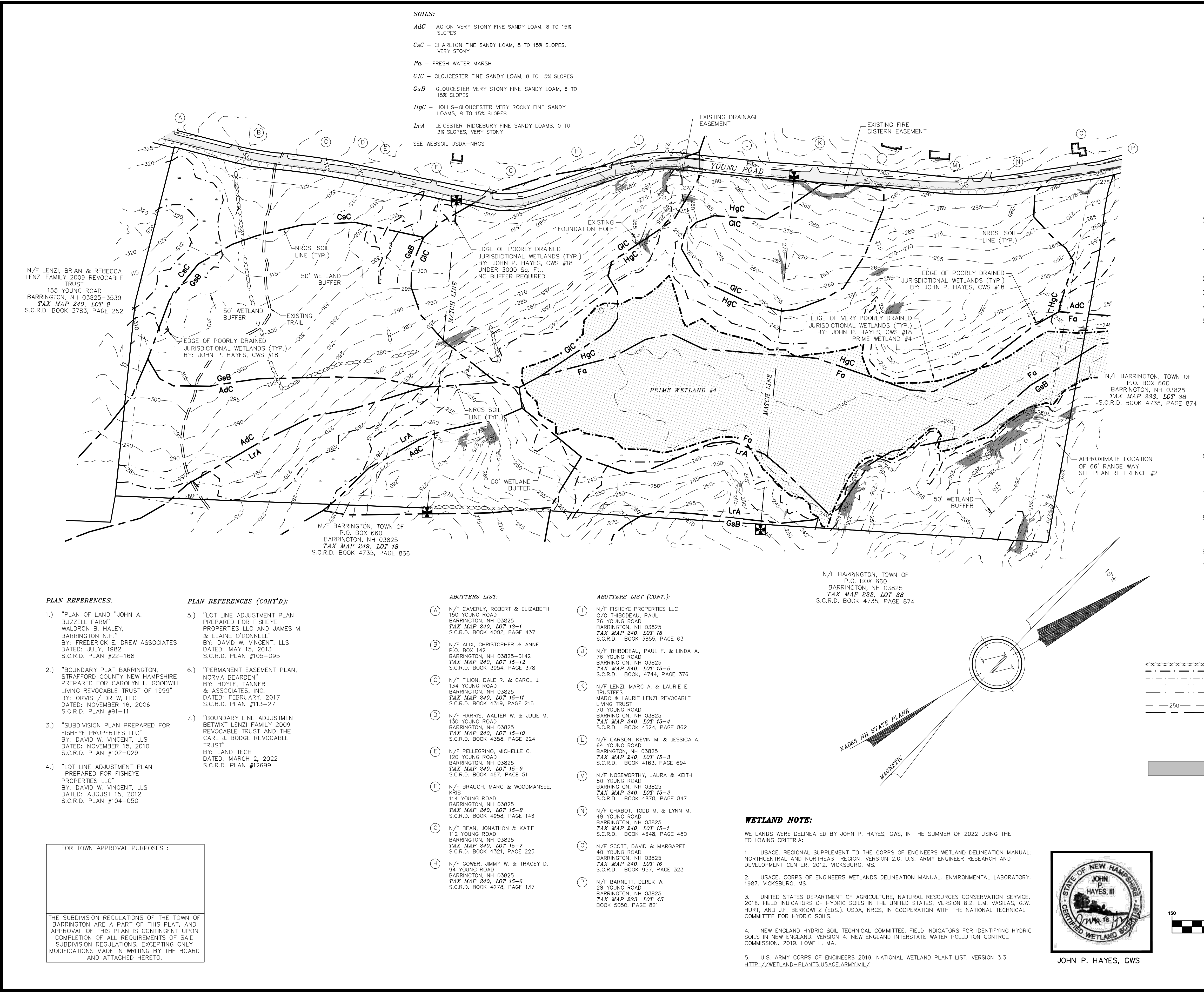
NEIGHBORHOOD PLAN

FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

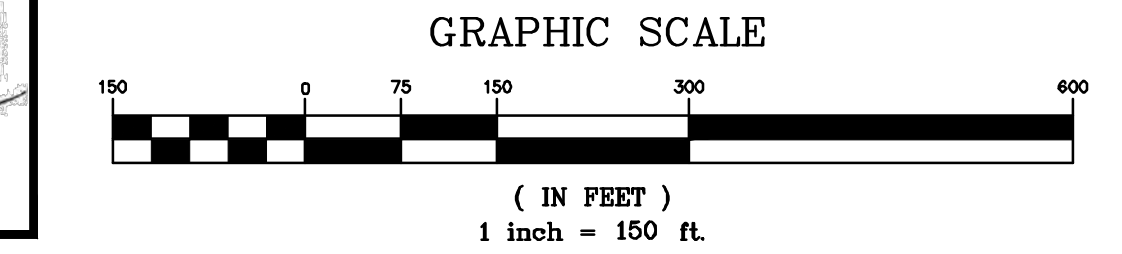
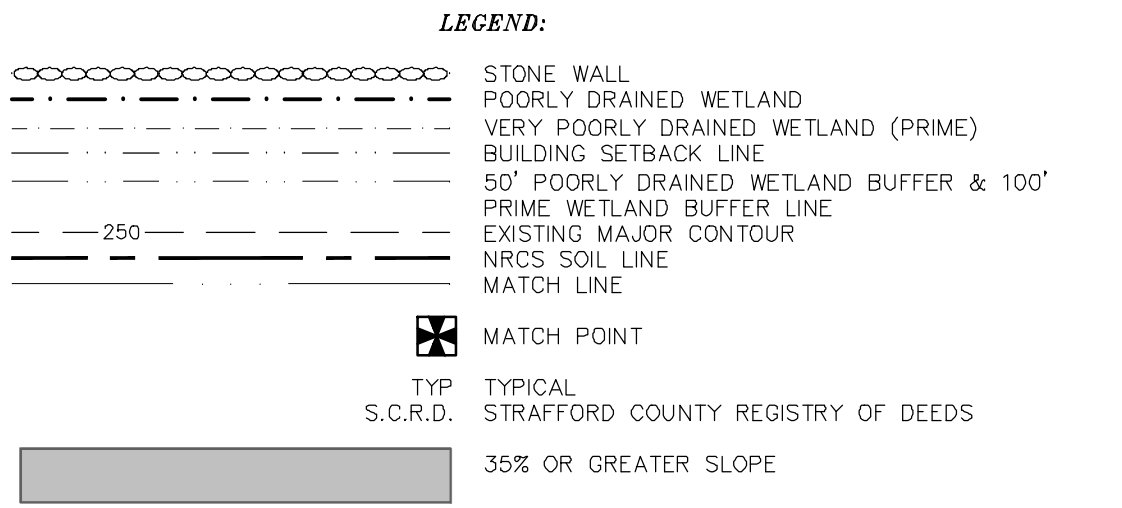
BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : AS SHOWN
DATE : FEBRUARY 15, 2023
FILE NO. : DB 2022 - 109

STATE OF NEW HAMPSHIRE
KENNETH A. BERRY
No. 14243
PROFESSIONAL ENGINEER

REVISION	DATE	DESCRIPTION
#3	12-21-23	REVISED PER CMA ENGINEERS REVIEW
#2	8-21-23	SIGHT DISTANCE PLAN REVISIONS
#1	3-20-23	MINOR REVISIONS TO LAYOUT



- NOTES:**
- OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
 - APPLICANT: PAUL THIBODEAU
76 YOUNG ROAD
BARRINGTON, NH 03825
 - TAX MAP 240, LOT 8
 - LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
 - S.C.R.D. BOOK 5103, PAGE 080
 - ZONING: NR - NEIGHBORHOOD RESIDENTIAL
WETLANDS PROTECTION DISTRICT OVERLAY
FRONTAGE ~ 200.0'
MINIMUM LOT SIZE ~ 80,000 Sq. Ft.
FRONT SETBACK ~ 40.0'
REAR SETBACK ~ 30.0'
SIDE SETBACK ~ 30.0'
WETLAND BUFFER ~ 50.0' IF OVER 3,000 Sq. Ft.
PRIME WETLAND SETBACK ~ 100'
MAX. BUILDING HEIGHT ~ 35.0'
MAX. LOT COVERAGE ~ 40%
 - OPEN SPACE CONSERVATION SUBDIVISION
MINIMUM LOT SIZE ~ 20,000 Sq. Ft.
LOT WIDTH AT FRONT SETBACK ~ 75.0'
PERIMETER BUFFER ~ 100.0'
SIDE SETBACK ~ 20.0'
REAR SETBACK ~ 20.0'
 - I HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE & BELIEF, THIS PARCEL DOES NOT FALL WITHIN THE FLOOD PLAN FLOOD HAZARD REF.: FEMA COMMUNITY# - 330178, MAP# - 33017C0285D, DATED: MAY 17, 2005.
 - VERTICAL DATUM BASED ON NAVD88 ELEVATIONS. HORIZONTAL COORDINATES BASED ON NAD83. COORDINATES GATHERED USING CARLSON BRX7 SURVEY GRADE GPS RECEIVERS.
 - THE BOUNDARY LINES SHOWN ON THIS PLAN ARE THE RESULT OF A CLOSED TRAVERSE PERFORMED BY THIS OFFICE IN OCTOBER OF 2022, WITH AN ERROR OF CLOSURE OF BETTER THAN 1 PART IN 10,000.
 - SEE DETAIL SUBDIVISION SHEETS FOR ADDITIONAL NOTES.
 - THE INTENT OF THIS PLAN IS TO SHOW THE EXISTING CONDITIONS OF TAX MAP 240, LOT 8 AS OF THE DATE OF SURVEY.



REVISION	DATE	DESCRIPTION
12-21-23		REVISED PER CMA ENGINEERS REVIEW
8-21-23		SIGHT DISTANCE PLAN REVISIONS
3-20-23		MINOR REVISIONS TO LAYOUT

FOR PAUL THIBODEAU LAND OF YOUNG ROAD LLC YOUNG ROAD BARRINGTON, NH TAX MAP 240, LOT 8	OVERVIEW EXISTING CONDITIONS PLAN
---	-----------------------------------

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 150 FT.
DATE : FEBRUARY 15, 2023
FILE NO. : DB 2022 - 109

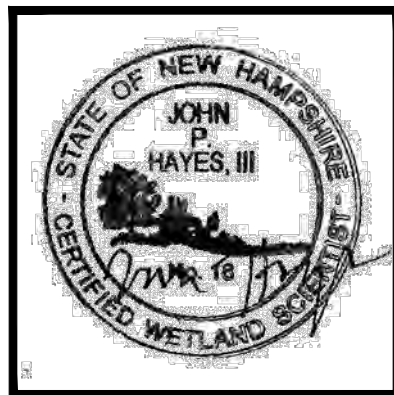
JOHN P. HAYES, CWS
STATE OF NEW HAMPSHIRE
CERTIFIED WETLAND SPECIALIST
SIGNATURE

SHEET 5 OF 64

WETLAND NOTE:

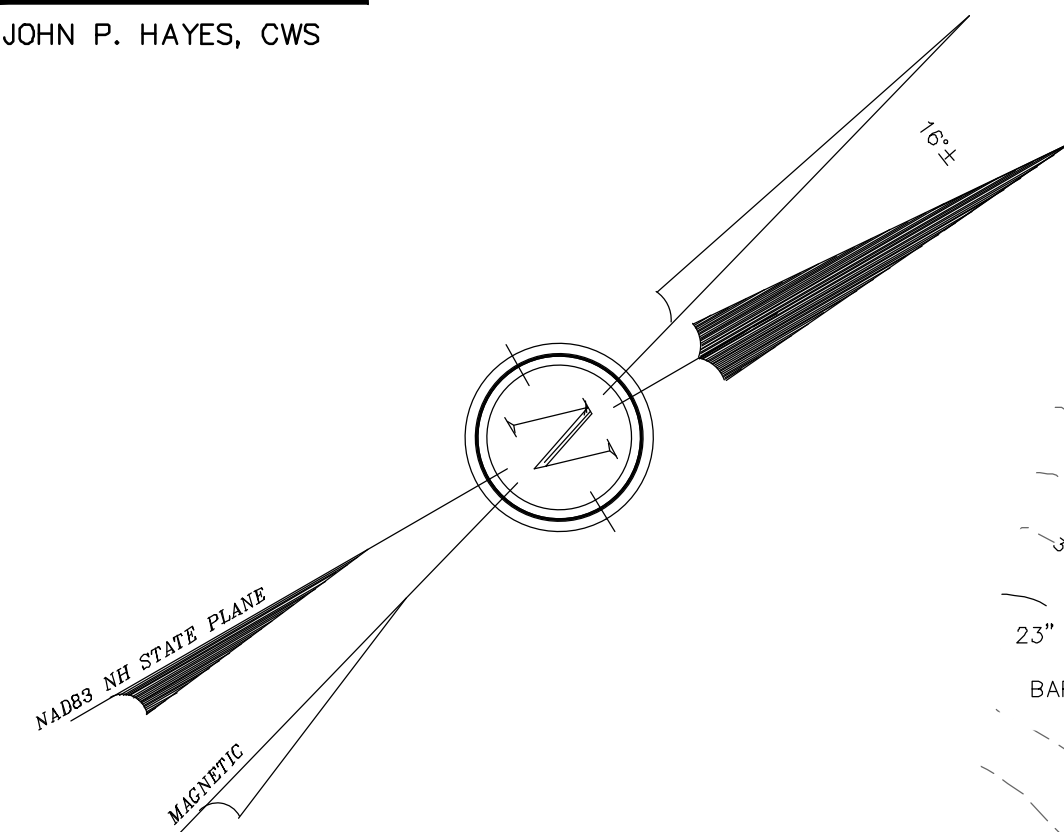
WETLANDS WERE DELINEATED BY JOHN P. HAYES, CWS, IN THE SUMMER OF 2022 USING THE FOLLOWING CRITERIA:

1. USACE, REGIONAL SUPPLEMENT TO THE CORPS OF ENGINEERS WETLAND DELINEATION MANUAL: NORTH-CENTRAL AND NORTH-EAST REGION, VERSION 2.0. U.S. ARMY ENGINEER RESEARCH AND DEVELOPMENT CENTER, 2012. VICKSBURG, MS.
2. USACE, CORPS OF ENGINEERS WETLANDS DELINEATION MANUAL, ENVIRONMENTAL LABORATORY, 1987. VICKSBURG, MS.
3. UNITED STATES DEPARTMENT OF AGRICULTURE, NATURAL RESOURCES CONSERVATION SERVICE, 2018. FIELD INDICATORS OF HYDRIC SOILS IN THE UNITED STATES, VERSION 8.2. L.M. VASILAS, G.W. HURT, AND J.F. BERKOWITZ (EDS.). USDA, NRCS, IN COOPERATION WITH THE NATIONAL TECHNICAL COMMITTEE FOR HYDRIC SOILS.
4. NEW ENGLAND HYDRIC SOIL TECHNICAL COMMITTEE, FIELD INDICATORS FOR IDENTIFYING HYDRIC SOILS IN NEW ENGLAND, VERSION 4. NEW ENGLAND INTERSTATE WATER POLLUTION CONTROL COMMISSION, 2019. LOWELL, MA.
5. U.S. ARMY CORPS OF ENGINEERS 2019, NATIONAL WETLAND PLANT LIST, VERSION 3.3. [HTTP://WETLAND-PLANTS.USACE.ARMY.MIL/](http://wetland-plants.usace.army.mil/)



JOHN P. HAYES, CWS

N/F LENZI, BRIAN & REBECCA
LENZI FAMILY 2009 REVOCABLE
TRUST
155 YOUNG ROAD
BARRINGTON, NH 03825-3539
TAX MAP 240, LOT 9
S.C.R.D. BOOK 3783, PAGE 252



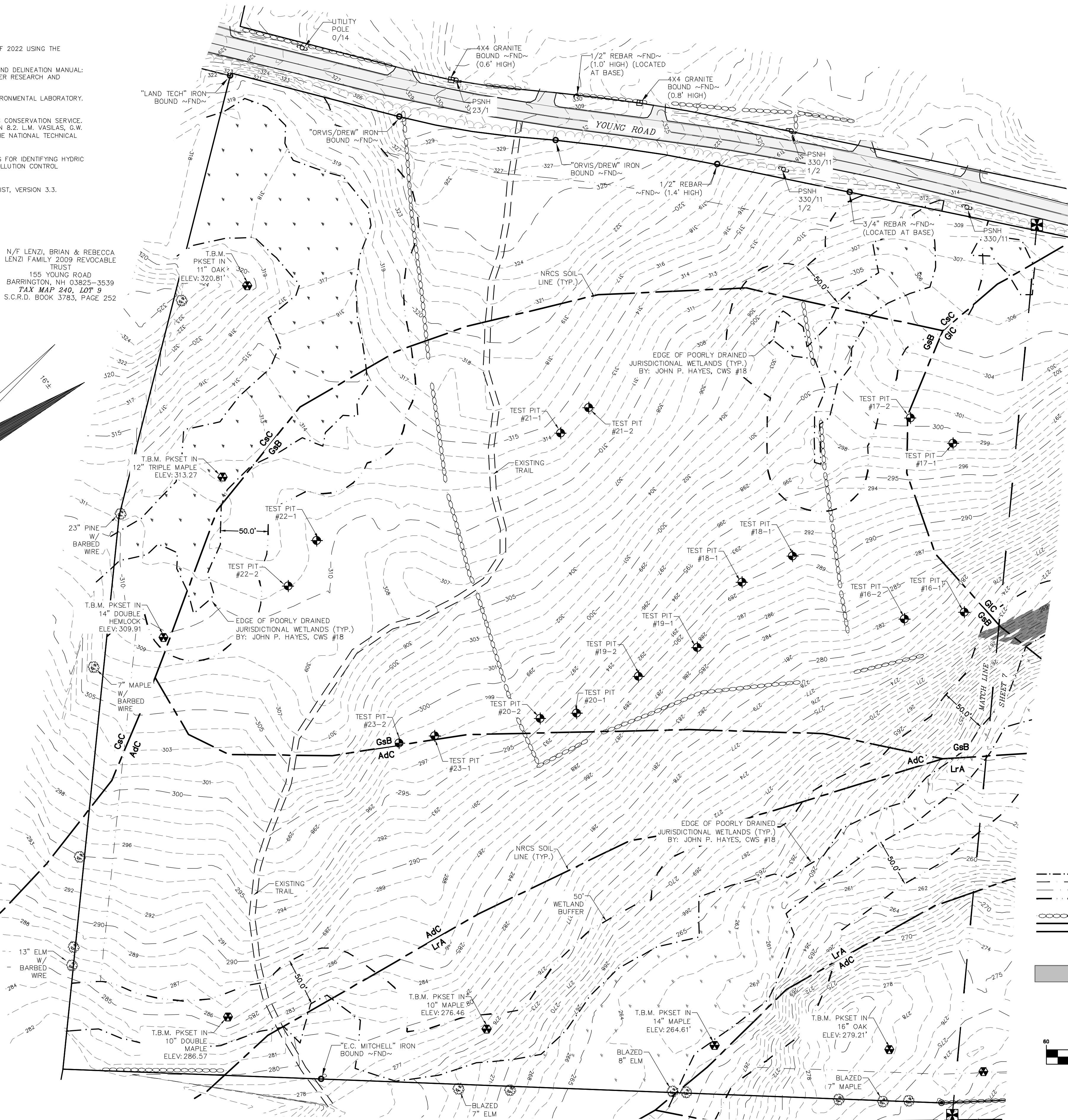
SOILS:

- AdC** - ACTON VERY STONY FINE SANDY LOAM, 8 TO 15% SLOPES
- CsC** - CHARLTON FINE SANDY LOAM, 8 TO 15% SLOPES, VERY STONY
- Fa** - FRESH WATER MARSH
- GfC** - GLOUCESTER FINE SANDY LOAM, 8 TO 15% SLOPES
- GsB** - GLOUCESTER VERY STONY FINE SANDY LOAM, 8 TO 15% SLOPES
- HgC** - HOLLIS-GLOUCESTER VERY ROCKY FINE SANDY LOAMS, 8 TO 15% SLOPES
- LrA** - LEICESTER-RIDGEBURY FINE SANDY LOAMS, 0 TO 3% SLOPES, VERY STONY

SEE WEBSOIL USDA-NRCS

FOR TOWN APPROVAL PURPOSES :

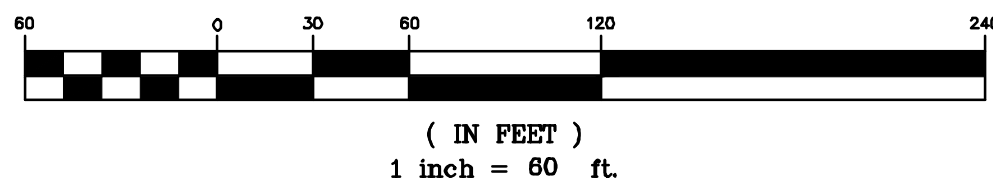
THE SUBDIVISION REGULATIONS OF THE TOWN OF BARRINGTON ARE A PART OF THIS PLAT, AND APPROVAL OF THIS PLAN IS CONTINGENT UPON COMPLETION OF ALL REQUIREMENTS OF SAID SUBDIVISION REGULATIONS, EXCEPTING ONLY MODIFICATIONS MADE IN WRITING BY THE BOARD AND ATTACHED HERETO.



- LEGEND:**
- DRILL HOLE ~FND~
 - IRON PIPE ~FND~
 - IRON BOUND ~FND~
 - ▢ GRANITE BOUND ~FND~
 - ⊕ UTILITY POLE
 - ⊙ GUY WIRE
 - ⊙ SINGLE POST SIGN
 - ⊕ TEMPORARY BENCHMARK
 - ⊕ MATCH POINT

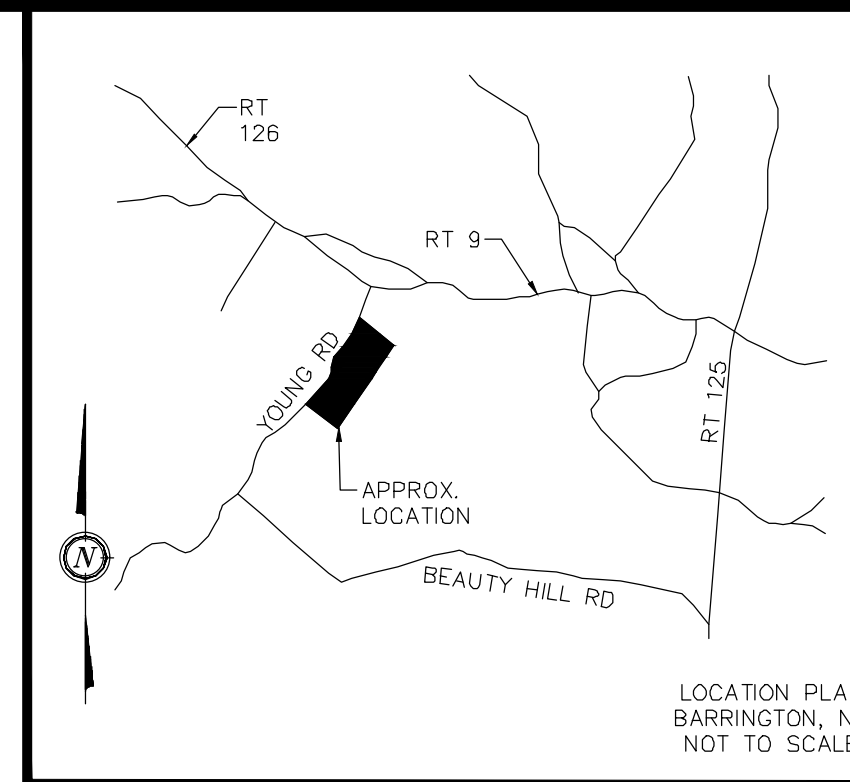
- POORLY DRAINED WETLAND LINE
- PRIME WETLAND LINE
- BUILDING SETBACK LINE
- 50' POORLY DRAINED WETLAND BUFFER & 100' PRIME WETLAND BUFFER LINE
- STONE WALL
- NRCS SOIL LINE
- MATCH LINE
- S.C.R.D. STRAFFORD COUNTY REGISTRY OF DEEDS
- TYP TYPICAL
- FND FOUND
- 35% OR GREATER SLOPE

GRAPHIC SCALE



NOTES:

- 1.) OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
- 1A.) APPLICANT: PAUL THIBODEAU
76 YOUNG ROAD
BARRINGTON, NH 03825
- 2.) TAX MAP 240, LOT 8
- 3.) LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
- 4.) S.C.R.D. BOOK 5103, PAGE 080
- 5.) ZONING: NR - NEIGHBORHOOD RESIDENTIAL
WETLANDS PROTECTION DISTRICT OVERLAY
FRONTAGE ~ 200.0'
MINIMUM LOT SIZE ~ 80,000 Sq. Ft.
FRONT SETBACK ~ 40.0'
REAR SETBACK ~ 30.0'
SIDE SETBACK ~ 30.0'
WETLAND BUFFER ~ 50.0' IF OVER 3,000 Sq. Ft.
PRIME WETLAND SETBACK ~ 100'
MAX. BUILDING HEIGHT ~ 35.0'
MAX. LOT COVERAGE ~ 40%
- OPEN SPACE CONSERVATION SUBDIVISION
MINIMUM LOT SIZE ~ 20,000 Sq. Ft.
LOT WIDTH AT FRONT SETBACK ~ 75.0'
PERIMETER BUFFER ~ 100.0'
SIDE SETBACK ~ 20.0'
REAR SETBACK ~ 20.0'
- 6.) I HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE & BELIEF, THIS PARCEL DOES NOT FALL WITHIN THE FLOOD PLAIN FLOOD HAZARD REF.: FEMA COMMUNITY# - 330178, MAP# - 33017C0285D, DATED: MAY 17, 2005.
- 7.) VERTICAL DATUM BASED ON NAVD88 ELEVATIONS. HORIZONTAL COORDINATES BASED ON NAD83. COORDINATES GATHERED USING CARLSON BRX7 SURVEY GRADE GPS RECEIVERS.
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- 9.) THE INTENT OF THIS PLAN IS TO SHOW THE EXISTING CONDITIONS OF TAX MAP 240, LOT 8 AS OF THE DATE OF SURVEY.
- 10.) SEE OVERVIEW EXISTING CONDITIONS PLAN FOR ABUTTERS & PLAN REFERENCES.



EXISTING CONDITIONS PLAN

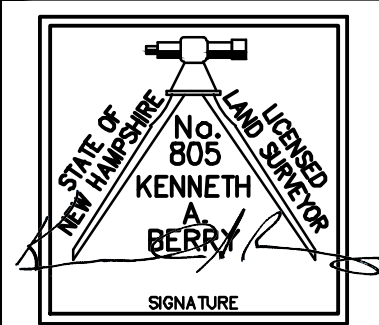
FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863

SCALE : 1 IN. EQUALS 60 FT.

DATE : FEBRUARY 15, 2023

FILE NO. : DB 2022 - 109



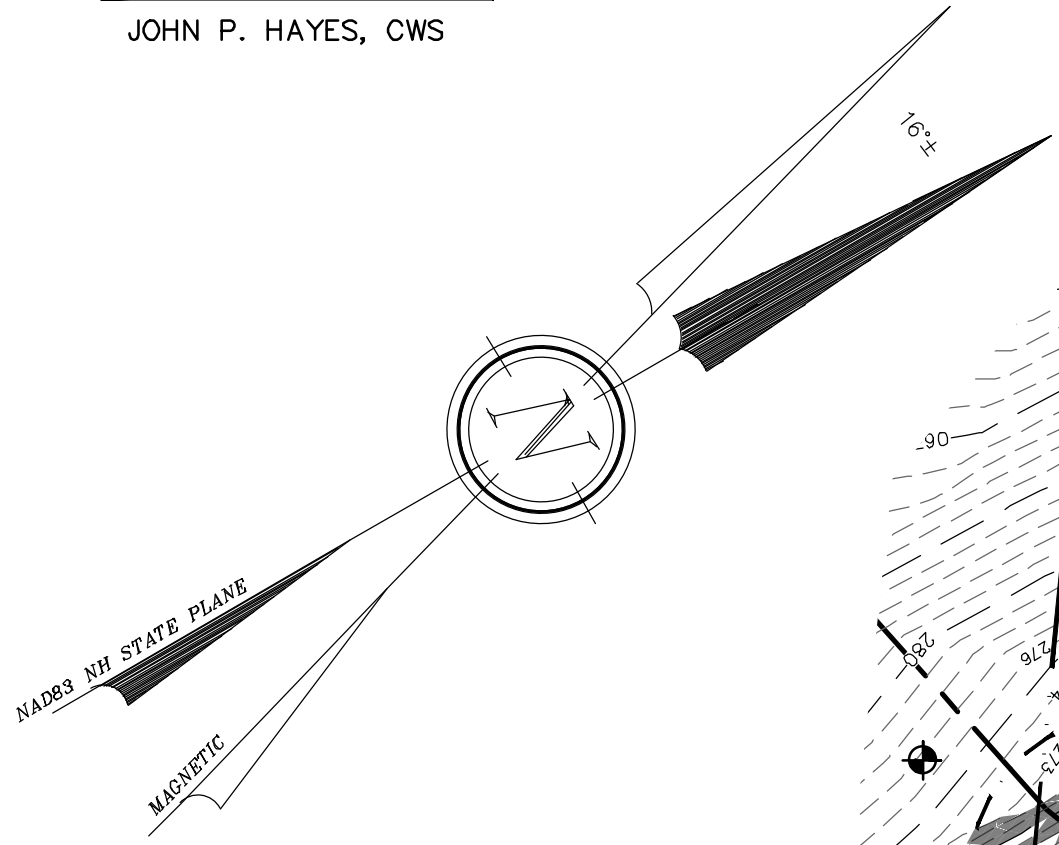
WETLAND NOTE:

WETLANDS WERE DELINEATED BY JOHN P. HAYES, CWS, IN THE SUMMER OF 2022 USING THE FOLLOWING CRITERIA:

- USACE, REGIONAL SUPPLEMENT TO THE CORPS OF ENGINEERS WETLAND DELINEATION MANUAL: NORTHEAST REGION, VERSION 2.0, U.S. ARMY ENGINEER RESEARCH AND DEVELOPMENT CENTER, 2012, VICKSBURG, MS.
- USACE, CORPS OF ENGINEERS WETLANDS DELINEATION MANUAL, ENVIRONMENTAL LABORATORY, 1987, VICKSBURG, MS.
- UNITED STATES DEPARTMENT OF AGRICULTURE, NATURAL RESOURCES CONSERVATION SERVICE, 2016, FIELD INDICATORS OF HYDRIC SOILS IN THE UNITED STATES, VERSION 8.2, L.M. VASILAS, G.W. HURT, AND J.F. BERKOWITZ (EDS.), USDA, NRCS, IN COOPERATION WITH THE NATIONAL TECHNICAL COMMITTEE FOR HYDRIC SOILS.
- NEW ENGLAND HYDRIC SOIL TECHNICAL COMMITTEE, FIELD INDICATORS FOR IDENTIFYING HYDRIC SOILS IN NEW ENGLAND, VERSION 4, NEW ENGLAND INTERSTATE WATER POLLUTION CONTROL COMMISSION, 2019, LOWELL, MA.
- U.S. ARMY CORPS OF ENGINEERS 2019, NATIONAL WETLAND PLANT LIST, VERSION 3.3, [HTTP://WETLAND-PLANTS.USACE.ARMY.MIL/](http://wetland-plants.usace.army.mil/)



JOHN P. HAYES, CWS

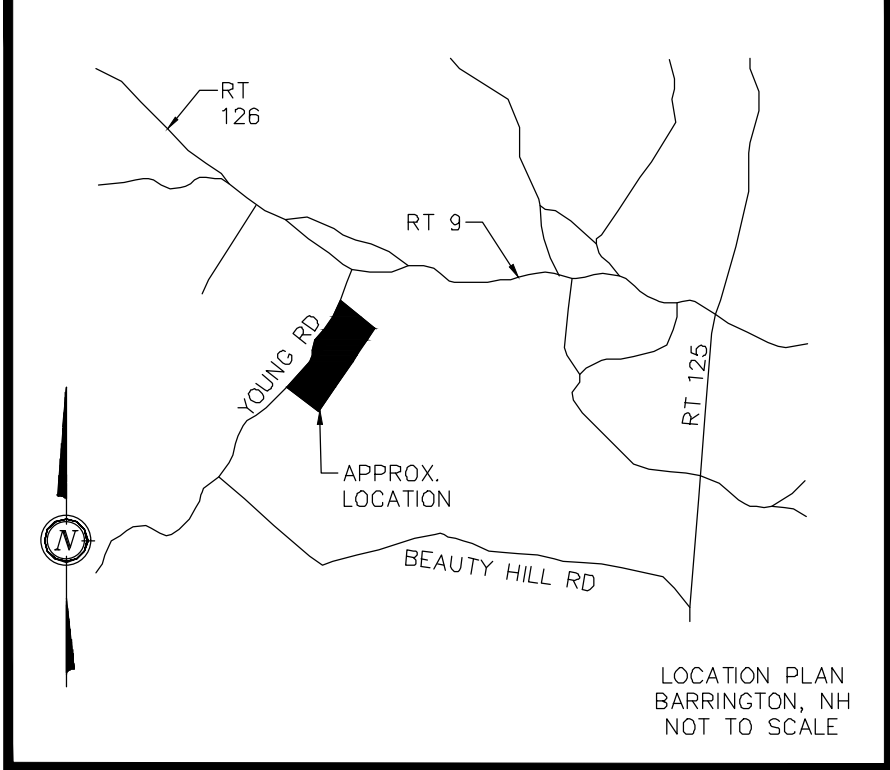
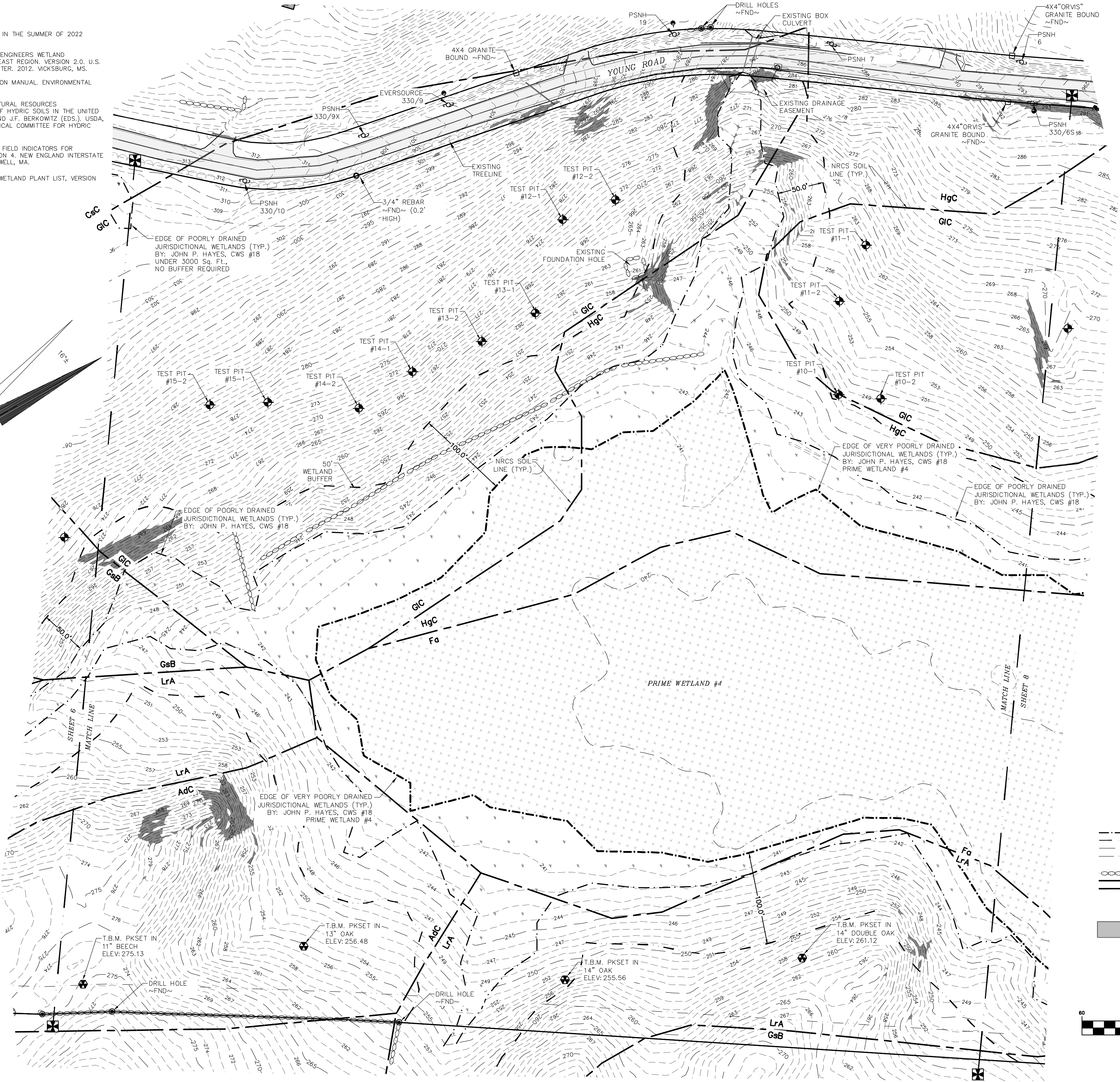


SOILS:

- AdC** - ACTON VERY STONY FINE SANDY LOAM, 8 TO 15% SLOPES
- CsC** - CHARLTON FINE SANDY LOAM, 8 TO 15% SLOPES, VERY STONY
- Fa** - FRESH WATER MARSH
- GfC** - GLOUCESTER FINE SANDY LOAM, 8 TO 15% SLOPES
- GsB** - GLOUCESTER VERY STONY FINE SANDY LOAM, 8 TO 15% SLOPES
- HgC** - HOLLIS-GLOUCESTER VERY ROCKY FINE SANDY LOAMS, 8 TO 15% SLOPES
- LrA** - LEICESTER-RIDGEBURY FINE SANDY LOAMS, 0 TO 3% SLOPES, VERY STONY
- SEE WEBSOIL USDA-NRCS

FOR TOWN APPROVAL PURPOSES :

THE SUBDIVISION REGULATIONS OF THE TOWN OF BARRINGTON ARE A PART OF THIS PLAT, AND APPROVAL OF THIS PLAN IS CONTINGENT UPON COMPLETION OF ALL REQUIREMENTS OF SAID SUBDIVISION REGULATIONS, EXCEPTING ONLY MODIFICATIONS MADE IN WRITING BY THE BOARD AND ATTACHED HERETO.



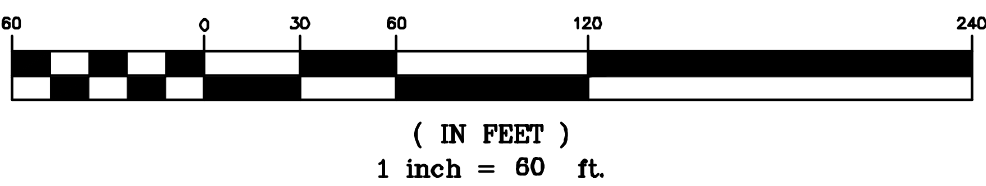
NOTES:

- OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
- APPLICANT: PAUL THIBODEAU
76 YOUNG ROAD
BARRINGTON, NH 03825
- TAX MAP 240, LOT 8
- LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
- S.C.R.D. BOOK 5103, PAGE 080
- ZONING: NR - NEIGHBORHOOD RESIDENTIAL
WETLANDS PROTECTION DISTRICT OVERLAY
FRONTAGE ~ 200.0'
MINIMUM LOT SIZE ~ 80,000 Sq. Ft.
FRONT SETBACK ~ 40.0'
REAR SETBACK ~ 30.0'
SIDE SETBACK ~ 30.0'
WETLAND BUFFER ~ 50.0' IF OVER 3,000 Sq. Ft.
PRIME WETLAND SETBACK ~ 100'
MAX. BUILDING HEIGHT ~ 35.0'
MAX. LOT COVERAGE ~ 40%
OPEN SPACE CONSERVATION SUBDIVISION
MINIMUM LOT SIZE ~ 20,000 Sq. Ft.
LOT WIDTH AT FRONT SETBACK ~ 75.0'
PERIMETER BUFFER ~ 100.0'
SIDE SETBACK ~ 20.0'
REAR SETBACK ~ 20.0'
- I HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE & BELIEF, THIS PARCEL DOES NOT FALL WITHIN THE FLOOD PLAIN
FLOOD HAZARD REF.: FEMA COMMUNITY# - 330178, MAP# - 33017C0285D, DATED: MAY 17, 2005.
- VERTICAL DATUM BASED ON NAVD88 ELEVATIONS. HORIZONTAL COORDINATES BASED ON NAD83. COORDINATES GATHERED USING CARLSON BRX7 SURVEY GRADE GPS RECEIVERS.
- THE BOUNDARY LINES SHOWN ON THIS PLAN ARE THE RESULT OF A CLOSED TRAVERSE PERFORMED BY THIS OFFICE IN OCTOBER OF 2022, WITH AN ERROR OF CLOSURE OF BETTER THAN 1 PART IN 10,000.
- THE INTENT OF THIS PLAN IS TO SHOW THE EXISTING CONDITIONS OF TAX MAP 240, LOT 8 AS OF THE DATE OF SURVEY.
- SEE OVERVIEW EXISTING CONDITIONS PLAN FOR ABUTTERS & PLAN REFERENCES.

LEGEND:

- DRILL HOLE ~FND~
- IRON PIPE ~FND~
- IRON BOUND ~FND~
- GRANITE BOUND ~FND~
- UTILITY POLE
- GUY WIRE
- SINGLE POST SIGN
- TEMPORARY BENCHMARK
- MATCH POINT
- POORLY DRAINED WETLAND LINE
- PRIME WETLAND LINE
- BUILDING SETBACK LINE
- 50' POORLY DRAINED WETLAND BUFFER & 100' PRIME WETLAND BUFFER LINE
- STONE WALL
- NRCS SOIL LINE
- MATCH LINE
- S.C.R.D. STRAFFORD COUNTY REGISTRY OF DEEDS
- TYP TYPICAL
- FND FOUND
- 35% OR GREATER SLOPE

GRAPHIC SCALE

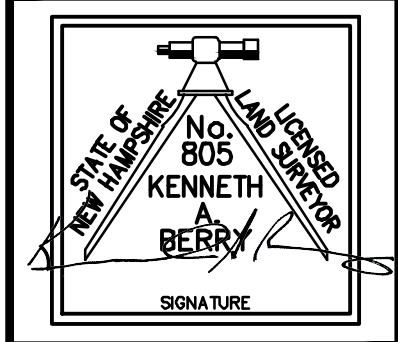


EXISTING CONDITIONS PLAN

FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

BERRY SURVEYING & ENGINEERING

335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 60 FT.
DATE : FEBRUARY 15, 2023
FILE NO. : DB 2022 - 109



WETLAND NOTE:

WETLANDS WERE DELINEATED BY JOHN P. HAYES, CWS, IN THE SUMMER OF 2022 USING THE FOLLOWING CRITERIA:

- USACE, REGIONAL SUPPLEMENT TO THE CORPS OF ENGINEERS WETLAND DELINEATION MANUAL: NORTHEAST REGION, VERSION 2.0, U.S. ARMY ENGINEER RESEARCH AND DEVELOPMENT CENTER, 2012, VICKSBURG, MS.
- USACE, CORPS OF ENGINEERS WETLANDS DELINEATION MANUAL, ENVIRONMENTAL LABORATORY, 1987, VICKSBURG, MS.
- UNITED STATES DEPARTMENT OF AGRICULTURE, NATURAL RESOURCES CONSERVATION SERVICE, 2016, FIELD INDICATORS OF HYDRIC SOILS IN THE UNITED STATES, VERSION 8.2, L.M. VASILAS, G.W. HURT, AND J.F. BERKOWITZ (EDS.), USDA, NRCS, IN COOPERATION WITH THE NATIONAL TECHNICAL COMMITTEE FOR HYDRIC SOILS.
- NEW ENGLAND HYDRIC SOIL TECHNICAL COMMITTEE, FIELD INDICATORS FOR IDENTIFYING HYDRIC SOILS IN NEW ENGLAND, VERSION 4, NEW ENGLAND INTERSTATE WATER POLLUTION CONTROL COMMISSION, 2019, LOWELL, MA.
- U.S. ARMY CORPS OF ENGINEERS 2019, NATIONAL WETLAND PLANT LIST, VERSION 3.3, [HTTP://WETLAND-PLANTS.USACE.ARMY.MIL/](http://wetland-plants.usace.army.mil/)



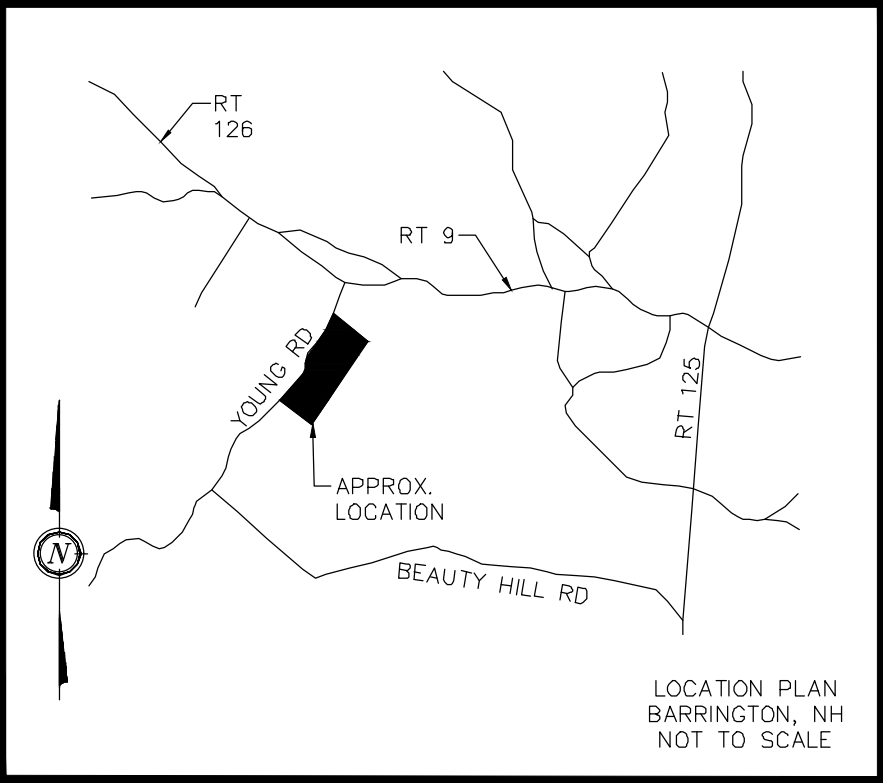
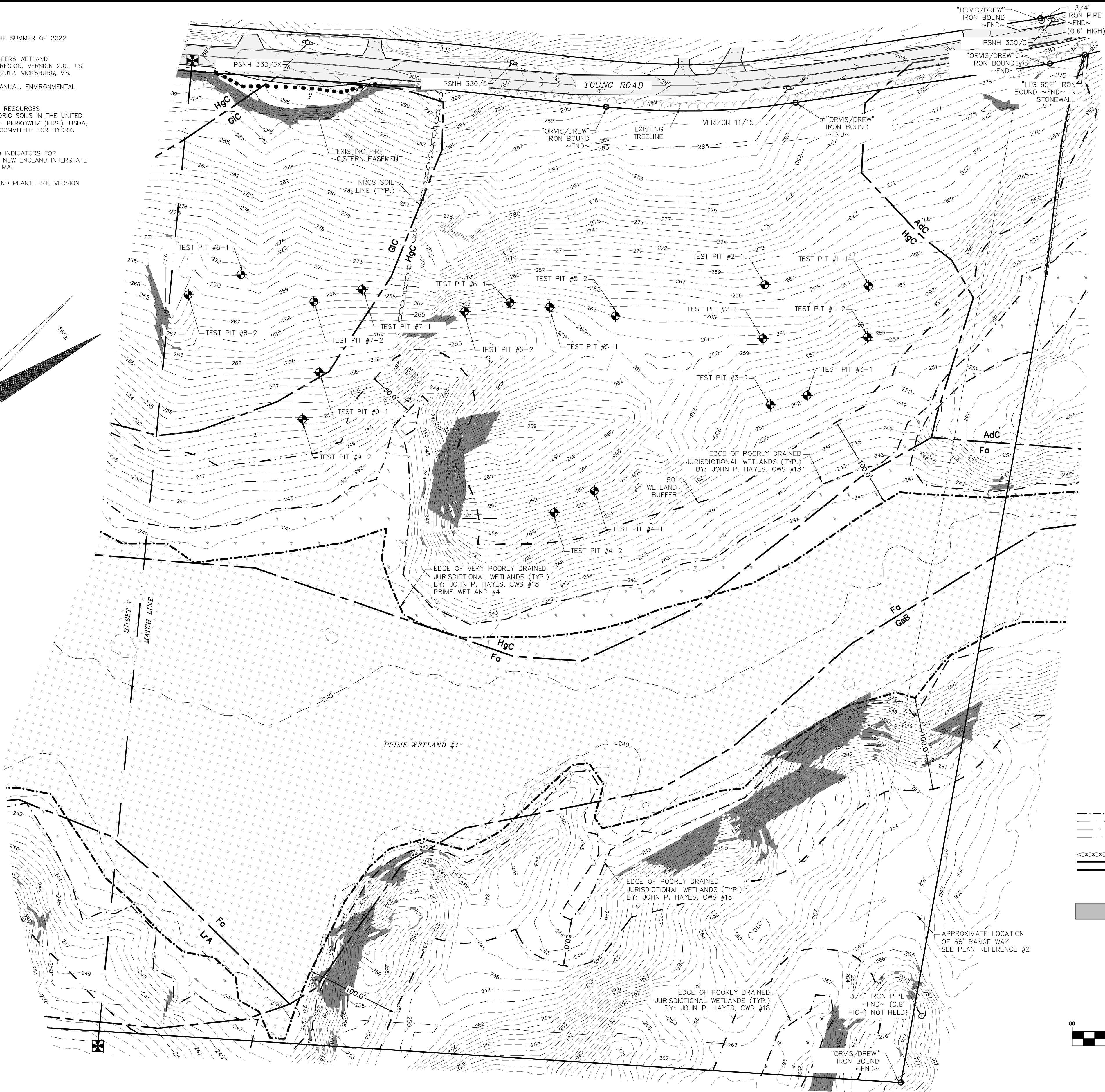
JOHN P. HAYES, CWS

SOILS:

- AdC** - ACTON VERY STONY FINE SANDY LOAM, 8 TO 15% SLOPES
- CsC** - CHARLTON FINE SANDY LOAM, 8 TO 15% SLOPES, VERY STONY
- Fa** - FRESH WATER MARSH
- GIC** - GLOUCESTER FINE SANDY LOAM, 8 TO 15% SLOPES
- GsB** - GLOUCESTER VERY STONY FINE SANDY LOAM, 8 TO 15% SLOPES
- HgC** - HOLLIS-GLOUCESTER VERY ROCKY FINE SANDY LOAMS, 8 TO 15% SLOPES
- LrA** - LEICESTER-RIDGEBURY FINE SANDY LOAMS, 0 TO 3% SLOPES, VERY STONY
- SEE WEBSOIL USDA-NRCS

FOR TOWN APPROVAL PURPOSES :

THE SUBDIVISION REGULATIONS OF THE TOWN OF BARRINGTON ARE A PART OF THIS PLAT, AND APPROVAL OF THIS PLAN IS CONTINGENT UPON COMPLETION OF ALL REQUIREMENTS OF SAID SUBDIVISION REGULATIONS, EXCEPTING ONLY MODIFICATIONS MADE IN WRITING BY THE BOARD AND ATTACHED HERETO.



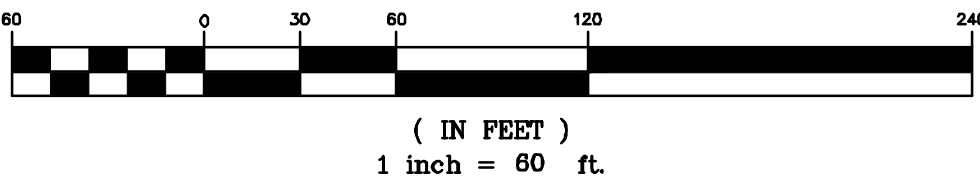
NOTES:

- OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
- APPLICANT: PAUL THIBODEAU
76 YOUNG ROAD
BARRINGTON, NH 03825
- TAX MAP 240, LOT 8
- LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
- S.C.R.D. BOOK 5103, PAGE 080
- ZONING: NR - NEIGHBORHOOD RESIDENTIAL
WETLANDS PROTECTION DISTRICT OVERLAY
FRONTAGE ~ 200.0'
MINIMUM LOT SIZE ~ 80,000 Sq. Ft.
FRONT SETBACK ~ 40.0'
REAR SETBACK ~ 30.0'
SIDE SETBACK ~ 30.0'
WETLAND BUFFER ~ 50.0' IF OVER 3,000 Sq. Ft.
PRIME WETLAND SETBACK ~ 100'
MAX. BUILDING HEIGHT ~ 35.0'
MAX. LOT COVERAGE ~ 40%
OPEN SPACE CONSERVATION SUBDIVISION
MINIMUM LOT SIZE ~ 20,000 Sq. Ft.
LOT WIDTH AT FRONT SETBACK ~ 75.0'
PERIMETER BUFFER ~ 100.0'
SIDE SETBACK ~ 20.0'
REAR SETBACK ~ 20.0'
- I HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE & BELIEF, THIS PARCEL DOES NOT FALL WITHIN THE FLOOD PLAIN FLOOD HAZARD REF.: FEMA COMMUNITY# - 330178, MAP# - 33017C0285D, DATED: MAY 17, 2005.
- VERTICAL DATUM BASED ON NAVD88 ELEVATIONS. HORIZONTAL COORDINATES BASED ON NAD83. COORDINATES GATHERED USING CARLSON BRX7 SURVEY GRADE GPS RECEIVERS.
- THE BOUNDARY LINES SHOWN ON THIS PLAN ARE THE RESULT OF A CLOSED TRAVERSE PERFORMED BY THIS OFFICE IN OCTOBER OF 2022, WITH AN ERROR OF CLOSURE OF BETTER THAN 1 PART IN 10,000.
- THE INTENT OF THIS PLAN IS TO SHOW THE EXISTING CONDITIONS OF TAX MAP 240, LOT 8 AS OF THE DATE OF SURVEY.
- SEE OVERVIEW EXISTING CONDITIONS PLAN FOR ABUTTERS & PLAN REFERENCES.

LEGEND:

- DRILL HOLE ~FND~
- IRON PIPE ~FND~
- IRON BOUND ~FND~
- GRANITE BOUND ~FND~
- UTILITY POLE
- GUY WIRE
- SINGLE POST SIGN
- TEMPORARY BENCHMARK
- MATCH POINT
- POORLY DRAINED WETLAND LINE
- PRIME WETLAND LINE
- BUILDING SETBACK LINE
- 50' POORLY DRAINED WETLAND BUFFER & 100' PRIME WETLAND BUFFER LINE
- STONE WALL
- NRCS SOIL LINE
- MATCH LINE
- S.C.R.D. STRAFFORD COUNTY REGISTRY OF DEEDS
- TYP TYPICAL
- FND FOUND
- 35% OR GREATER SLOPE

GRAPHIC SCALE



EXISTING CONDITIONS PLAN

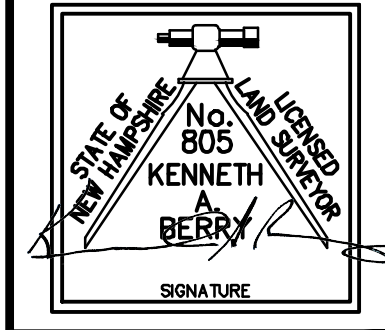
FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863

SCALE : 1 IN. EQUALS 60 FT.

DATE : FEBRUARY 15, 2023

FILE NO. : DB 2022 - 109



NOTES:

- 1.) OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
- 1A.) APPLICANT: PAUL THIBODEAU
76 YOUNG ROAD
BARRINGTON, NH 03825
- 2.) TAX MAP 240, LOT 8
- 3.) LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
- 4.) S.C.R.D. BOOK 5103, PAGE 080
- 5.) ZONING: NR - NEIGHBORHOOD RESIDENTIAL
WETLAND PROTECTION DISTRICT OVERLAY
FRONTAGE ~ 200.0'
MINIMUM LOT SIZE ~ 80,000 Sq. Ft.
FRONT SETBACK ~ 40.0'
REAR SETBACK ~ 30.0'
SIDE SETBACK ~ 30.0'
WETLAND SETBACK ~ 50.0' IF OVER 3,000 Sq.Ft.
PRIME WETLAND BUFFER ~ 100.0'
MAX. BUILDING HEIGHT ~ 35.0'
MAX. LOT COVERAGE ~ 40%
- 6.) THE INTENT OF THIS PLAN IS TO SHOW A CONVENTIONAL 23
LOT SUBDIVISION OFF YOUNG ROAD.

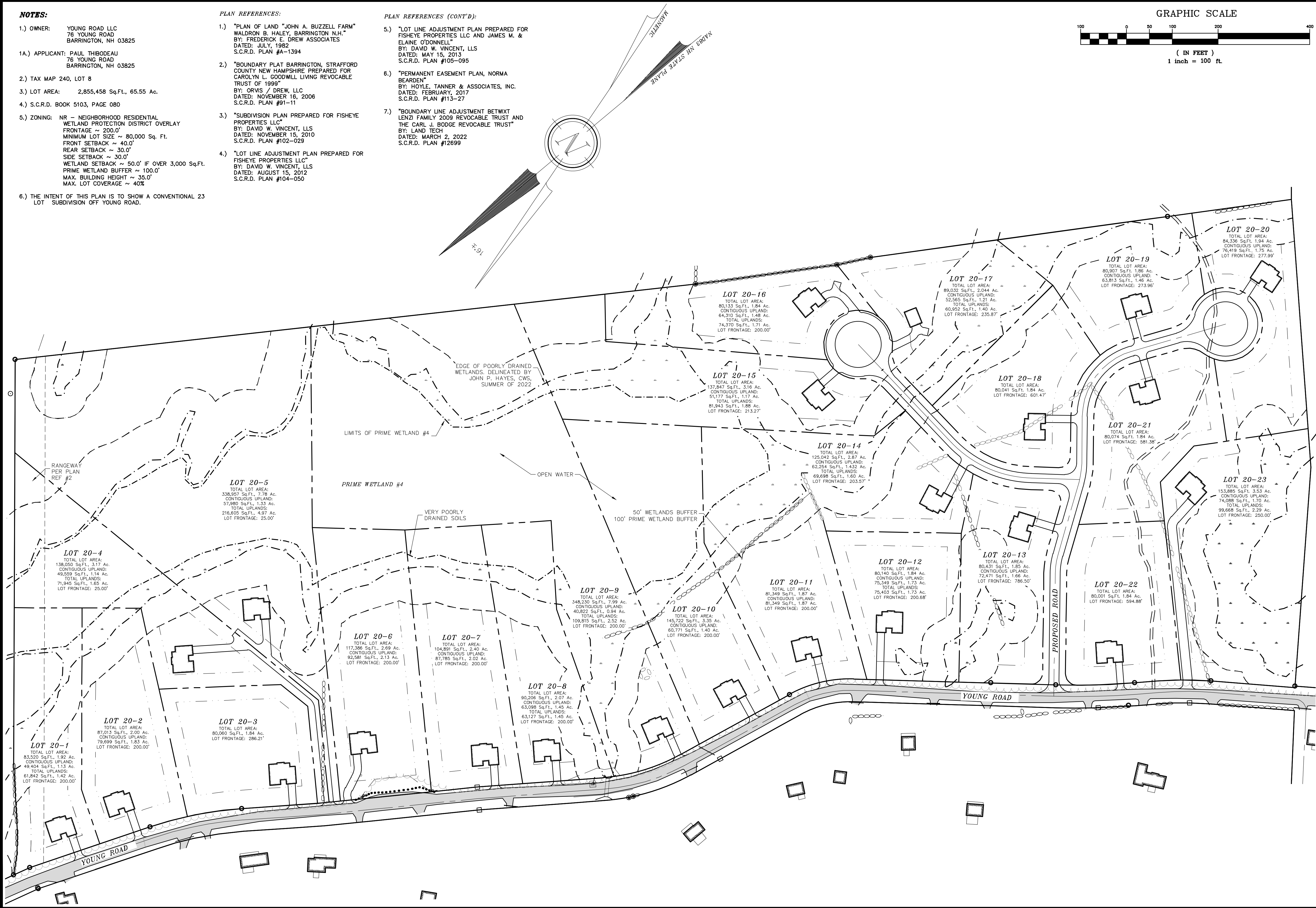
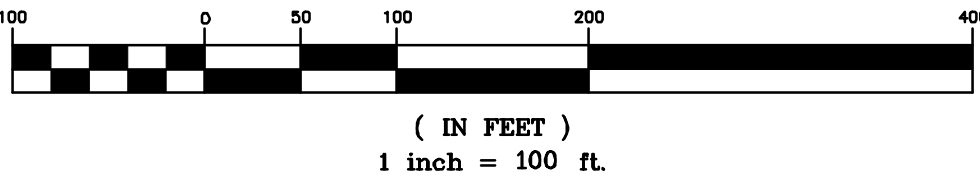
PLAN REFERENCES:

- 1.) "PLAN OF LAND "JOHN A. BUZZELL FARM"
WALDRON B. HALEY, BARRINGTON N.H."
BY: FREDERICK E. DREW ASSOCIATES
DATED: JULY, 1982
S.C.R.D. PLAN #A-1394
- 2.) "BOUNDARY PLAT BARRINGTON, STRAFFORD
COUNTY NEW HAMPSHIRE PREPARED FOR
CAROLYN L. GOODWILL LIVING REVOCABLE
TRUST OF 1999"
BY: ORVIS / DREW, LLC
DATED: NOVEMBER 16, 2006
S.C.R.D. PLAN #91-11
- 3.) "SUBDIVISION PLAN PREPARED FOR FISHEYE
PROPERTIES LLC"
BY: DAVID W. VINCENT, LLS
DATED: NOVEMBER 15, 2010
S.C.R.D. PLAN #102-029
- 4.) "LOT LINE ADJUSTMENT PLAN PREPARED FOR
FISHEYE PROPERTIES LLC"
BY: DAVID W. VINCENT, LLS
DATED: AUGUST 15, 2012
S.C.R.D. PLAN #104-050

PLAN REFERENCES (CONT'D):

- 5.) "LOT LINE ADJUSTMENT PLAN PREPARED FOR
FISHEYE PROPERTIES LLC AND JAMES M. &
ELAINE O'DONNELL"
BY: DAVID W. VINCENT, LLS
DATED: MAY 15, 2013
S.C.R.D. PLAN #105-095
- 6.) "PERMANENT EASEMENT PLAN, NORMA
BEARDEN"
BY: HOYLE, TANNER & ASSOCIATES, INC.
DATED: FEBRUARY, 2017
S.C.R.D. PLAN #113-27
- 7.) "BOUNDARY LINE ADJUSTMENT BETWXT
LENZI FAMILY 2009 REVOCABLE TRUST AND
THE CARL J. BODGE REVOCABLE TRUST"
BY: LAND TECH
DATED: MARCH 2, 2022
S.C.R.D. PLAN #12699

GRAPHIC SCALE



REVISED PER CMA ENGINEERS REVIEW		SIGHT DISTANCE PLAN REVISIONS		MINOR REVISIONS TO LAYOUT	
12-21-23		8-21-23		3-20-23	
#3		#2		#1	
REVISION	DATE	REVISION	DATE	REVISION	DATE

FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

23 LOT YIELD PLAN SUBDIVISION PLAN

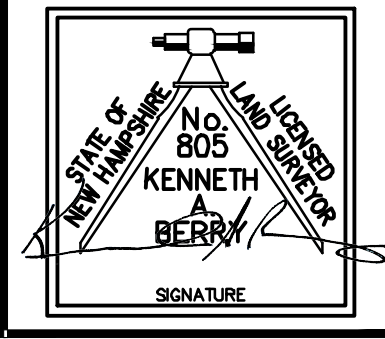
BERRY SURVEYING & ENGINEERING

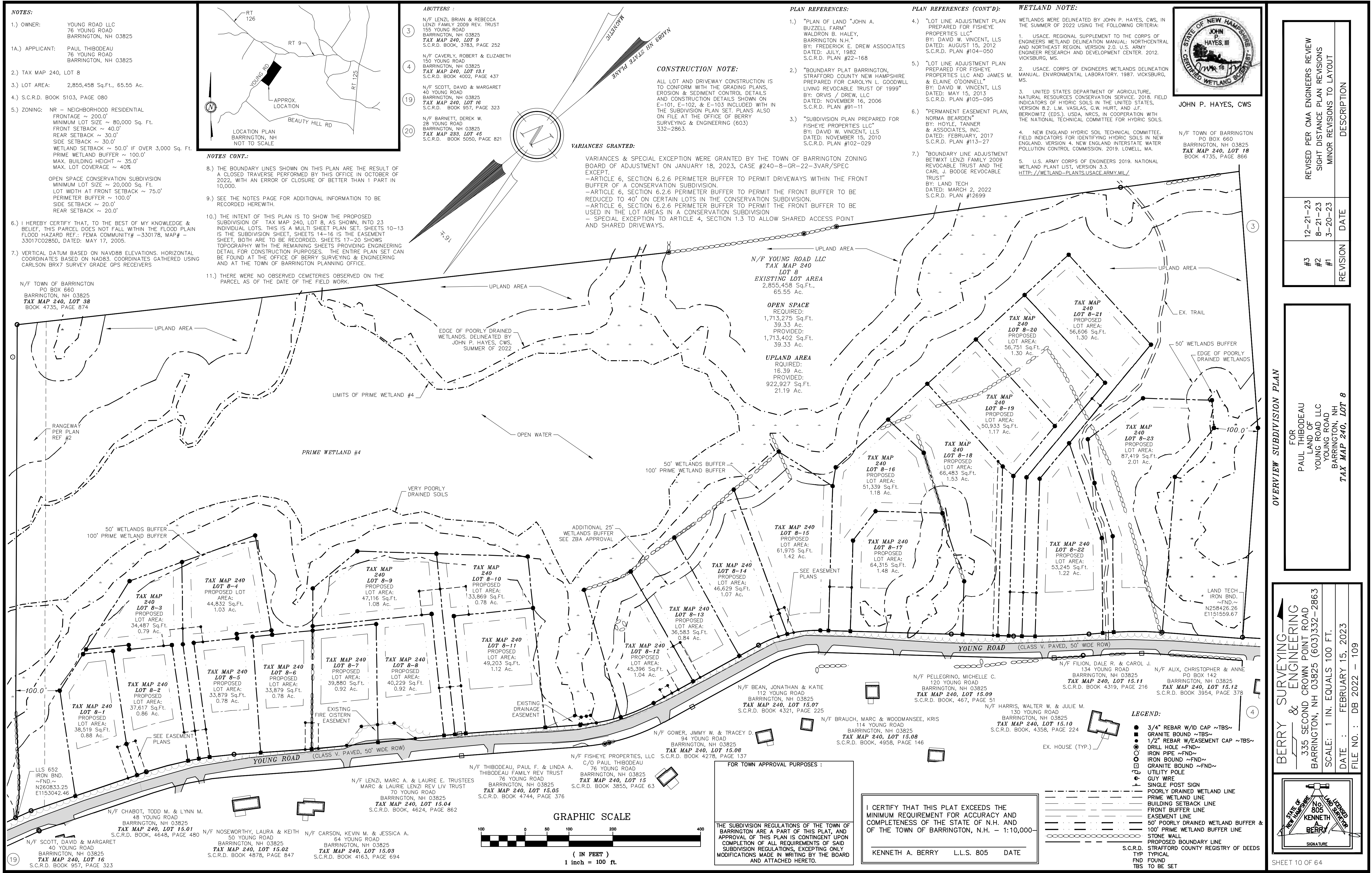
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863

SCALE: 1 IN. = EQUALS 100 FT.

DATE : FEBRUARY 15, 2023

FILE NO. : DB 2022 - 109





WETLAND NOTE:

WETLANDS WERE DELINEATED BY JOHN P. HAYES, CWS, IN THE SUMMER OF 2022 USING THE FOLLOWING CRITERIA:

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- UNITED STATES DEPARTMENT OF AGRICULTURE, NATURAL RESOURCES CONSERVATION SERVICE, 2018, FIELD INDICATORS OF HYDRIC SOILS IN THE UNITED STATES, VERSION 8.2, L.M. VASILAS, C.W. HURT, AND J.F. BERKOWITZ (EDS.), USDA, NRCS, IN COOPERATION WITH THE NATIONAL TECHNICAL COMMITTEE FOR HYDRIC SOILS.
- NEW ENGLAND HYDRIC SOIL TECHNICAL COMMITTEE, FIELD INDICATORS FOR IDENTIFYING HYDRIC SOILS IN NEW ENGLAND, VERSION 4, NEW ENGLAND INTERSTATE WATER POLLUTION CONTROL COMMISSION, 2019, LOWELL, MA.
- U.S. ARMY CORPS OF ENGINEERS 2019, NATIONAL WETLAND PLANT LIST, VERSION 3.3, [HTTP://WETLAND-PLANTS.USACE.ARMY.MIL/](http://wetland-plants.usace.army.mil/)

CONSTRUCTION NOTE:

ALL LOT AND DRIVEWAY CONSTRUCTION IS TO CONFORM WITH THE GRADING PLANS, EROSION & SEDIMENT CONTROL DETAILS AND CONSTRUCTION DETAILS SHOWN ON E-101, E-102, & E-103 INCLUDED WITH IN THE SUBDIVISION PLAN SET. PLANS ALSO ON FILE AT THE OFFICE OF BERRY SURVEYING & ENGINEERING (603) 332-2863.

DRIVEWAY NOTE:

DRIVEWAY PADS SHOWN ARE TO BE CONSTRUCTED TO THE LOCATIONS SHOWN, USUALLY THE FRONT BUFFER. THIS IS TO ENSURE THE DRIVEWAY LOCATIONS MEET THE DEMONSTRATED SIGHT DISTANCE AS SHOWN IN THE PLAN SET.

AS LOTS ARE PURCHASED, BUYERS HAVE THE ABILITY TO PLACE HOMES, LEACHFIELDS, WELLS, AND THE REMAINING DRIVEWAY LENGTH REQUIRED AS DESIRED ON THE LOT, AS THESE ARE NON-EXCLUSIVE ITEMS. THE BUYER IS RESPONSIBLE FOR DEVELOPING THE LOT WITHIN THE CONFINES OF APPLICABLE ENVIRONMENTAL BUFFERS AND STRUCTURAL SETBACKS.

IF INDIVIDUAL LOT DISTURBS OVER 20,000 Sq. Ft., A SITE SPECIFIC STORMWATER MANAGEMENT PLAN IS REQUIRED PER BARRINGTON SUBDIVISION REGULATION 7.3.1(1), TO BE SUBMITTED TO THE BUILDING INSPECTOR AT THE TIME OF BUILDING PERMIT.

N/F YOUNG ROAD LLC
TAX MAP 240
LOT 8
EXISTING LOT AREA
2,855,458 Sq.Ft.,
65.55 Ac.

OPEN SPACE
REQUIRED:
1,713,275 Sq.Ft.
39.33 Ac.
PROVIDED:
1,713,402 Sq.Ft.
39.33 Ac.

UPLAND AREA
REQUIRED:
713,865 Sq.Ft.
16.39 Ac.
PROVIDED:
922,927 Sq.Ft.
21.19 Ac.

PRIME WETLAND # 4

OPEN WATER
OR VERY
POORLY
DRAINED
SOILS

PLAN REFERENCES:

- "PLAN OF LAND 'JOHN A. BUZZELL FARM' WALDRON B. HALEY, BARRINGTON N.H." BY: FREDERICK E. DREW ASSOCIATES DATED: JULY, 1982 S.C.R.D. PLAN #22A-168
- "BOUNDARY PLAT BARRINGTON, STRAFFORD COUNTY NEW HAMPSHIRE PREPARED FOR CAROLYN L. GOODWILL LIVING REVOCABLE TRUST OF 1999" BY: ORVIS / DREW, LLC DATED: NOVEMBER 16, 2006 S.C.R.D. PLAN #91-11
- "SUBDIVISION PLAN PREPARED FOR FISHEYE PROPERTIES LLC" BY: DAVID W. VINCENT, LLS DATED: NOVEMBER 15, 2010 S.C.R.D. PLAN #102-029
- "LOT LINE ADJUSTMENT PLAN PREPARED FOR FISHEYE PROPERTIES LLC" BY: DAVID W. VINCENT, LLS DATED: AUGUST 15, 2012 S.C.R.D. PLAN #104-050

PLAN REFERENCES (CONT'D):

- "LOT LINE ADJUSTMENT PLAN PREPARED FOR FISHEYE PROPERTIES LLC AND JAMES M. & ELAINE O'DONNELL" BY: DAVID W. VINCENT, LLS DATED: MAY 15, 2013 S.C.R.D. PLAN #103-095
- "PERMANENT EASEMENT PLAN, NORMA BEARDEN" BY: HOYLE, TANNER & ASSOCIATES, INC. DATED: FEBRUARY, 2017 S.C.R.D. PLAN #113-27
- "BOUNDARY LINE ADJUSTMENT BETWIXT LENZI FAMILY 2009 REVOCABLE TRUST AND THE CARL J. BODGE REVOCABLE TRUST" BY: LAND TECH DATED: MARCH 2, 2022 S.C.R.D. PLAN #12699

NOTES:

- OWNER: YOUNG ROAD LLC 76 YOUNG ROAD BARRINGTON, NH 03825
- APPLICANT: PAUL THIBODEAU 76 YOUNG ROAD BARRINGTON, NH 03825
- TAX MAP 240, LOT 8
- LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
- S.C.R.D. BOOK 5103, PAGE 080
- ZONING: NR - NEIGHBORHOOD RESIDENTIAL WETLANDS PROTECTION DISTRICT OVERLAY FRONTAGE ~ 200.0' MINIMUM LOT SIZE ~ 80,000 Sq. Ft. FRONT SETBACK ~ 40.0' REAR SETBACK ~ 30.0' SIDE SETBACK ~ 30.0' WETLAND BUFFER ~ 50.0' IF OVER 3,000 Sq. Ft. PRIME WETLAND SETBACK ~ 100' MAX. BUILDING HEIGHT ~ 35.0' MAX. LOT COVERAGE ~ 40%
- OPEN SPACE CONSERVATION SUBDIVISION MINIMUM LOT SIZE ~ 20,000 Sq. Ft. LOT WIDTH AT FRONT SETBACK ~ 75.0' PERIMETER BUFFER ~ 100.0' SIDE SETBACK ~ 20.0' REAR SETBACK ~ 20.0'
- I HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE & BELIEF, THIS PARCEL DOES NOT FALL WITHIN THE FLOOD PLAIN FLOOD HAZARD REF.: FEMA COMMUNITY# -330178, MAP# - 33017C02850, DATED: MAY 17, 2005.
- VERTICAL DATUM BASED ON NAVD88 ELEVATIONS, HORIZONTAL COORDINATES BASED ON NAD83. COORDINATES GATHERED USING CARLSON BRX7 SURVEY GRADE GPS RECEIVERS.
- THE BOUNDARY LINES SHOWN ON THIS PLAN ARE THE RESULT OF A CLOSED TRAVERSE PERFORMED BY THIS OFFICE IN OCTOBER OF 2022, WITH AN ERROR OF CLOSURE OF BETTER THAN 1 PART IN 10,000.
- THE INTENT OF THIS PLAN IS TO SHOW THE PROPOSED SUBDIVISION OF TAX MAP 240, LOT 8, AS SHOWN, INTO 23 INDIVIDUAL LOTS. THIS IS A MULTI SHEET PLAN SET. SHEETS 10-13 IS THE SUBDIVISION SHEET. SHEETS 14-16 IS THE EASEMENT SHEET, BOTH ARE TO BE RECORDED. SHEETS 16-20 SHOWS TOPOGRAPHY WITH THE REMAINING SHEETS PROVIDING ENGINEERING DETAIL FOR CONSTRUCTION PURPOSES. THE ENTIRE PLAN SET CAN BE FOUND AT THE OFFICE OF BERRY SURVEYING & ENGINEERING AND AT THE TOWN OF BARRINGTON PLANNING OFFICE.
- THERE WERE NO OBSERVED CEMETERIES OBSERVED ON THE PARCEL AS OF THE DATE OF THE FIELD WORK.

LEGEND:

- 3/4" REBAR W/D CAP ~TBS~
- GRANITE BOUND ~TBS~
- 1/2" REBAR W/EASEMENT CAP ~TBS~
- DRILL HOLE ~FND~
- IRON PIPE ~FND~
- IRON BOUND ~FND~
- GRANITE BOUND ~FND~
- UTILITY POLE
- GUY WIRE
- SINGLE POST SIGN
- POORLY DRAINED WETLAND LINE
- PRIME WETLAND LINE
- BUILDING SETBACK LINE
- FRONT BUFFER LINE
- EASEMENT LINE
- 50' POORLY DRAINED WETLAND BUFFER & 100' PRIME WETLAND BUFFER LINE
- STONE WALL
- PROPOSED BOUNDARY LINE
- STRAFFORD COUNTY REGISTRY OF DEEDS

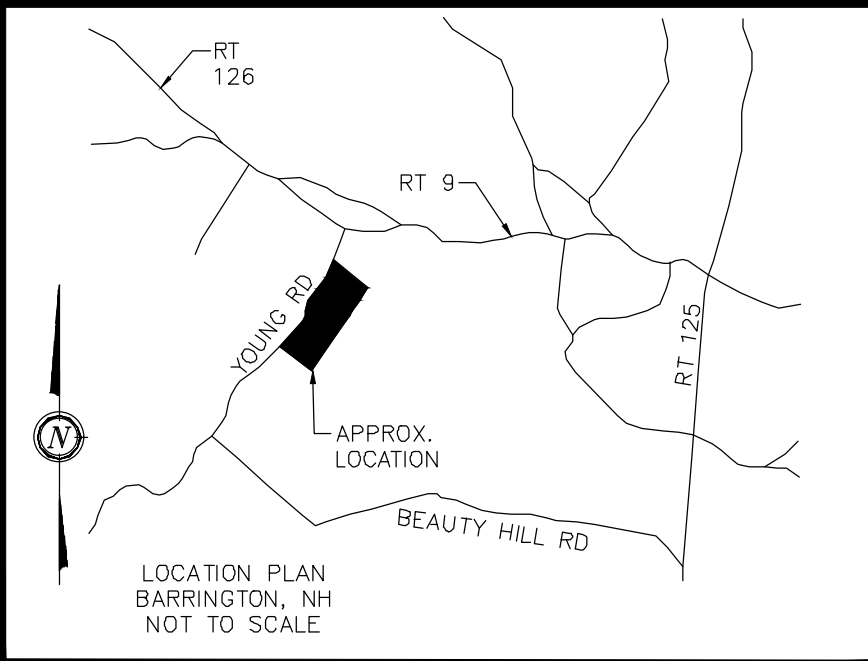
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KENNETH A. BERRY L.L.S. 805 DATE



REVISED PER CMA ENGINEERS REVIEW
SIGHT DISTANCE PLAN REVISIONS
MINOR REVISIONS TO LAYOUT

DESCRIPTION

DATE

REVISION

#3

#2

#1

12-21-23

8-21-23

3-20-23

SUBDIVISION PLAN DETAIL

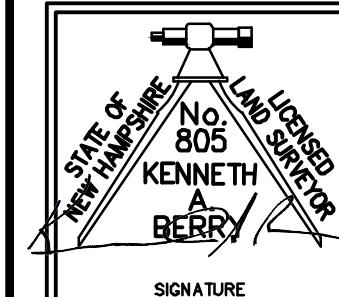
FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
BARRINGTON, NH
TAX MAP 240, LOT 8

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863

SCALE : 1 IN. EQUALS 50 FT.

DATE : FEBRUARY 15, 2023

FILE NO. : DB 2022 - 109



WETLAND NOTE:

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CONSTRUCTION NOTE:

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JOHN P. HAYES, CWS

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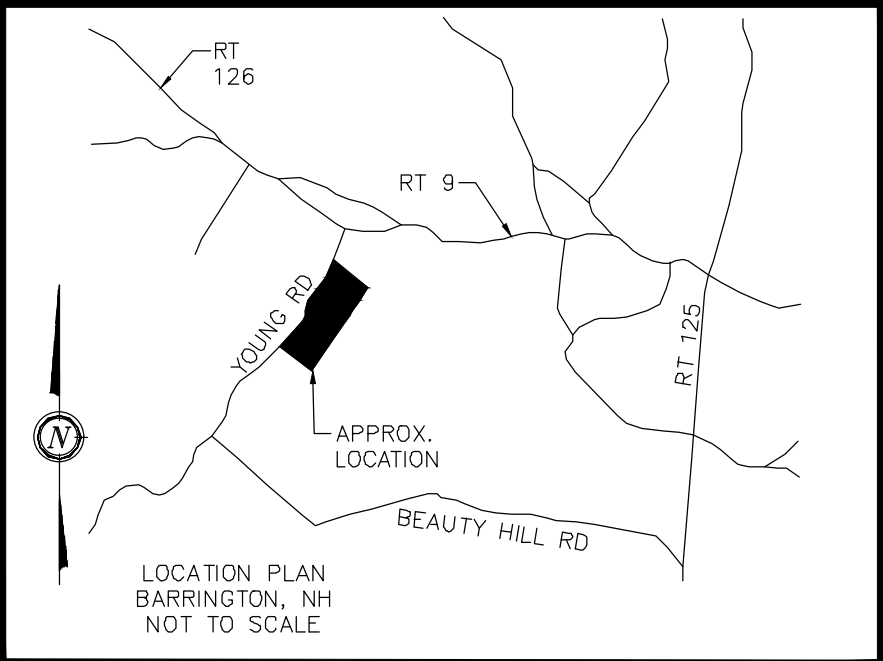
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NOTES:

- OWNER: YOUNG ROAD LLC 76 YOUNG ROAD BARRINGTON, NH 03825
- APPLICANT: PAUL THIBODEAU 76 YOUNG ROAD BARRINGTON, NH 03825
- TAX MAP 240, LOT 8
- LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
- S.C.R.D. BOOK 5103, PAGE 080
- ZONING: NR - NEIGHBORHOOD RESIDENTIAL WETLANDS PROTECTION DISTRICT OVERLAY FRONTAGE ~ 200.0' MINIMUM LOT SIZE ~ 80,000 Sq. Ft. FRONT SETBACK ~ 40.0' REAR SETBACK ~ 30.0' SIDE SETBACK ~ 30.0' WETLAND BUFFER ~ 50.0' IF OVER 3,000 Sq. Ft. PRIME WETLAND SETBACK ~ 100' MAX. BUILDING HEIGHT ~ 35.0' MAX. LOT COVERAGE ~ 40%
- OPEN SPACE CONSERVATION SUBDIVISION MINIMUM LOT SIZE ~ 20,000 Sq. Ft. LOT WIDTH AT FRONT SETBACK ~ 75.0' PERIMETER BUFFER ~ 100.0' SIDE SETBACK ~ 20.0' REAR SETBACK ~ 20.0'
- I HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE & BELIEF, THIS PARCEL DOES NOT FALL WITHIN THE FLOOD PLAIN FLOOD BELIEF. REF: FEMA COMMUNITY# -330178, MAP# - 33017C02850, DATED: MAY 17, 2005.
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SUBDIVISION PLAN DETAIL

FOR LAND OF PAUL THIBODEAU 76 YOUNG ROAD BARRINGTON, NH 03825 TAX MAP 240, LOT 8

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 50 FT.
DATE : FEBRUARY 15, 2023
FILE NO. : DB 2022 - 109

STATE OF NEW HAMPSHIRE
No. 805
KENNETH A. BERRY
SIGNATURE

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JOHN P. HAYES, CWS

N/F YOUNG ROAD LLC
TAX MAP 240
LOT 8
EXISTING LOT AREA
2,855,458 Sq.Ft.,
65.55 Ac.

OPEN SPACE
REQUIRED:
1,713,275 Sq.Ft.
39.33 Ac.
PROVIDED:
1,713,402 Sq.Ft.
39.33 Ac.

UPLAND AREA
REQUIRED:
713,865 Sq.Ft.
16.39 Ac.
PROVIDED:
922,927 Sq.Ft.
21.19 Ac.

CONSTRUCTION NOTE:

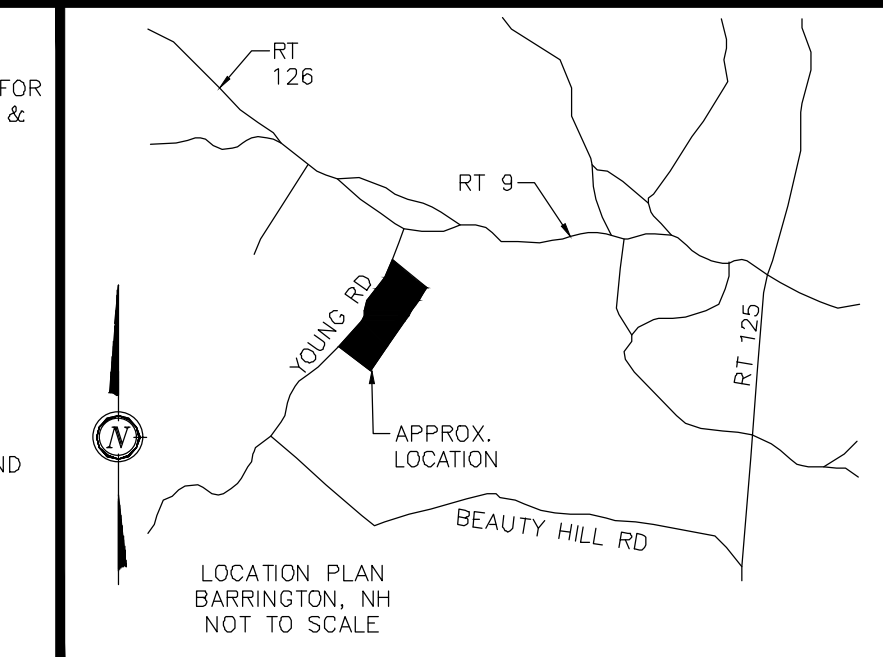
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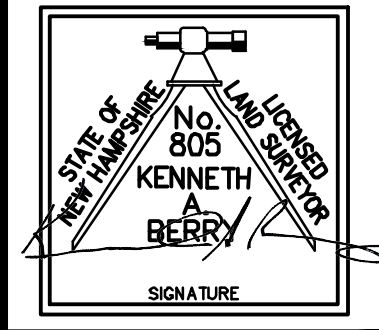
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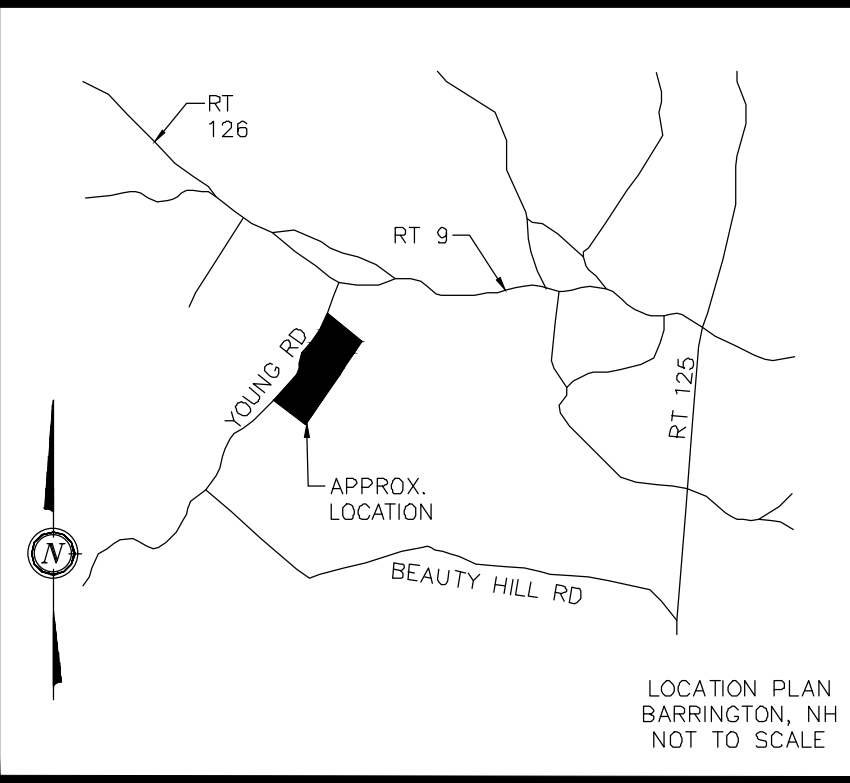
LINE	BEARING	DISTANCE
L1	N36°02'12"E	15.05'
L2	N34°08'56"E	15.09'
L3	N40°32'24"E	15.00'
L4	N40°32'24"E	15.00'
L5	S49°27'56"E	60.00'

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EASEMENT DATA:

- EASEMENT #1 IS TO THE BENEFIT OF LOT 8-2
EASEMENT #2 IS TO THE BENEFIT OF LOT 8-1
EASEMENT #3 IS TO THE BENEFIT OF LOTS 8-4 & 8-5
EASEMENT #4 IS TO THE BENEFIT OF LOT 8-4
EASEMENT #5 IS TO THE BENEFIT OF LOTS 8-3 & 8-5
EASEMENT #6 IS TO THE BENEFIT OF LOT 8-3
EASEMENT #7 IS TO THE BENEFIT OF LOT 8-7
EASEMENT #8 IS TO THE BENEFIT OF LOT 8-6
EASEMENT #9 IS TO THE BENEFIT OF LOTS 8-8, 8-10 & 8-11
EASEMENT #10 IS TO THE BENEFIT OF LOTS 8-8, 8-9 & 8-11
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EASEMENT #12 IS TO THE BENEFIT OF LOT 8-9

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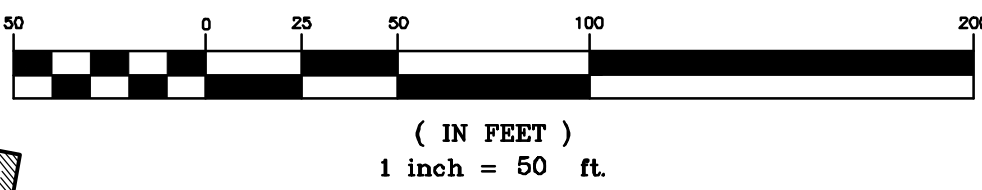
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KENNETH A. BERRY L.L.S. 805 DATE

GRAPHIC SCALE

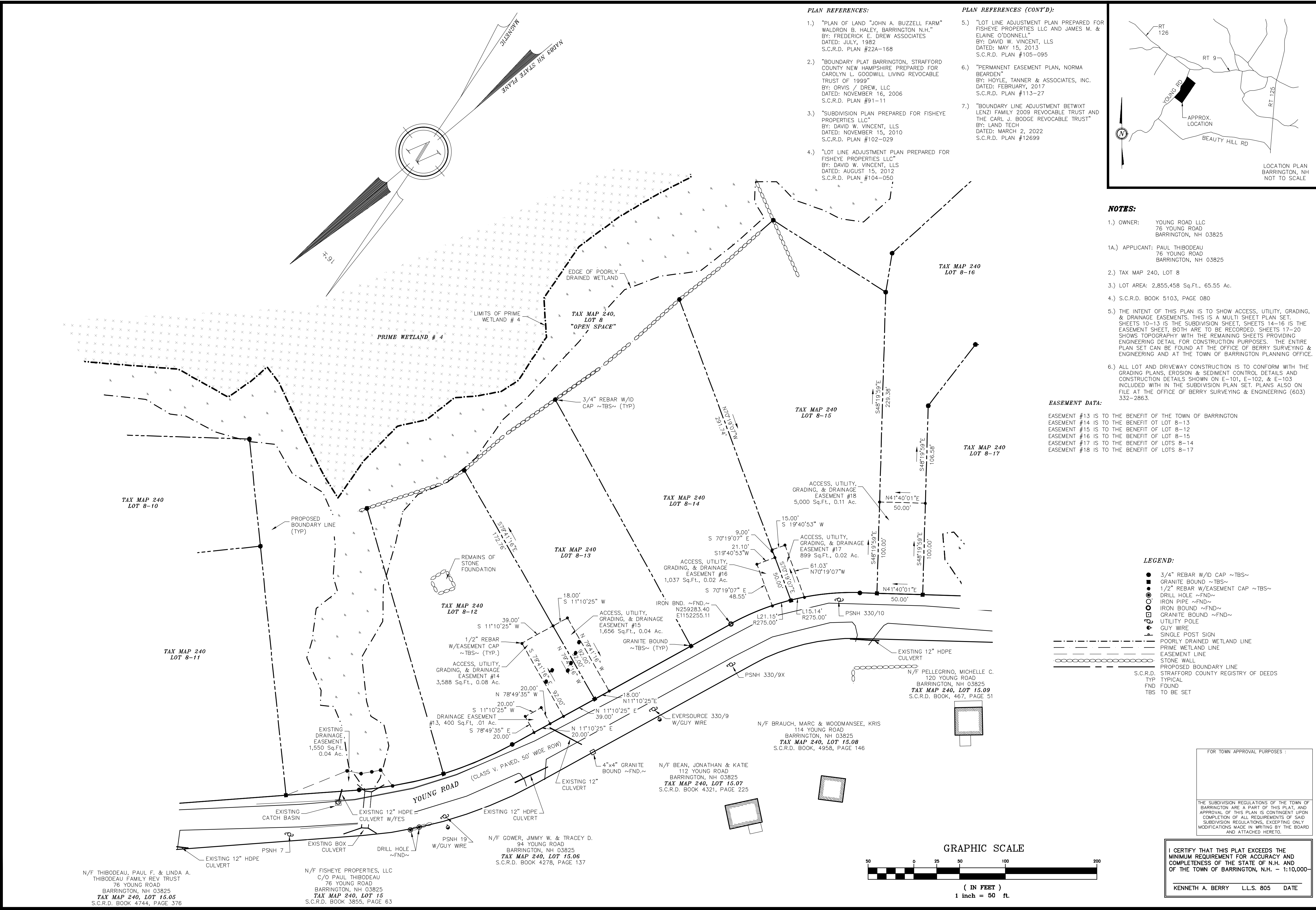


REVISION	DATE	DESCRIPTION
#3	12-21-23	REVISED PER CMA ENGINEERS REVIEW
#2	8-21-23	SIGHT DISTANCE PLAN REVISIONS
#1	3-20-23	MINOR REVISIONS TO LAYOUT

EASEMENT PLAN FOR PAUL THIBODEAU LAND OF YOUNG ROAD LLC YOUNG ROAD BARRINGTON, NH TAX MAP 240, LOT 8

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 50 FT.
DATE : FEBRUARY 15, 2023
FILE NO. : DB 2022 - 109

SHEET 14 OF 64

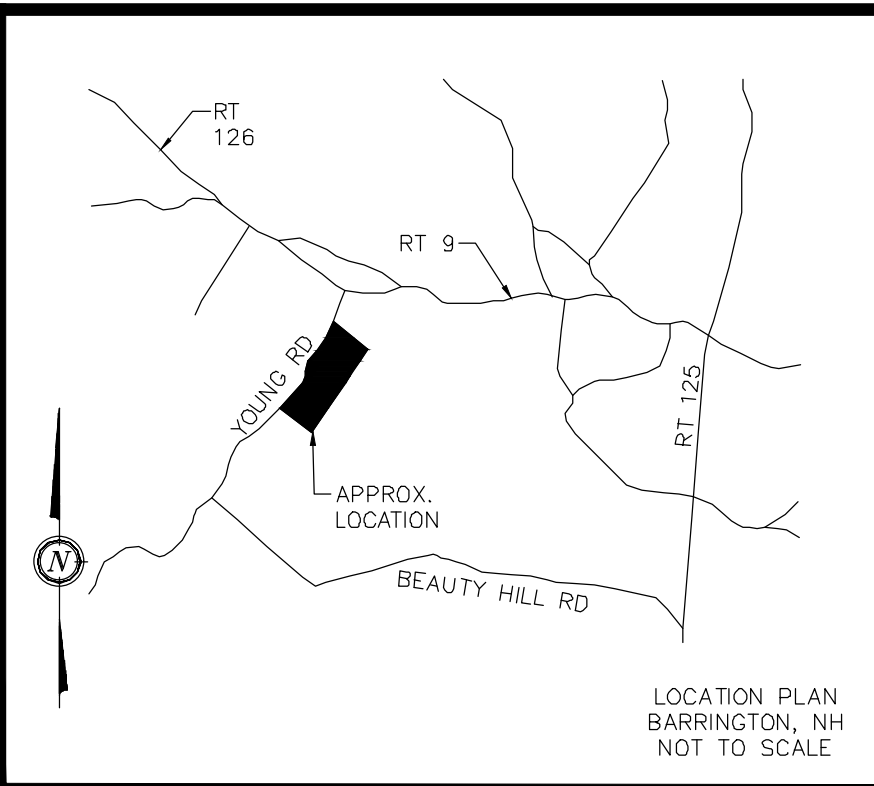


PLAN REFERENCES:

- 1.) "PLAN OF LAND "JOHN A. BUZZELL FARM" WALDRON B. HALEY, BARRINGTON N.H." BY: FREDERICK E. DREW ASSOCIATES DATED: JULY, 1982 S.C.R.D. PLAN #22A-168
- 2.) "BOUNDARY PLAT BARRINGTON, STRAFFORD COUNTY NEW HAMPSHIRE PREPARED FOR CAROLYN L. GOODWILL LIVING REVOCABLE TRUST OF 1999" BY: ORVIS / DREW, LLC DATED: NOVEMBER 16, 2006 S.C.R.D. PLAN #91-11
- 3.) "SUBDIVISION PLAN PREPARED FOR FISHEY PROPERTIES LLC" BY: DAVID W. VINCENT, LLS DATED: NOVEMBER 15, 2010 S.C.R.D. PLAN #102-029
- 4.) "LOT LINE ADJUSTMENT PLAN PREPARED FOR FISHEY PROPERTIES LLC" BY: DAVID W. VINCENT, LLS DATED: AUGUST 15, 2012 S.C.R.D. PLAN #104-050

PLAN REFERENCES (CONT'D):

- 5.) "LOT LINE ADJUSTMENT PLAN PREPARED FOR FISHEY PROPERTIES LLC AND JAMES M. & ELAINE O'DONNELL" BY: DAVID W. VINCENT, LLS DATED: MAY 15, 2013 S.C.R.D. PLAN #105-095
- 6.) "PERMANENT EASEMENT PLAN, NORMA BEARDEN" BY: HOYLE, TANNER & ASSOCIATES, INC. DATED: FEBRUARY, 2017 S.C.R.D. PLAN #113-27
- 7.) "BOUNDARY LINE ADJUSTMENT BETWIXT LENZI FAMILY 2009 REVOCABLE TRUST AND THE CARL J. BODGE REVOCABLE TRUST" BY: LAND TECH DATED: MARCH 2, 2022 S.C.R.D. PLAN #12699



NOTES:

- 1.) OWNER: YOUNG ROAD LLC 76 YOUNG ROAD BARRINGTON, NH 03825
- 1A.) APPLICANT: PAUL THIBODEAU 76 YOUNG ROAD BARRINGTON, NH 03825
- 2.) TAX MAP 240, LOT 8
- 3.) LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
- 4.) S.C.R.D. BOOK 5103, PAGE 080
- 5.) THE INTENT OF THIS PLAN IS TO SHOW ACCESS, UTILITY, GRADING, & DRAINAGE EASEMENTS. THIS IS A MULTI SHEET PLAN SET. SHEETS 10-13 IS THE SUBDIVISION SHEET, SHEETS 14-16 IS THE EASEMENT SHEET, BOTH ARE TO BE RECORDED. SHEETS 17-20 SHOWS TOPOGRAPHY WITH THE REMAINING SHEETS PROVIDING ENGINEERING DETAIL FOR CONSTRUCTION PURPOSES. THE ENTIRE PLAN SET CAN BE FOUND AT THE OFFICE OF BERRY SURVEYING & ENGINEERING AND AT THE TOWN OF BARRINGTON PLANNING OFFICE.
- 6.) ALL LOT AND DRIVEWAY CONSTRUCTION IS TO CONFORM WITH THE GRADING PLANS, EROSION & SEDIMENT CONTROL DETAILS AND CONSTRUCTION DETAILS SHOWN ON E-101, E-102, & E-103 INCLUDED WITH IN THE SUBDIVISION PLAN SET. PLANS ALSO ON FILE AT THE OFFICE OF BERRY SURVEYING & ENGINEERING (603) 332-2863.

EASEMENT DATA:

- EASEMENT #13 IS TO THE BENEFIT OF THE TOWN OF BARRINGTON
EASEMENT #14 IS TO THE BENEFIT OF LOT 8-13
EASEMENT #15 IS TO THE BENEFIT OF LOT 8-12
EASEMENT #16 IS TO THE BENEFIT OF LOT 8-15
EASEMENT #17 IS TO THE BENEFIT OF LOTS 8-14
EASEMENT #18 IS TO THE BENEFIT OF LOTS 8-17

LEGEND:

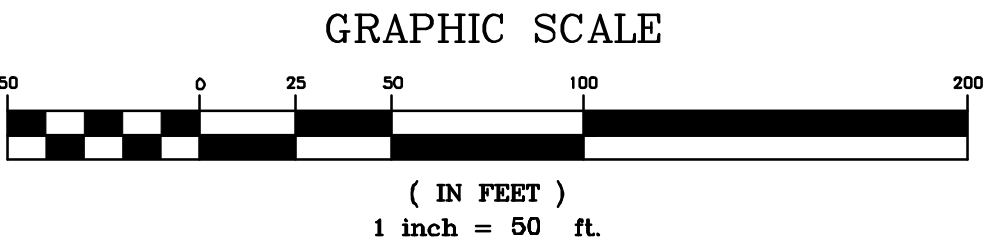
- 3/4" REBAR W/D CAP ~TBS~
- GRANITE BOUND ~TBS~
- 1/2" REBAR W/EASEMENT CAP ~TBS~
- DRILL HOLE ~FND~
- IRON PIPE ~FND~
- IRON BOUND ~FND~
- GRANITE BOUND ~FND~
- UTILITY POLE
- GUY WIRE
- SINGLE POST SIGN
- POORLY DRAINED WETLAND LINE
- PRIME WETLAND LINE
- EASEMENT LINE
- STONE WALL
- PROPOSED BOUNDARY LINE
- STRAFFORD COUNTY REGISTRY OF DEEDS
- TYP TYPICAL
- FND FOUND
- TBS TO BE SET

FOR TOWN APPROVAL PURPOSES :

THE SUBDIVISION REGULATIONS OF THE TOWN OF BARRINGTON ARE A PART OF THIS PLAT, AND APPROVAL OF THIS PLAN IS CONTINGENT UPON COMPLETION OF ALL REQUIREMENTS OF SAID SUBDIVISION REGULATIONS, EXCEPTING ONLY MODIFICATIONS MADE IN WRITING BY THE BOARD AND ATTACHED HERETO.

I CERTIFY THAT THIS PLAT EXCEEDS THE MINIMUM REQUIREMENT FOR ACCURACY AND COMPLETENESS OF THE STATE OF N.H. AND OF THE TOWN OF BARRINGTON, N.H. - 1:10,000-

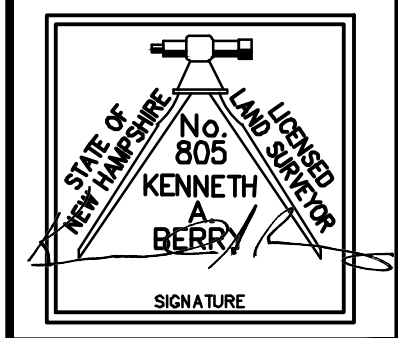
KENNETH A. BERRY L.L.S. 805 DATE

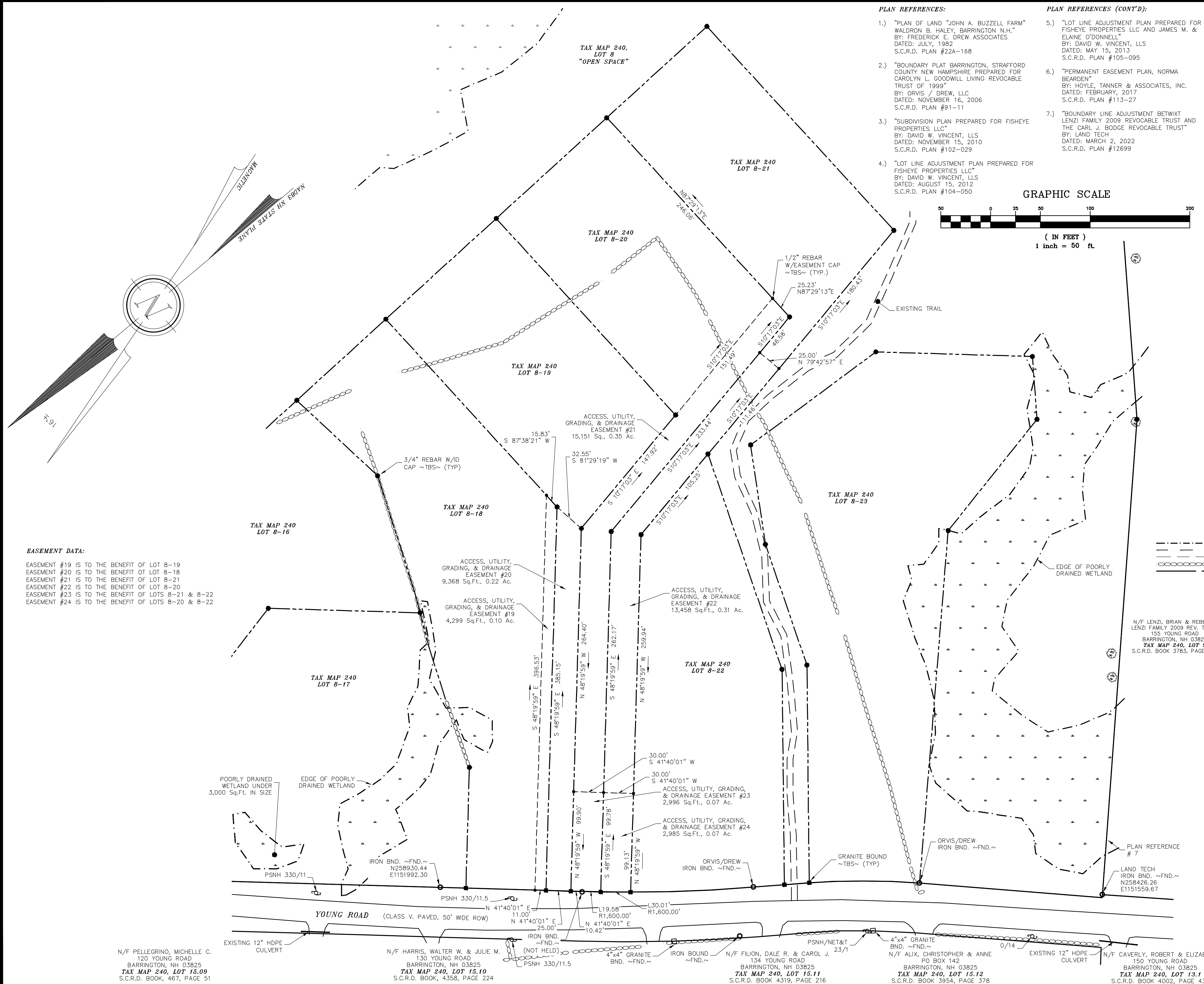


EASEMENT PLAN

FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

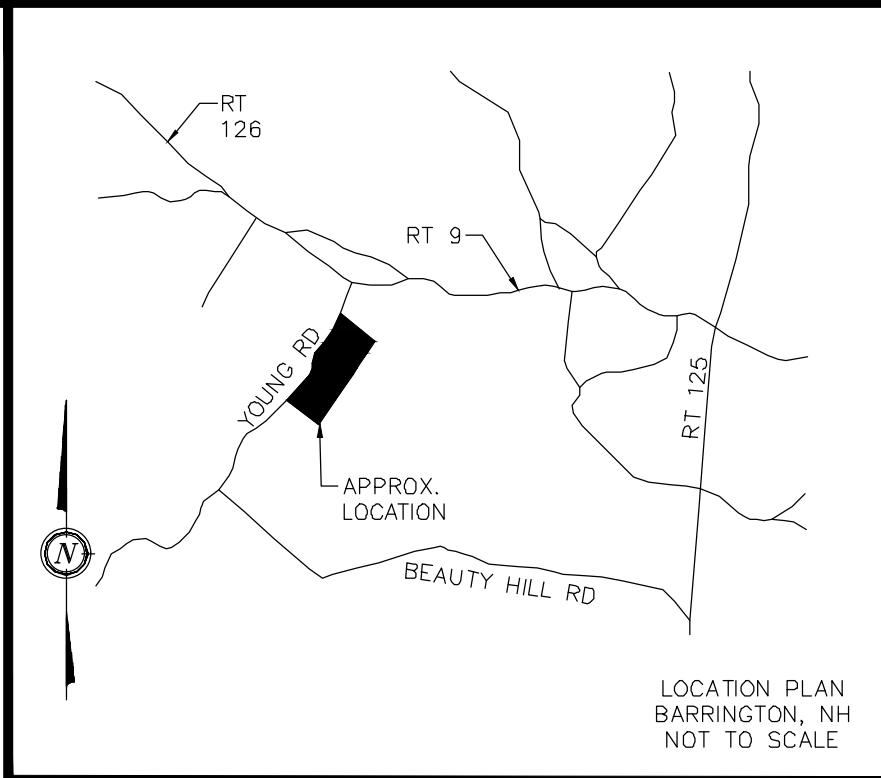
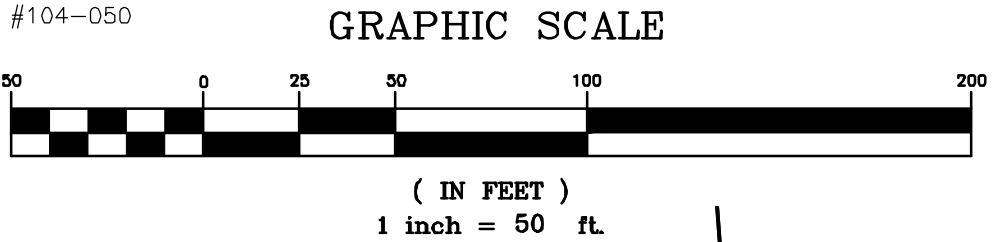
BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 50 FT.
DATE : FEBRUARY 15, 2023
FILE NO. : DB 2022 - 109





EASEMENT DATA:
EASEMENT #19 IS TO THE BENEFIT OF LOT 8-19
EASEMENT #20 IS TO THE BENEFIT OF LOT 8-18
EASEMENT #21 IS TO THE BENEFIT OF LOT 8-21
EASEMENT #22 IS TO THE BENEFIT OF LOT 8-20
EASEMENT #23 IS TO THE BENEFIT OF LOTS 8-21 & 8-22
EASEMENT #24 IS TO THE BENEFIT OF LOTS 8-20 & 8-22

- PLAN REFERENCES:**
- "PLAN OF LAND 'JOHN A. BUZZELL FARM' WALDRON B. HALEY, BARRINGTON N.H." BY: FREDERICK E. DREW ASSOCIATES DATED: JULY, 1982 S.C.R.D. PLAN #22A-168
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 - "SUBDIVISION PLAN PREPARED FOR FISHEYE PROPERTIES LLC" BY: DAVID W. VINCENT, LLS DATED: NOVEMBER 15, 2010 S.C.R.D. PLAN #102-029
 - "LOT LINE ADJUSTMENT PLAN PREPARED FOR FISHEYE PROPERTIES LLC" BY: DAVID W. VINCENT, LLS DATED: AUGUST 15, 2012 S.C.R.D. PLAN #104-050
- PLAN REFERENCES (CONT'D):**
- "LOT LINE ADJUSTMENT PLAN PREPARED FOR FISHEYE PROPERTIES LLC AND JAMES M. & ELAINE O'DONNELL" BY: DAVID W. VINCENT, LLS DATED: MAY 15, 2013 S.C.R.D. PLAN #105-095
 - "PERMANENT EASEMENT PLAN, NORMA BEARDEN" BY: HOYLE, TANNER & ASSOCIATES, INC. DATED: FEBRUARY, 2017 S.C.R.D. PLAN #113-27
 - "BOUNDARY LINE ADJUSTMENT BETWIXT LENZI FAMILY 2009 REVOCABLE TRUST AND THE CARL J. BODGE REVOCABLE TRUST" BY: LAND TECH DATED: MARCH 2, 2022 S.C.R.D. PLAN #12699



- NOTES:**
- OWNER: YOUNG ROAD LLC 76 YOUNG ROAD BARRINGTON, NH 03825
 - APPLICANT: PAUL THIBODEAU 76 YOUNG ROAD BARRINGTON, NH 03825
 - TAX MAP 240, LOT 8
 - LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
 - S.C.R.D. BOOK 5103, PAGE 080
 - THE INTENT OF THIS PLAN IS TO SHOW ACCESS, UTILITY, GRADING, & DRAINAGE EASEMENTS. THIS IS A MULTI SHEET PLAN SET. SHEETS 10-13 IS THE SUBDIVISION SHEET, SHEETS 14-16 IS THE EASEMENT SHEET, BOTH ARE TO BE RECORDED. SHEETS 17-20 SHOWS TOPOGRAPHY WITH THE REMAINING SHEETS PROVIDING ENGINEERING DETAIL FOR CONSTRUCTION PURPOSES. THE ENTIRE PLAN SET CAN BE FOUND AT THE OFFICE OF BERRY SURVEYING & ENGINEERING AND AT THE TOWN OF BARRINGTON PLANNING OFFICE.
 - ALL LOT AND DRIVEWAY CONSTRUCTION IS TO CONFORM WITH THE GRADING PLANS, EROSION & SEDIMENT CONTROL DETAILS AND CONSTRUCTION DETAILS SHOWN ON E-101, E-102, & E-103 INCLUDED WITH IN THE SUBDIVISION PLAN SET. PLANS ALSO ON FILE AT THE OFFICE OF BERRY SURVEYING & ENGINEERING (603) 332-2863.

- LEGEND:**
- 3/4" REBAR W/D CAP ~TBS~
 - GRANITE BOUND ~TBS~
 - 1/2" REBAR W/EASEMENT CAP ~TBS~
 - DRILL HOLE ~FND~
 - IRON PIPE ~FND~
 - IRON BOUND ~FND~
 - GRANITE BOUND ~FND~
 - UTILITY POLE
 - GUY WIRE
 - SINGLE POST SIGN
 - POORLY DRAINED WETLAND LINE
 - PRIME WETLAND LINE
 - EASEMENT LINE
 - STONE WALL
 - PROPOSED BOUNDARY LINE
 - S.C.R.D. STRAFFORD COUNTY REGISTRY OF DEEDS
 - TYP TYPICAL
 - FND FOUND
 - TBS TO BE SET

N/F LENZI, BRIAN & REBECCA
LENZI FAMILY 2009 REV. TRUST
155 YOUNG ROAD
BARRINGTON, NH 03825
TAX MAP 240, LOT 9
S.C.R.D. BOOK 3783, PAGE 252

FOR TOWN APPROVAL PURPOSES :

THE SUBDIVISION REGULATIONS OF THE TOWN OF BARRINGTON ARE A PART OF THIS PLAT, AND APPROVAL OF THIS PLAN IS CONTINGENT UPON COMPLETION OF ALL REQUIREMENTS OF SAID SUBDIVISION REGULATIONS, EXCEPTING ONLY MODIFICATIONS MADE IN WRITING BY THE BOARD AND ATTACHED HERETO.

I CERTIFY THAT THIS PLAT EXCEEDS THE MINIMUM REQUIREMENT FOR ACCURACY AND COMPLETENESS OF THE STATE OF N.H. AND OF THE TOWN OF BARRINGTON, N.H. - 1:10,000

KENNETH A. BERRY L.L.S. 805 DATE

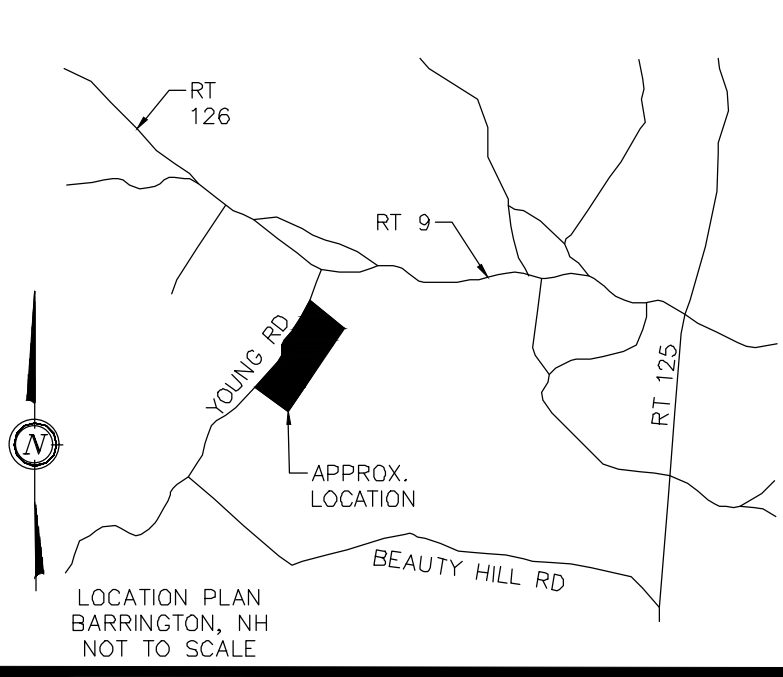
EASEMENT PLAN
FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 50 FT.
DATE : FEBRUARY 15, 2023
FILE NO. : DB 2022 - 109

STATE OF NEW HAMPSHIRE
No. 805
KENNETH A. BERRY
SIGNATURE

NOTES:

- 1.) OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
- 1A.) APPLICANT: PAUL THIBODEAU
76 YOUNG ROAD
BARRINGTON, NH 03825
- 2.) TAX MAP 240, LOT 8
- 3.) LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
- 4.) S.C.R.D. BOOK 5103, PAGE 080
- 5.) ZONING: NR - NEIGHBORHOOD RESIDENTIAL
FRONTAGE ~ 200.0'
MINIMUM LOT SIZE ~ 80,000 Sq. Ft.
FRONT SETBACK ~ 40.0'
REAR SETBACK ~ 30.0'
SIDE SETBACK ~ 30.0'
WETLAND SETBACK ~ 50.0' IF OVER 3,000 Sq. Ft.
PRIME WETLAND BUFFER ~ 100.0'
MAX. BUILDING HEIGHT ~ 35.0'
MAX. LOT COVERAGE ~ 40%
- OPEN SPACE CONSERVATION SUBDIVISION
MINIMUM LOT SIZE ~ 20,000 Sq. Ft.
LOT WIDTH AT FRONT SETBACK ~ 75.0'
PERIMETER BUFFER ~ 100.0'
SIDE SETBACK ~ 20.0'
REAR SETBACK ~ 20.0'
- 6.) I HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE & BELIEF, THIS PARCEL DOES NOT FALL WITHIN THE FLOOD PLAIN FLOOD HAZARD REF.: FEMA COMMUNITY# -330178, MAP# -33017002850, DATED: MAY 17, 2005.
- 7.) VERTICAL DATUM BASED ON NAVD88 ELEVATIONS. HORIZONTAL COORDINATES BASED ON NAD83. COORDINATES GATHERED USING CARLSON BRX7 SURVEY GRADE GPS RECEIVERS



NOTES CONT.:

- 8.) THE BOUNDARY LINES SHOWN ON THIS PLAN ARE THE RESULT OF A CLOSED TRAVERSE PERFORMED BY THIS OFFICE IN OCTOBER OF 2022, WITH AN ERROR OF CLOSURE OF BETTER THAN 1 PART IN 10,000.
- 9.) SEE NOTES PAGE FOR ADDITIONAL NOTES.
- 10.) THE INTENT OF THIS PLAN IS TO SHOW THE PROPOSED TOPOGRAPHIC SUBDIVISION OF TAX MAP 240, LOT 8, AS SHOWN, INTO 23 INDIVIDUAL LOTS. THIS IS A MULTI SHEET PLAN SET. SHEETS 10-13 IS THE SUBDIVISION SHEET, SHEETS 14-16 IS THE EASEMENT SHEET, BOTH ARE TO BE RECORDED. SHEETS 17-20 SHOWS TOPOGRAPHY WITH THE REMAINING SHEETS PROVIDING ENGINEERING DETAIL FOR CONSTRUCTION PURPOSES. THE ENTIRE PLAN SET CAN BE FOUND AT THE OFFICE OF BERRY SURVEYING & ENGINEERING AND AT THE TOWN OF BARRINGTON PLANNING OFFICE.

DRIVEWAY NOTE:

DRIVEWAY PADS SHOWN ARE TO BE CONSTRUCTED TO THE LOCATIONS SHOWN, USUALLY THE FRONT BUFFER, THIS IS TO ENSURE THE DRIVEWAY LOCATIONS MEET THE DEMONSTRATED SIGHT DISTANCE AS SHOWN IN THE PLAN SET.

AS LOTS ARE PURCHASED, BUYERS HAVE THE ABILITY TO PLACE HOMES, LEACHFIELDS, WELLS, AND THE REMAINING DRIVEWAY LENGTH REQUIRED AS DESIRED ON THE LOT, AS THESE ARE NON-EXCLUSIVE ITEMS. THE BUYER IS RESPONSIBLE FOR DEVELOPING THE LOT WITHIN THE CONFINES OF APPLICABLE ENVIRONMENTAL BUFFERS AND STRUCTURAL SETBACKS.

IF INDIVIDUAL LOT DISTURBS OVER 20,000 Sq. Ft., A SITE SPECIFIC STORMWATER MANAGEMENT PLAN IS REQUIRED PER BARRINGTON SUBDIVISION REGULATION 7.3.1(1), TO BE SUBMITTED TO THE BUILDING INSPECTOR AT THE TIME OF BUILDING PERMIT.

CONSTRUCTION NOTE:

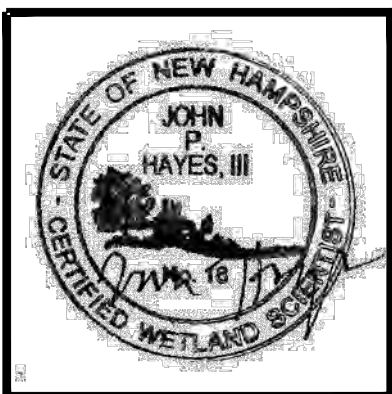
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SOILS:

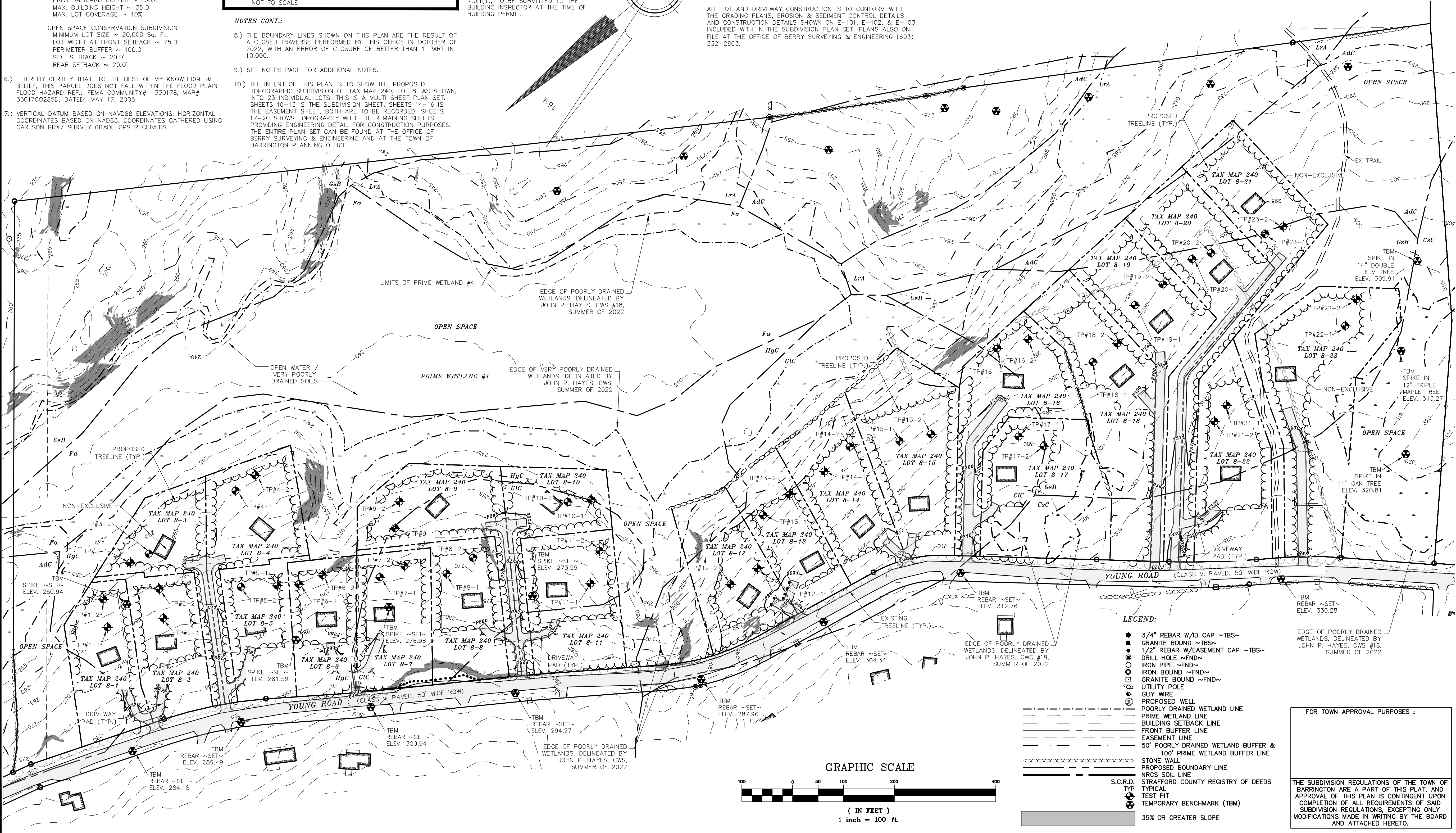
- AdC - ACTON VERY STONY FINE SANDY LOAM, 8 TO 15% SLOPES
- CsC - CHARLTON FINE SANDY LOAM, 8 TO 15% SLOPES, VERY STONY
- Fa - FRESH WATER MARSH
- Glc - GLOUCESTER FINE SANDY LOAM, 8 TO 15% SLOPES
- GsB - GLOUCESTER VERY STONY FINE SANDY LOAM, 8 TO 15% SLOPES
- HgC - HOLLIS-GLOUCESTER VERY ROCKY FINE SANDY LOAMS, 8 TO 15% SLOPES
- LrA - LEICESTER-RIDGEBURY FINE SANDY LOAMS, 0 TO 3% SLOPES, VERY STONY
- SEE WEBSOIL USDA-NRCS

WETLAND NOTE:

- WETLANDS WERE DELINEATED BY JOHN P. HAYES, CWS #18, IN THE SUMMER OF 2022 USING THE FOLLOWING CRITERIA:
- USACE, REGIONAL SUPPLEMENT TO THE CORPS OF ENGINEERS WETLAND DELINEATION MANUAL: NORTHEASTAL AND NORTHEAST REGION, VERSION 2.0. U.S. ARMY ENGINEER RESEARCH AND DEVELOPMENT CENTER, 2012. VICKSBURG, MS.
 - USACE, CORPS OF ENGINEERS WETLANDS DELINEATION MANUAL, ENVIRONMENTAL LABORATORY, 1987. VICKSBURG, MS.
 - UNITED STATES DEPARTMENT OF AGRICULTURE, NATURAL RESOURCES CONSERVATION SERVICE, 2018. FIELD INDICATORS OF HYDRIC SOILS IN THE UNITED STATES, VERSION 8.2. L.M. VASILAS, G.W. HURT, AND J.F. BERKOWITZ (EDS.). USDA, NRCS, IN COOPERATION WITH THE NATIONAL TECHNICAL COMMITTEE FOR HYDRIC SOILS.
 - NEW ENGLAND HYDRIC SOIL TECHNICAL COMMITTEE, FIELD INDICATORS FOR IDENTIFYING HYDRIC SOILS IN NEW ENGLAND, VERSION 4. NEW ENGLAND INTERSTATE WATER POLLUTION CONTROL COMMISSION, 2019. LOWELL, MA.
 - U.S. ARMY CORPS OF ENGINEERS 2019, NATIONAL WETLAND PLANT LIST, VERSION 3.3. [HTTP://WETLAND-PLANTS.USACE.ARMY.MIL/](http://wetland-plants.usace.army.mil/)



JOHN P. HAYES, CWS #18

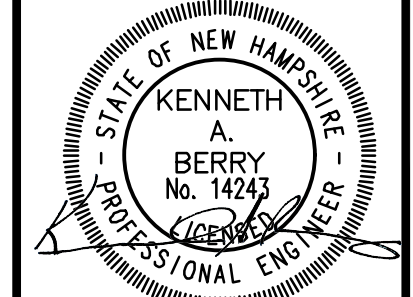


OVERVIEW TOPOGRAPHY PLAN

FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
BARRINGTON, NH
TAX MAP 240, LOT 8

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603) 332-2863

SCALE : 1 IN. EQUALS 100 FT.
DATE : FEBRUARY 15, 2023
FILE NO. : DB 2022 - 109



SHEET 17 OF 64

REVISED PER CMA ENGINEERS REVIEW
SIGHT DISTANCE PLAN REVISIONS
MINOR REVISIONS TO LAYOUT

REVISION DATE DESCRIPTION

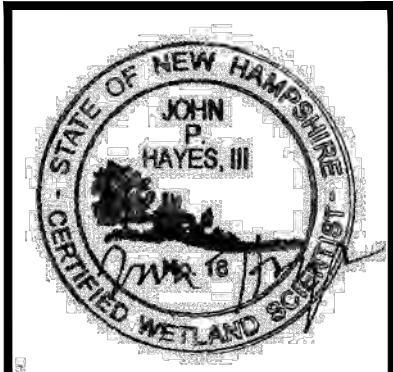
#3	12-21-23	
#2	8-21-23	
#1	3-20-23	

FOR TOWN APPROVAL PURPOSES :

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WETLAND NOTE:

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- USACE, REGIONAL SUPPLEMENT TO THE CORPS OF ENGINEERS WETLAND DELINEATION MANUAL: NORTHCENTRAL AND NORTHEAST REGION, VERSION 2.0, U.S. ARMY ENGINEER RESEARCH AND DEVELOPMENT CENTER, 2012, VICKSBURG, MS.
 - USACE, CORPS OF ENGINEERS WETLANDS DELINEATION MANUAL, ENVIRONMENTAL LABORATORY, 1987, VICKSBURG, MS.
 - UNITED STATES DEPARTMENT OF AGRICULTURE, NATURAL RESOURCES CONSERVATION SERVICE, 2018, FIELD INDICATORS OF HYDRIC SOILS IN THE UNITED STATES, VERSION 8.2, L.M. VASILAS, G.W. HURT, AND J.F. BERKOWITZ (EDS.), USDA, NRCS, IN COOPERATION WITH THE NATIONAL TECHNICAL COMMITTEE FOR HYDRIC SOILS.
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 - U.S. ARMY CORPS OF ENGINEERS 2019, NATIONAL WETLAND PLANT LIST, VERSION 3.3. [HTTP://WETLAND-PLANTS.USACE.ARMY.MIL/](http://wetland-plants.usace.army.mil/)



JOHN P. HAYES, CWS #18

DRIVEWAY NOTE:

DRIVEWAY PADS SHOWN ARE TO BE CONSTRUCTED TO THE LOCATIONS SHOWN, USUALLY THE FRONT BUFFER. THIS IS TO ENSURE THE DRIVEWAY LOCATIONS MEET THE DEMONSTRATED SIGHT DISTANCE AS SHOWN IN THE PLAN SET.

AS LOTS ARE PURCHASED, BUYERS HAVE THE ABILITY TO PLACE HOMES, LEACHFIELDS, WELLS, AND THE REMAINING DRIVEWAY LENGTH REQUIRED AS DESIRED ON THE LOT, AS THESE ARE NON-EXCLUSIVE ITEMS. THE BUYER IS RESPONSIBLE FOR DEVELOPING THE LOT WITHIN THE CONFINES OF APPLICABLE ENVIRONMENTAL BUFFERS AND STRUCTURAL SETBACKS.

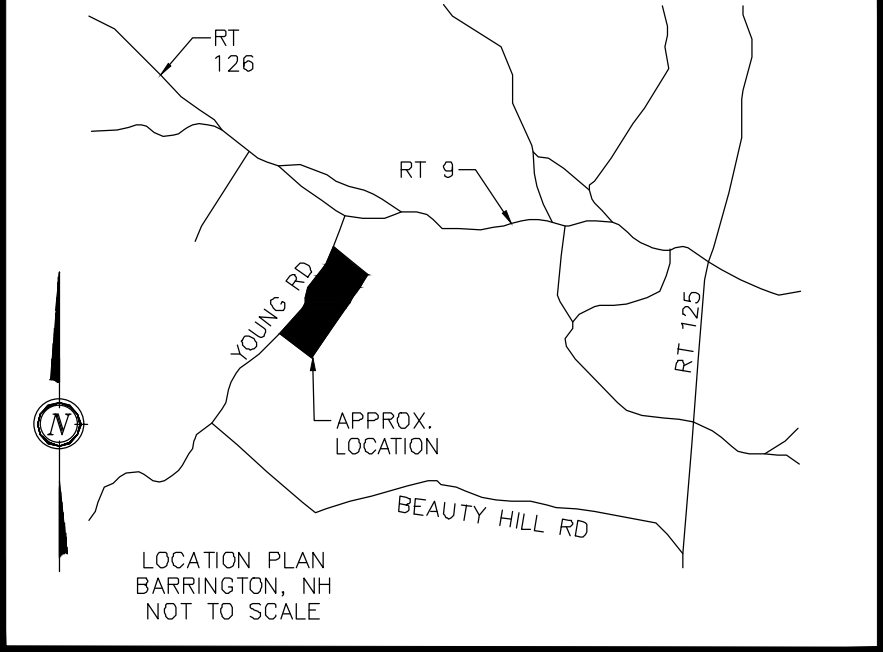
IF INDIVIDUAL LOT DISTURBS OVER 20,000 Sq. Ft., A SITE SPECIFIC STORMWATER MANAGEMENT PLAN IS REQUIRED PER BARRINGTON SUBDIVISION REGULATION 7.3.1(1), TO BE SUBMITTED TO THE BUILDING INSPECTOR AT THE TIME OF BUILDING PERMIT.

CONSTRUCTION NOTE:

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SOILS:

- AdC - ACTON VERY STONY FINE SANDY LOAM, 8 TO 15% SLOPES
- CsC - CHARLTON FINE SANDY LOAM, 8 TO 15% SLOPES, VERY STONY
- Pa - FRESH WATER MARSH
- GIC - GLOUCESTER FINE SANDY LOAM, 8 TO 15% SLOPES
- GsB - GLOUCESTER VERY STONY FINE SANDY LOAM, 8 TO 15% SLOPES
- HgC - HOLLIS-GLOUCESTER VERY ROCKY FINE SANDY LOAMS, 8 TO 15% SLOPES
- LrA - LEICESTER-BIDDEBURY FINE SANDY LOAMS, 0 TO 3% SLOPES, VERY STONY
- SEE WEBSOIL USDA-NRCS



NOTES:

- OWNER: YOUNG ROAD LLC, 76 YOUNG ROAD, BARRINGTON, NH 03825
- APPLICANT: PAUL THIBODEAU, 76 YOUNG ROAD, BARRINGTON, NH 03825
- TAX MAP 240, LOT 8
- LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
- S.C.R.D. BOOK 5103, PAGE 080
- ZONING: NR - NEIGHBORHOOD RESIDENTIAL, WETLANDS PROTECTION DISTRICT OVERLAY, FRONTAGE ~ 200.0', MINIMUM LOT SIZE ~ 80,000 Sq. Ft., FRONT SETBACK ~ 40.0', REAR SETBACK ~ 30.0', SIDE SETBACK ~ 30.0', WETLAND BUFFER ~ 50.0' IF OVER 3,000 Sq. Ft., PRIME WETLAND SETBACK ~ 100', MAX. BUILDING HEIGHT ~ 35.0', MAX. LOT COVERAGE ~ 40%
- OPEN SPACE CONSERVATION SUBDIVISION, MINIMUM LOT SIZE ~ 20,000 Sq. Ft., LOT WIDTH AT FRONT SETBACK ~ 75.0', PERIMETER BUFFER ~ 100.0', SIDE SETBACK ~ 20.0', REAR SETBACK ~ 20.0'
- I HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE & BELIEF, THIS PARCEL DOES NOT FALL WITHIN THE FLOOD PLAIN FLOOD HAZARD REF.: FEMA COMMUNITY# -330178, MAP# - 33017002850, DATED: MAY 17, 2005.
- VERTICAL DATUM BASED ON NAVD88 ELEVATIONS, HORIZONTAL COORDINATES BASED ON NAD83. COORDINATES GATHERED USING CARLSON BRX7 SURVEY GRADE GPS RECEIVERS.
- THE BOUNDARY LINES SHOWN ON THIS PLAN ARE THE RESULT OF A CLOSED TRAVERSE PERFORMED BY THIS OFFICE IN OCTOBER OF 2022, WITH AN ERROR OF CLOSURE OF BETTER THAN 1 PART IN 10,000.
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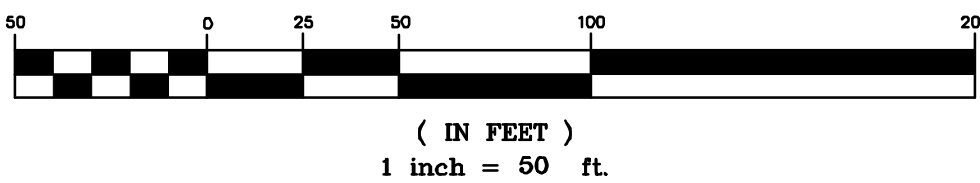
LEGEND:

- 3/4" REBAR W/D CAP ~TBS~
- GRANITE BOUND ~TBS~
- 1/2" REBAR W/EASEMENT CAP ~TBS~
- DRILL HOLE ~FND~
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- STRAFFORD COUNTY REGISTRY OF DEEDS
- S.C.R.D.
- TYP
- TEST PIT
- TEMPORARY BENCHMARK (TBM)
- 35% OR GREATER SLOPE

FOR TOWN APPROVAL PURPOSES :

THE SUBDIVISION REGULATIONS OF THE TOWN OF BARRINGTON ARE A PART OF THIS PLAT, AND APPROVAL OF THIS PLAN IS CONTINGENT UPON COMPLETION OF ALL REQUIREMENTS OF SAID SUBDIVISION REGULATIONS, EXCEPTING ONLY MODIFICATIONS MADE IN WRITING BY THE BOARD AND ATTACHED HERETO.

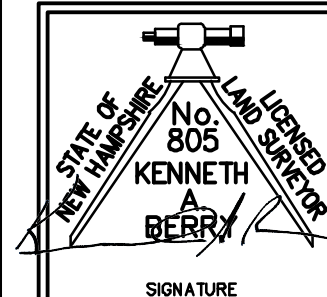
GRAPHIC SCALE



TOPOGRAPHY PLAN DETAIL

FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 50 FT.
DATE : FEBRUARY 15, 2023
FILE NO. : DB 2022 - 109



WETLAND NOTE:

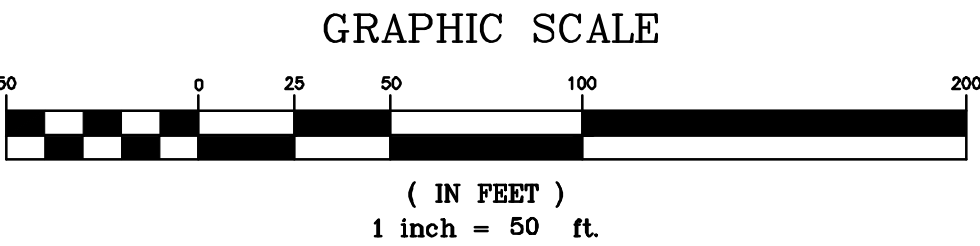
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 - U.S. ARMY CORPS OF ENGINEERS 2019, NATIONAL WETLAND PLANT LIST, VERSION 3.3. [HTTP://WETLAND-PLANTS.USACE.ARMY.MIL/](http://wetland-plants.usace.army.mil/)



JOHN P. HAYES, CWS #18

CONSTRUCTION NOTE:

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DRIVEWAY NOTE:

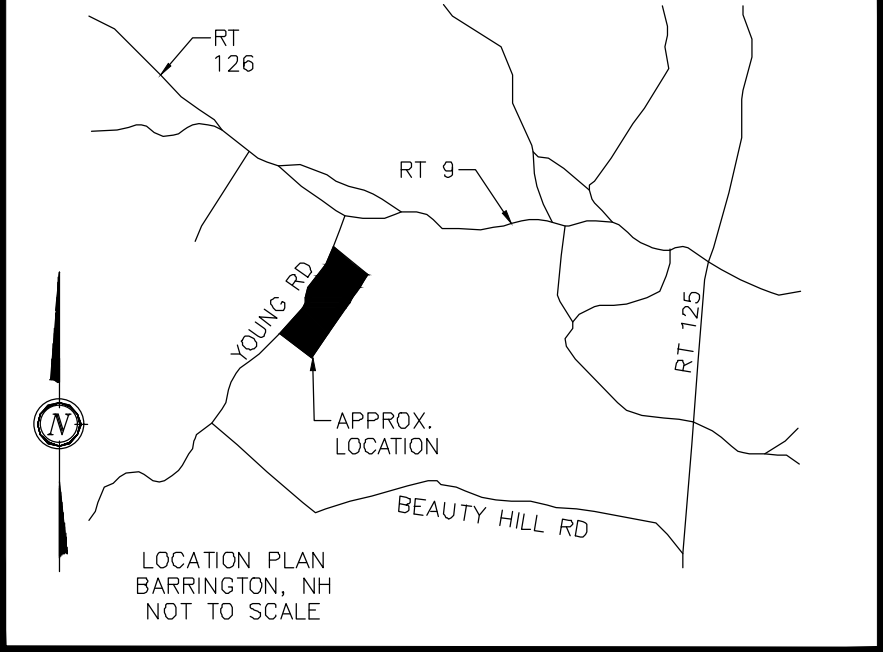
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IF INDIVIDUAL LOT DISTURBS OVER 20,000 Sq. Ft., A SITE SPECIFIC STORMWATER MANAGEMENT PLAN IS REQUIRED PER BARRINGTON SUBDIVISION REGULATION 7.3.1(1), TO BE SUBMITTED TO THE BUILDING INSPECTOR AT THE TIME OF BUILDING PERMIT.

SOILS:

- AdC - ACTON VERY STONY FINE SANDY LOAM, 8 TO 15% SLOPES
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- SEE WEBSOIL USDA-NRCS



NOTES:

- OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
- APPLICANT: PAUL THIBODEAU
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- TAX MAP 240, LOT 8
- LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
- S.C.R.D. BOOK 5103, PAGE 080
- ZONING: NR - NEIGHBORHOOD RESIDENTIAL
WETLANDS PROTECTION DISTRICT OVERLAY
FRONTAGE ~ 200.0'
MINIMUM LOT SIZE ~ 80,000 Sq. Ft.
FRONT SETBACK ~ 40.0'
REAR SETBACK ~ 30.0'
SIDE SETBACK ~ 30.0'
WETLAND BUFFER ~ 50.0' IF OVER 3,000 Sq. Ft.
PRIME WETLAND SETBACK ~ 100'
MAX. BUILDING HEIGHT ~ 35.0'
MAX. LOT COVERAGE ~ 40%
- OPEN SPACE CONSERVATION SUBDIVISION
MINIMUM LOT SIZE ~ 20,000 Sq. Ft.
LOT WIDTH AT FRONT SETBACK ~ 75.0'
PERIMETER BUFFER ~ 100.0'
SIDE SETBACK ~ 20.0'
REAR SETBACK ~ 20.0'
- I HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE & BELIEF, THIS PARCEL DOES NOT FALL WITHIN THE FLOOD PLAIN FLOOD HAZARD REF.: FEMA COMMUNITY# -330178, MAP# - 33017002850, DATED: MAY 17, 2005.
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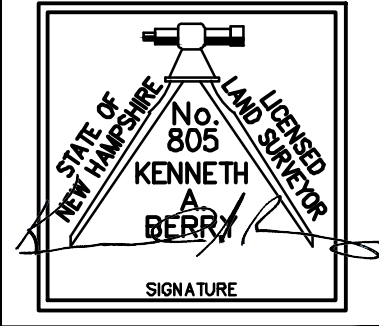
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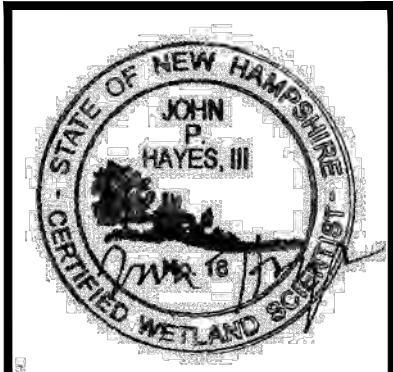
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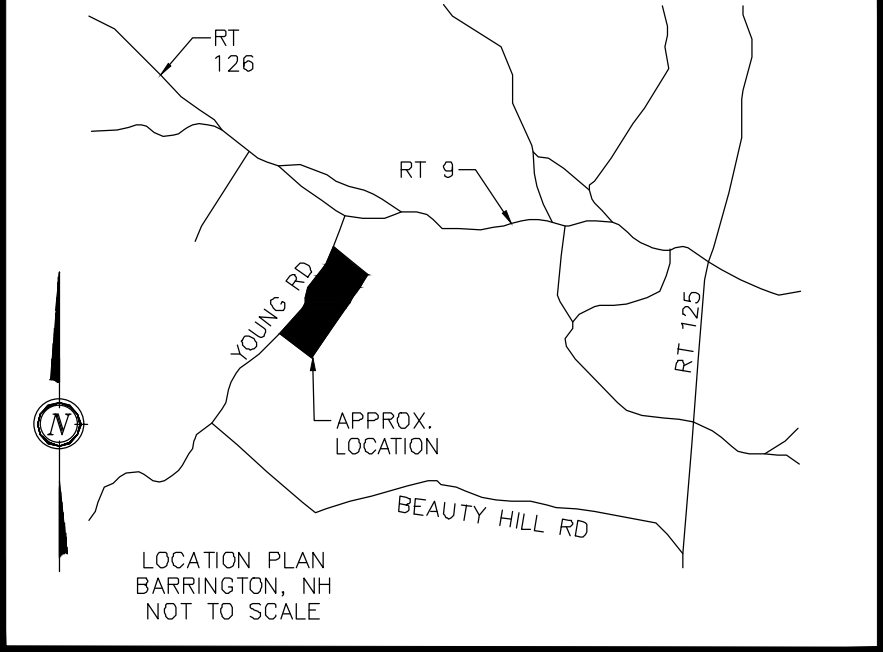
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- SEE WEBSOIL USDA-NRCS



NOTES:

- 1.) OWNER: YOUNG ROAD LLC, 76 YOUNG ROAD, BARRINGTON, NH 03825
- 1A.) APPLICANT: PAUL THIBODEAU, 76 YOUNG ROAD, BARRINGTON, NH 03825
- 2.) TAX MAP 240, LOT 8
- 3.) LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
- 4.) S.C.R.D. BOOK 5103, PAGE 080
- 5.) ZONING: NR - NEIGHBORHOOD RESIDENTIAL, WETLANDS PROTECTION DISTRICT OVERLAY, FRONTAGE ~ 200.0', MINIMUM LOT SIZE ~ 80,000 Sq. Ft., FRONT SETBACK ~ 40.0', REAR SETBACK ~ 30.0', SIDE SETBACK ~ 30.0', WETLAND BUFFER ~ 50.0' IF OVER 3,000 Sq. Ft., PRIME WETLAND SETBACK ~ 100', MAX. BUILDING HEIGHT ~ 35.0', MAX. LOT COVERAGE ~ 40%
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- S.C.R.D. TYP
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GRAPHIC SCALE



(IN FEET)
1 inch = 50 ft.

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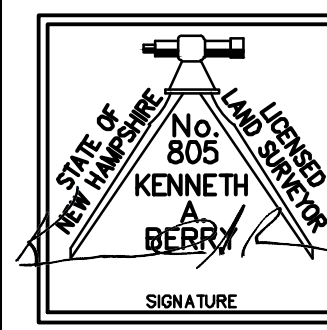
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76 YOUNG ROAD
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- S.C.R.D. BOOK 5103, PAGE 080
- THE INTENT OF THIS PLAN IS TO DEMONSTRATE THE GRADING AND DRAINAGE OVERVIEW FOR THE PRIVATE DRIVEWAY FOR TWENTY-THREE RESIDENTIAL LOTS.
- EXISTING AND PROPOSED CONTOURS ARE PROVIDED AT 2' INTERVALS WITH DRAINAGE FEATURES AT MORE PRECISE INTERVALS.
- UNDERGROUND UTILITY LOCATIONS ARE BASED UPON BEST AVAILABLE EVIDENCE AND ARE NOT FIELD VERIFIED. LOCATING AND PROTECTING ANY ABOVE AND BELOW GROUND UTILITIES IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR. ANY UTILITY CONFLICTS SHOULD BE REPORTED IMMEDIATELY TO THE DESIGN ENGINEER.
- ALL ON-SITE UTILITIES SHALL BE INSTALLED UNDERGROUND.
- ALL MATERIALS AND CONSTRUCTION SHALL CONFORM TO APPLICABLE TOWN AND STATE CODES.
- ALL EROSION CONTROL NOTES SHALL INCLUDE PROVISIONS FOR CONSTRUCTION SEQUENCING, TEMPORARY EROSION CONTROL MEASURES, AND PERMANENT STANDARDS SUCH AS LOAM SPREAD RATE FOR DISTURBED AREAS, RATES OF LIME, TYPE AND RATES FOR FERTILIZER, AND SEED AND MULCH MIXTURE WITH RATES OF APPLICATION.
- BUILDING ADDRESSES SHALL BE ASSIGNED BY THE BUILDING INSPECTOR AT THE TIME OF ISSUANCE OF A BUILDING PERMIT.
- CALL DIG SAFE PRIOR TO BEGINNING WORK (1-888-344-7233)

LEGEND:

- IRON PIPE ~FND~
- IRON BOUND ~FND~
- 3/4" REBAR W/ ID CAP ~TBS~
- UTILITY POLE
- TEST PIT
- FLOW ARROW
- TEMPORARY BENCHMARK (T.B.M.)
- STONE WALL
- PERIMETER BOUNDARY
- SUBDIVISION LINE
- POORLY DRAINED JURISDICTIONAL WETLAND
- WETLAND BUFFER
- BUILDING SETBACK LINE
- CENTER LINE
- CONTOUR MINOR, EXISTING
- CONTOUR MAJOR, EXISTING
- EXISTING DRAINAGE LINE
- CONTOUR MINOR, PROPOSED
- CONTOUR MAJOR, PROPOSED
- SILT FENCE / EROSION MIX BERM
- FILTREX 8" - 12" SILT SOXX AS SPECIFIED
- PERIMETER CONTROL
- CONSTRUCTION FENCE
- PERIMETER CONTROL
- RESIDENTIAL/ROADWAY CONSTRUCTION
- STRAFFORD COUNTY REGISTRY OF DEEDS
- TYP.
- FND
- PL
- R.O.W.
- 35% OR GREATER SLOPE
- CONSTRUCTION ENTRANCE

NOTES CONT:

- ALL CONSTRUCTION SHALL CONFORM TO THE STATE OF NEW HAMPSHIRE DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION. CONSTRUCTION SHALL ALSO CONFORM TO THE TOWN OF BARRINGTON POLICIES AND PRACTICES, AND TOWN OF BARRINGTON SUBDIVISION REGULATIONS.
- WRITTEN DIMENSION ON THIS PLAN TAKE PRECEDENCE OVER SCALED DIMENSIONS. THE CONTRACTOR SHALL USE CAUTION WHEN SCALING REPRODUCED PLANS. IN THE EVENT OF A CONFLICT BETWEEN THIS PLAN SET AND ANY OTHER DRAWINGS OR SPECIFICATIONS, THE ENGINEER SHALL BE NOTIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. CONTRACTOR IS TO CONFIRM ALL ELEVATIONS. CONFLICTS WILL BE REPORTED TO THE DESIGN ENGINEER PRIOR TO CONSTRUCTION.
- CONTRACTOR SHALL COORDINATE ALL ELECTRICAL INSTALLATIONS WITH EVERSOURCE AT (603) 436-7708. ALL ELECTRIC CONDUIT INSTALLATION SHALL BE INSPECTED BY EVERSOURCE PRIOR TO BACKFILL. A 48-HOUR MINIMUM NOTICE IS REQUIRED.
- CONTRACTOR SHALL COORDINATE ALL TELECOMMUNICATIONS INSTALLATIONS WITH FAIRPOINT COMMUNICATIONS AT (603) 427-5525, AS APPLICABLE.
- CONTRACTOR SHALL COORDINATE ALL CABLE INSTALLATIONS WITH BREEZLINE.
- IF THE EARTHWORK IS PERFORMED DURING FREEZING WEATHER, EXPOSED SUBGRADES ARE SUSCEPTIBLE TO FROST. NO FILL OR UTILITIES SHALL BE PLACED ON FROZEN GROUND. THIS WILL LIKELY REQUIRE REMOVAL OF A FROZEN SOIL CRUST AT THE COMMENCEMENT OF EACH DAY'S OPERATION. THE FINAL SUBGRADE ELEVATION WOULD ALSO REQUIRE AN APPROPRIATE DEGREE OF INSULATION AGAINST FREEZING.
- PLACEMENT OF BORROW MATERIALS SHALL BE PERFORMED IN A MANNER THAT PREVENTS LONG TERM DIFFERENTIAL SETTLEMENT. EXCESSIVELY WET MATERIALS SHALL BE STOCKPILED AND ALLOWED TO DRAIN BEFORE PLACEMENT. FROZEN MATERIAL SHALL NOT BE USED FOR CONSTRUCTION. VOIDS BETWEEN STONES AND CLUMPS OF MATERIAL SHALL BE FILLED WITH FINE MATERIALS.
- ALL 2:1 SIDE SLOPES ARE TO BE REINFORCED WITH THE APPROPRIATE ROLLED EROSION CONTROL BLANKET.
- A MINIMUM OF 4" OF TOPSOIL SHALL BE PLACED ON ALL DISTURBED AREAS.
- WITH THE EXPECTATION OF THE DROP POLES REQUIRED BY EVERSOURCE, ALL ELECTRIC AND CABLE UTILITIES ARE TO BE INSTALLED UNDERGROUND.
- EROSION & SEDIMENT CONTROL MEASURES ARE SHOWN FOR EACH INDIVIDUAL LOT ON THE DETAIL GRADING PLANS.

EROSION AND SEDIMENT CONTROL NOTES:

- EROSION AND SEDIMENT CONTROL INSPECTIONS TO BE CONDUCTED ONCE PER EVERY SEVEN DAYS AND AT AN INCREASED FREQUENCY INCLUDING WITHIN 24-HOURS OF A 0.25 INCH RAIN EVENT. INSPECTIONS TO BE CONDUCTED BY A "QUALIFIED PERSON" AS DEFINED BY EPA CDP 4.1.1 AND INSPECTION REPORTS SUBMITTED TO THE TOWN OF BARRINGTON, PLANNING DEPARTMENT WITHIN 24 HOURS IN ACCORDANCE WITH CDP 4.1.7 AND MAINTAINED BY THE OWNER FOR A PERIOD OF THREE YEARS AFTER THE PROJECT IS COMPLETED.
- PER EPA CDP Z.1.2.2 (INSTALL PERIMETER CONTROL). "YOU MUST INSTALL SEDIMENT CONTROLS ALONG THOSE PERIMETER AREAS OF YOUR SITE THAT WILL RECEIVE STORMWATER FROM EARTH DISTURBING ACTIVITIES." AS A RESULT OF SWPPP INSPECTIONS, THE CONTRACTOR MAY HAVE TO EXPAND PERIMETER CONTROLS TO MEET THIS REQUIREMENT. THE E&S PLAN IS INITIAL GUIDANCE AS TO THE ANTICIPATED REQUIREMENTS AND IT THE CONTRACTORS RESPONSIBILITY TO ENSURE THAT STORMWATER VIOLATION DO NOT OCCUR.
- CONTRACTOR IS REQUIRED TO HAVE A CONSTRUCTION ENTRANCE, 3" ANGULAR STONE IS REQUIRED.
- CONTRACTOR IS RESPONSIBLE FOR SWEEPING THE DRIVEWAY TO ENSURE THAT NO SEDIMENT IS BEING TRACKED ONTO YOUNG ROAD.
- CONTRACTOR IS RESPONSIBLE FOR CLEANING AND MAINTAINING THE INLET PROTECTION ONCE INSTALLED.
- FUGITIVE DUST IS TO BE CONTROLLED THROUGHOUT THE CONSTRUCTION PROCESS IN ACCORDANCE WITH ENV-A 1000.
- CONTRACTOR IS TO MEET THE REQUIREMENTS SPECIFIED IN RSA 430:51-57 AND AGR 3800, RELATING TO INVASIVE SPECIES.
- CONTRACTOR IS RESPONSIBLE FOR PROTECTING THE WATER QUALITY FROM ANY RUN OFF DURING THE CONSTRUCTION PROCESS, IN ACCORDANCE WITH ENV-WQ 1507, IN ORDER TO PREVENT VIOLATIONS OF THE STORM WATER QUALITY STANDARDS.
- CONTRACTOR CAN USE SILT FENCE, SILT SOXX OR MULCH BERM FOR PERIMETER CONTROL. SPECIFIC PRACTICES MAY BE SPECIFIED, SEE PLAN. SILT FENCE OR SILT SOXX REQUIRED WHEN UPGRADIENT DISTURBED SOIL IS GREATER THAN 5% MULCH BERM CAN BE USED WHEN THE UPGRADIENT DISTURBED SOIL IS 5% OR LESS.

GRADING PLAN TABLE OF CONTENTS:

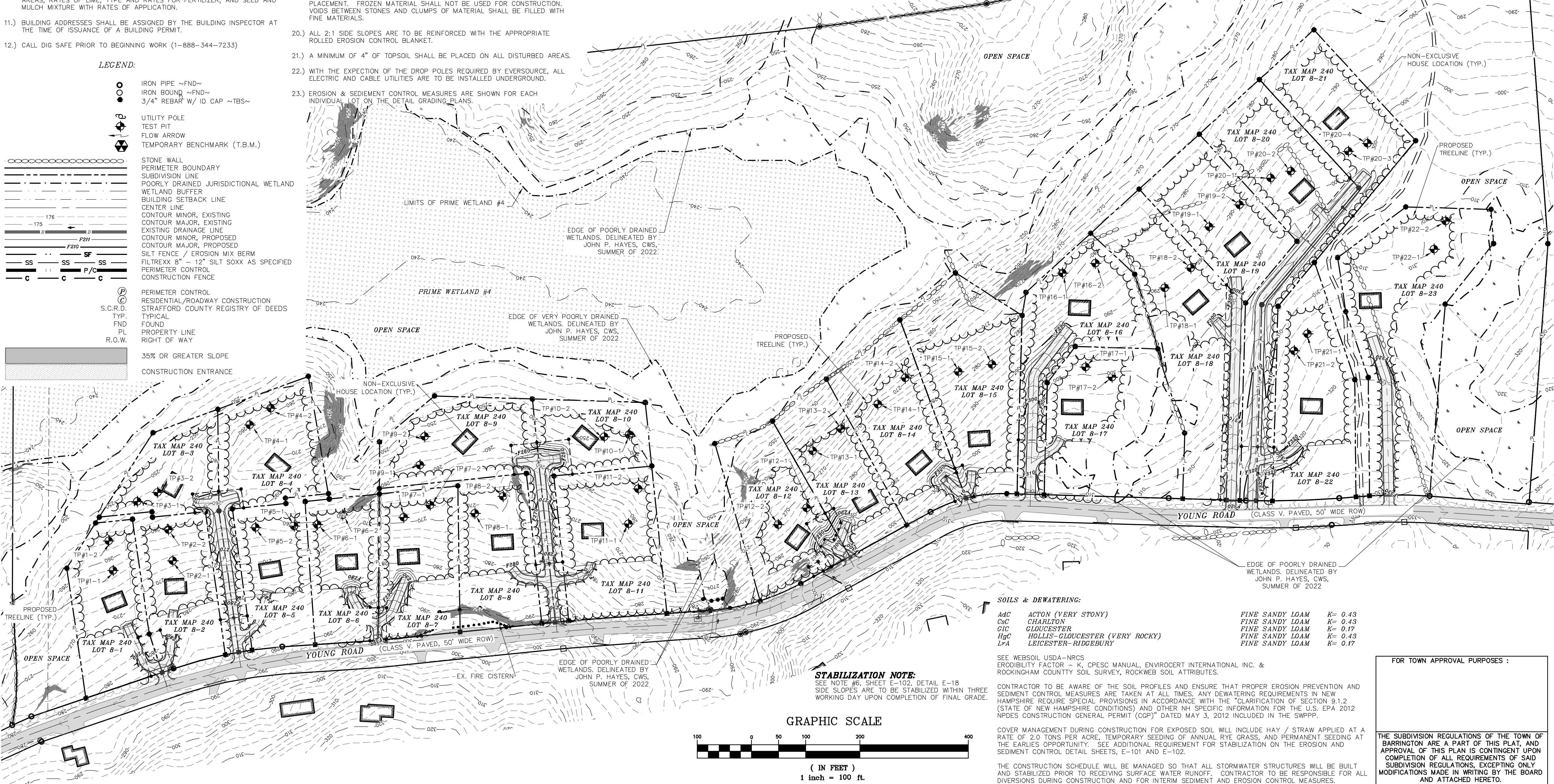
SHEET #21:	OVERVIEW GRADING & DRAINAGE
SHEET #22:	LOTS 8-1 & 8-2
SHEETS #23-24:	LOTS 8-3 & 8-4
SHEET #25:	LOT 8-5
SHEET #26:	LOTS 8-6 & 8-7
SHEET #27:	LOT 8-8
SHEETS #28-29:	LOTS 8-9 & 8-10
SHEET #30:	LOT 8-11
SHEET #31:	LOTS 8-12 & 8-13
SHEETS #32-33:	LOTS 8-14 & 8-15
SHEET #34:	LOT 8-16
SHEET #35:	LOT 8-17
SHEETS #36-37:	LOTS 8-18 & 8-19
SHEETS #38-39:	LOTS 8-20 & 8-21
SHEET #40:	LOT 8-22
SHEET #41:	LOT 8-23

DRIVEWAY NOTE:

DRIVEWAY PADS SHOWN ARE TO BE CONSTRUCTED TO THE LOCATIONS SHOWN, USUALLY THE FRONT BUFFER. THIS IS TO ENSURE THE DRIVEWAY LOCATIONS MEET THE DEMONSTRATED SIGHT DISTANCE AS SHOWN IN THE PLAN SET.

AS LOTS ARE PURCHASED, BUYERS HAVE THE ABILITY TO PLACE HOMES, LEACHFIELDS, WELLS, AND THE REMAINING DRIVEWAY LENGTH REQUIRED AS DESIRED ON THE LOT, AS THESE ARE NON-EXCLUSIVE ITEMS. THE BUYER IS RESPONSIBLE FOR DEVELOPING THE LOT WITHIN THE CONFINES OF APPLICABLE ENVIRONMENTAL BUFFERS AND STRUCTURAL SETBACKS.

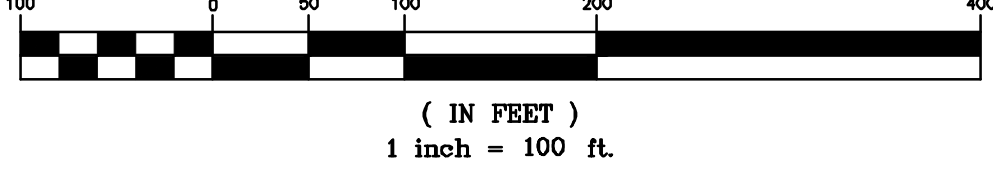
IF INDIVIDUAL LOT DISTURBS OVER 20,000 Sq. Ft., A SITE SPECIFIC STORMWATER MANAGEMENT PLAN IS REQUIRED PER BARRINGTON SUBDIVISION REGULATION 7.3.1(1), TO BE SUBMITTED TO THE BUILDING INSPECTOR AT THE TIME OF BUILDING PERMIT.



STABILIZATION NOTE:

SEE NOTE #6, SHEET E-102, DETAIL E-18. SIDE SLOPES ARE TO BE STABILIZED WITHIN THREE WORKING DAY UPON COMPLETION OF FINAL GRADE.

GRAPHIC SCALE



SOILS & DEWATERING:

AdC	ACTON (VERY STONY)
CsC	CHARLTON
GIC	GLOUCESTER
HgC	HOLLIS-GLOUCESTER (VERY ROCKY)
LrA	LEICESTER-RIDGEBURY

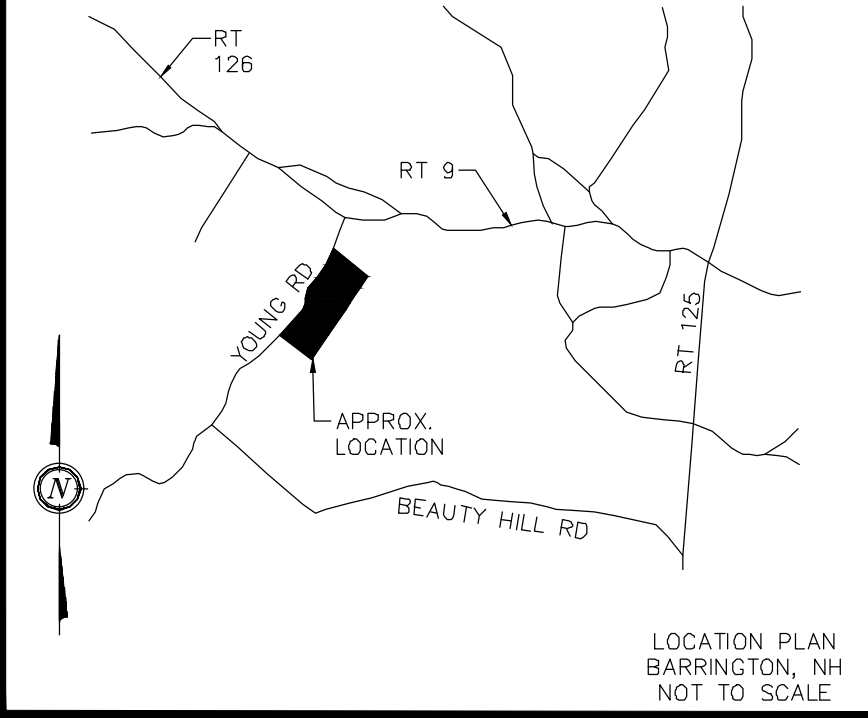
FINE SANDY LOAM	K= 0.43
FINE SANDY LOAM	K= 0.43
FINE SANDY LOAM	K= 0.17
FINE SANDY LOAM	K= 0.43
FINE SANDY LOAM	K= 0.17

SEE WEBSOIL USDA-NRCS ERODIBILITY FACTOR - K, CPESC MANUAL, ENVIROCERT INTERNATIONAL INC. & ROCKINGHAM COUNTY SOIL SURVEY, ROCKWEB SOIL ATTRIBUTES.

CONTRACTOR TO BE AWARE OF THE SOIL PROFILES AND ENSURE THAT PROPER EROSION PREVENTION AND SEDIMENT CONTROL MEASURES ARE TAKEN AT ALL TIMES. ANY DEWATERING REQUIREMENTS IN NEW HAMPSHIRE REQUIRE SPECIAL PROVISIONS IN ACCORDANCE WITH THE "CLARIFICATION OF SECTION 9.1.2 (STATE OF NEW HAMPSHIRE CONDITIONS) AND OTHER NH SPECIFIC INFORMATION FOR THE U.S. EPA 2012 NPDES CONSTRUCTION GENERAL PERMIT (CGP)" DATED MAY 3, 2012 INCLUDED IN THE SWPPP.

COVER MANAGEMENT DURING CONSTRUCTION FOR EXPOSED SOIL WILL INCLUDE HAY / STRAW APPLIED AT A RATE OF 2.0 TONS PER ACRE, TEMPORARY SEEDING OF ANNUAL RYE GRASS, AND PERMANENT SEEDING AT THE EARLIEST OPPORTUNITY. SEE ADDITIONAL REQUIREMENT FOR STABILIZATION ON THE EROSION AND SEDIMENT CONTROL DETAIL SHEETS, E-101 AND E-102.

THE CONSTRUCTION SCHEDULE WILL BE MANAGED SO THAT ALL STORMWATER STRUCTURES WILL BE BUILT AND STABILIZED PRIOR TO RECEIVING SURFACE WATER RUNOFF. CONTRACTOR TO BE RESPONSIBLE FOR ALL DIVERSIONS DURING CONSTRUCTION AND FOR INTERIM SEDIMENT AND EROSION CONTROL MEASURES.

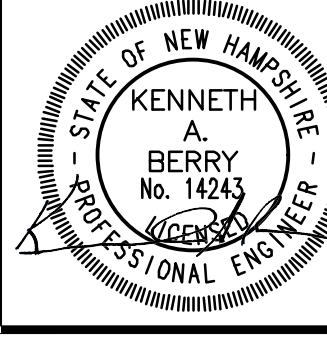


OVERVIEW GRADING & DRAINAGE PLAN

REVISION	DATE	DESCRIPTION
#3	12-21-23	REVISED PER CMA ENGINEERS REVIEW
#2	8-21-23	SIGHT DISTANCE PLAN REVISIONS
#1	3-20-23	MINOR REVISIONS TO LAYOUT

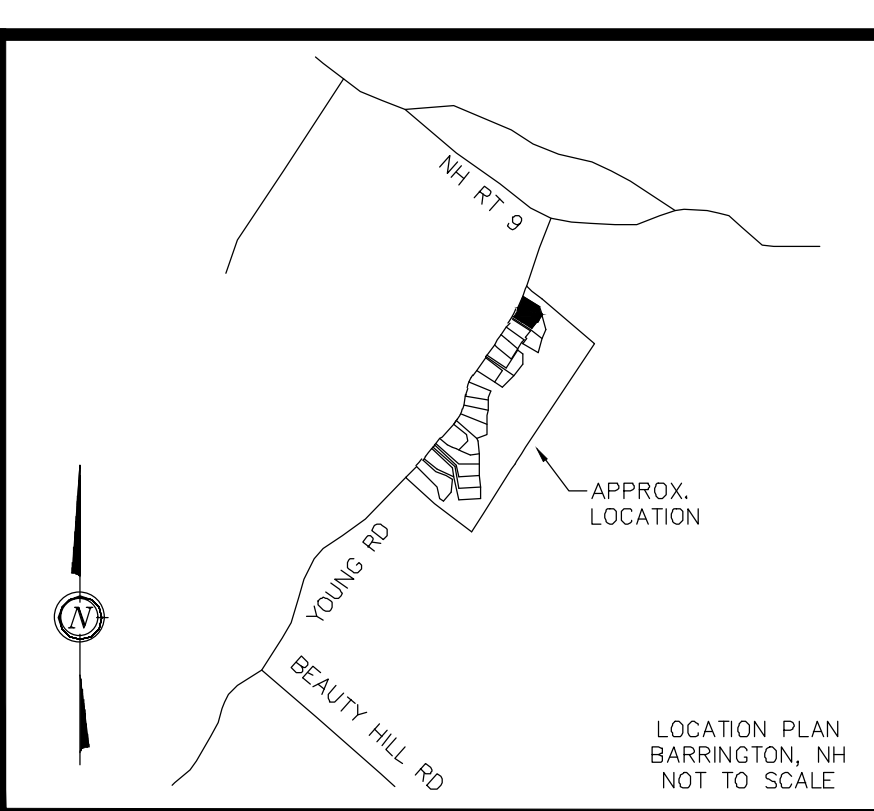
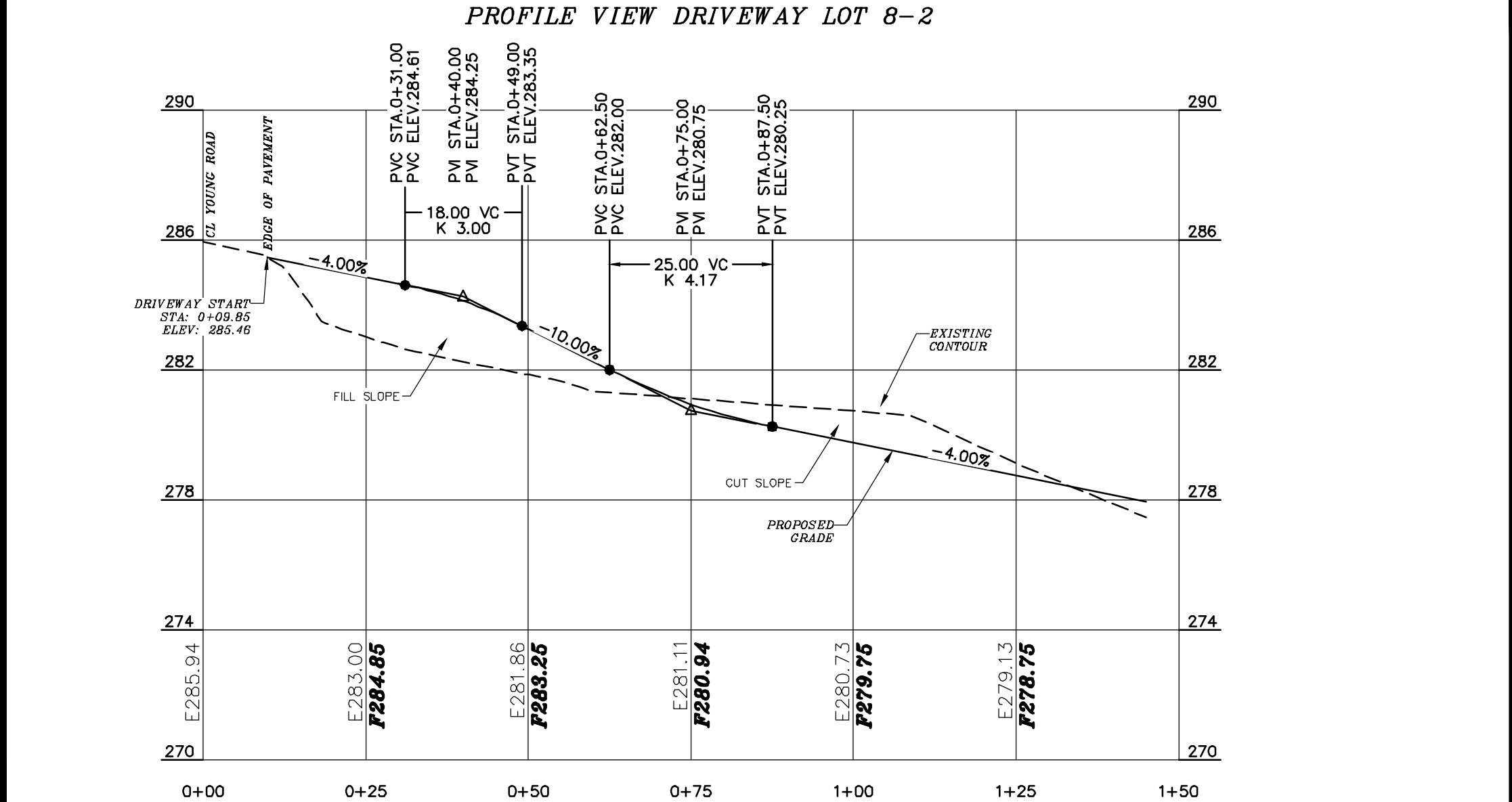
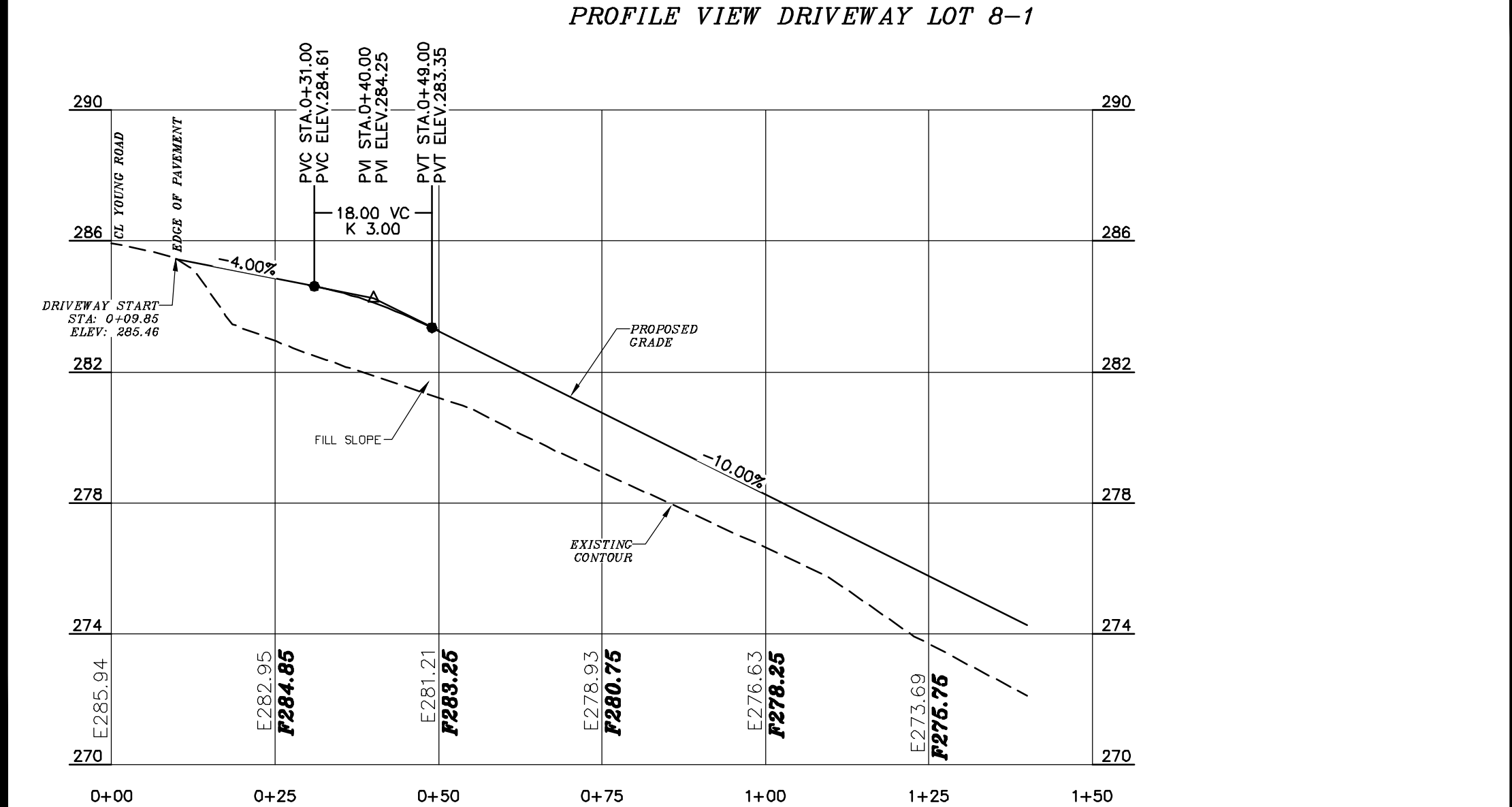
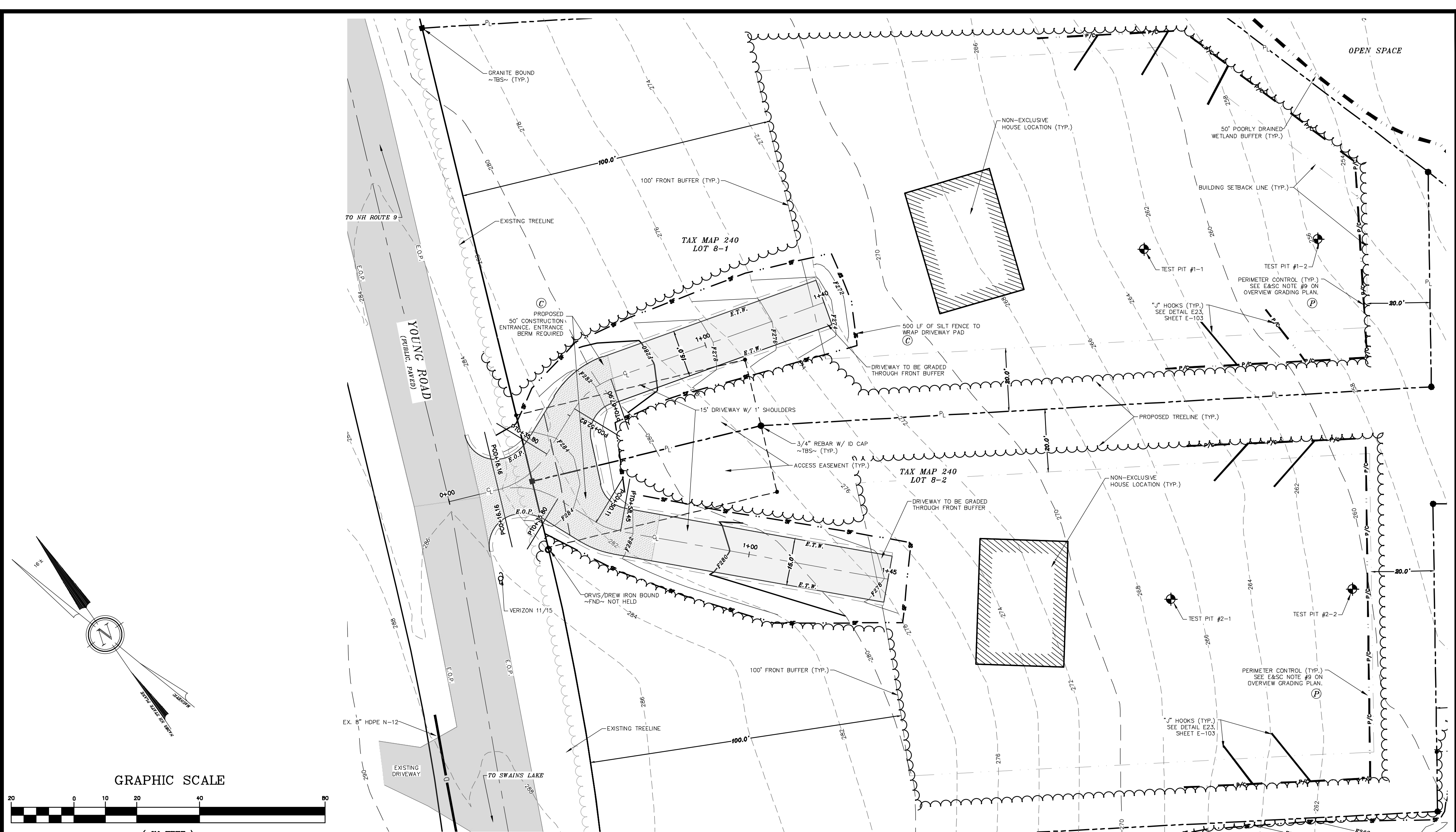
FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
BARRINGTON, NH
TAX MAP 240, LOT 8

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 100 FT.
DATE : FEBRUARY 15, 2023
FILE NO. : DB 2022 - 109



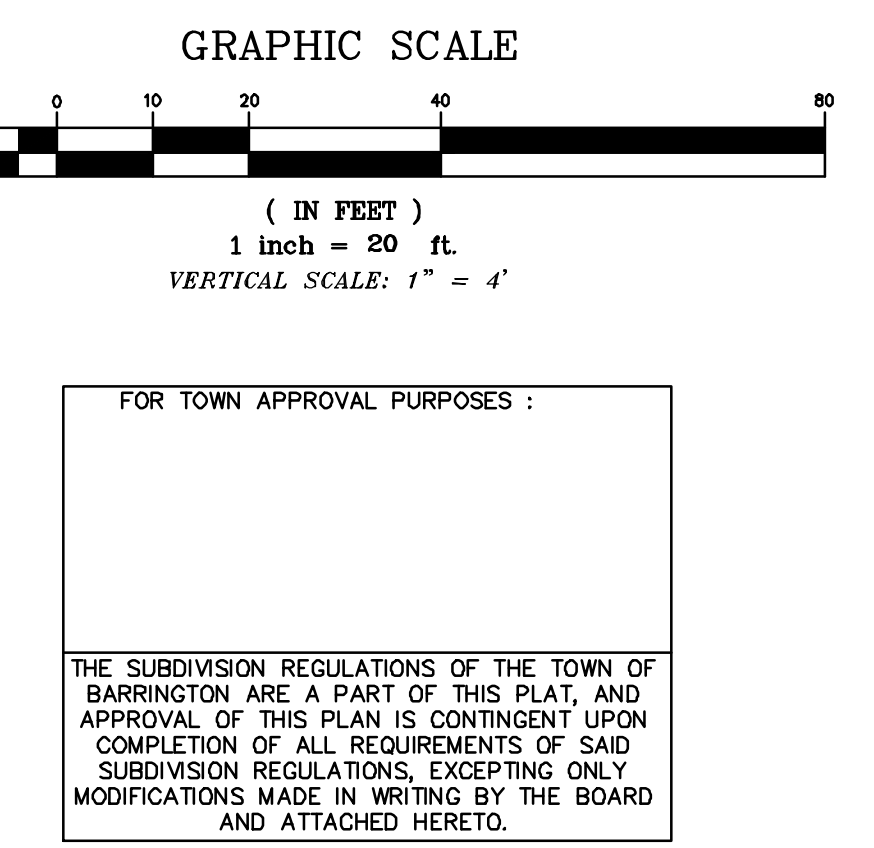
FOR TOWN APPROVAL PURPOSES :

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



- NOTES:**
- OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
 - TAX MAP 240, LOT 8
 - LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
 - S.C.R.D. BOOK 5103, PAGE 080
 - THE INTENT OF THIS PLAN IS TO PROVIDE GRADING & ENGINEERING DETAILS OF THE DRIVEWAYS FOR LOTS 8-1 & 8-2. DRIVEWAY GRADES ARE NOT TO EXCEED 10%.
 - SEE OVERVIEW GRADING PLAN EROSION & SEDIMENT CONTROL PLANS FOR NOTES ON PERIMETER CONTROL (MULCH BERM / FENCE / SILT SOXX).
 - BS&E IS TO PROVIDE ADDITIONAL BENCHMARKS PRIOR TO CONSTRUCTION.
 - EXISTING AND PROPOSED CONTOURS ARE PROVIDED AT 2' INTERVALS.
 - SEE SHEET OVERVIEW GRADING PLAN FOR STANDARD CONSTRUCTION NOTES.
 - LOTS ARE SUBJECT TO EASEMENTS SHOWN ON THE EASEMENT PLANS, SHEETS #14-16, AND ARE TO BE RECORDED AT THE S.C.R.D.

- LEGEND:**
- IRON PIPE ~FND~
 - IRON BOUND ~FND~
 - 3/4" REBAR W/ ID CAP ~TBS~
 - UTILITY POLE
 - TEST PIT
 - FLOW ARROW
 - TEMPORARY BENCHMARK (T.B.M.)
 - STONE WALL
 - PERMETER BOUNDARY
 - SUBDIVISION LINE
 - POORLY DRAINED JURISDICTIONAL WETLAND
 - WETLAND BUFFER
 - BUILDING SETBACK LINE
 - CENTER LINE
 - CONTOUR MINOR, EXISTING
 - CONTOUR MAJOR, EXISTING
 - EXISTING DRAINAGE LINE
 - CONTOUR MINOR, PROPOSED
 - CONTOUR MAJOR, PROPOSED
 - SILT FENCE / EROSION MIX BERM
 - FILTREXX 8" - 12" SILT SOXX AS SPECIFIED
 - PERIMETER CONTROL
 - CONSTRUCTION FENCE
 - PERMETER CONTROL
 - RESIDENTIAL/ROADWAY CONSTRUCTION
 - S.C.R.D.
 - TYP.
 - FND
 - PL
 - R.O.W.
 - 35% OR GREATER SLOPE
 - CONSTRUCTION ENTRANCE



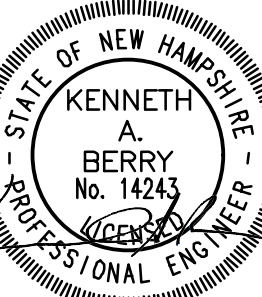
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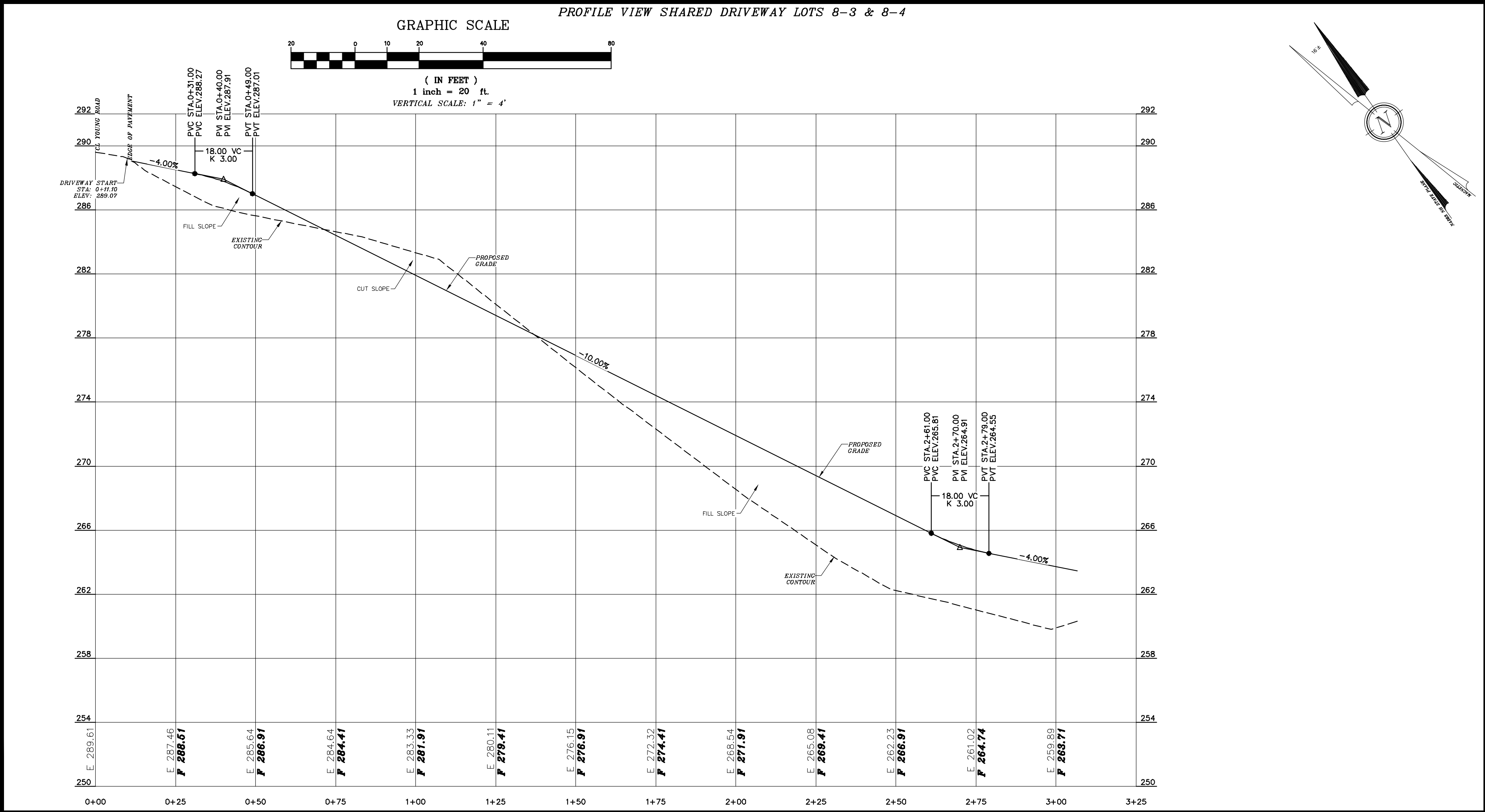
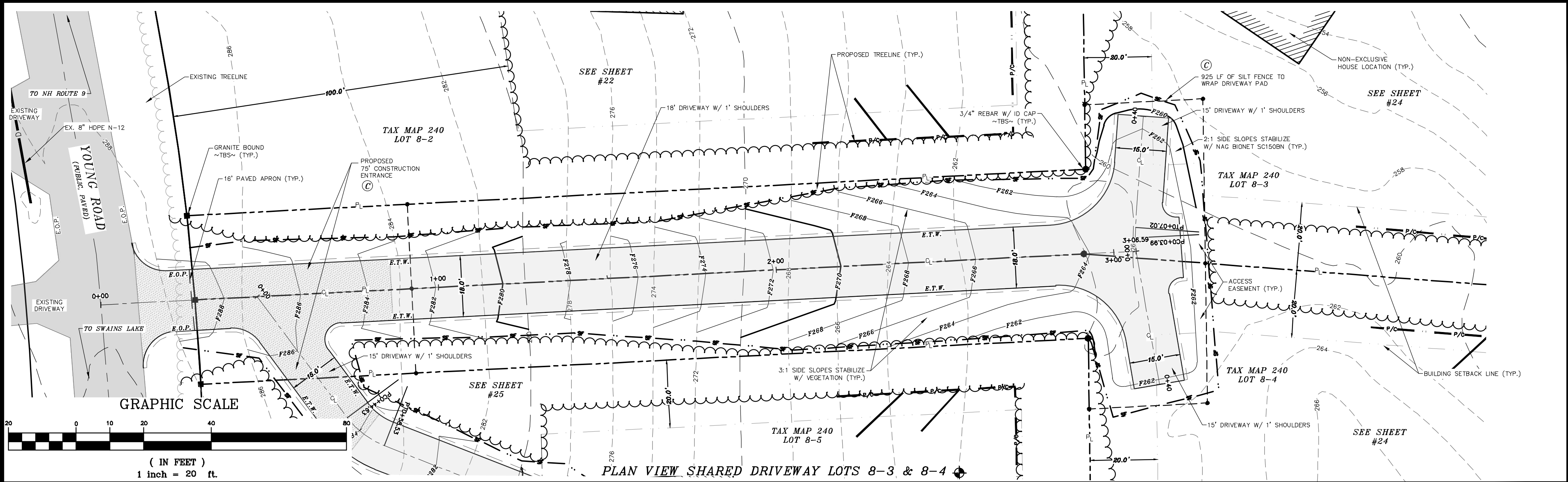
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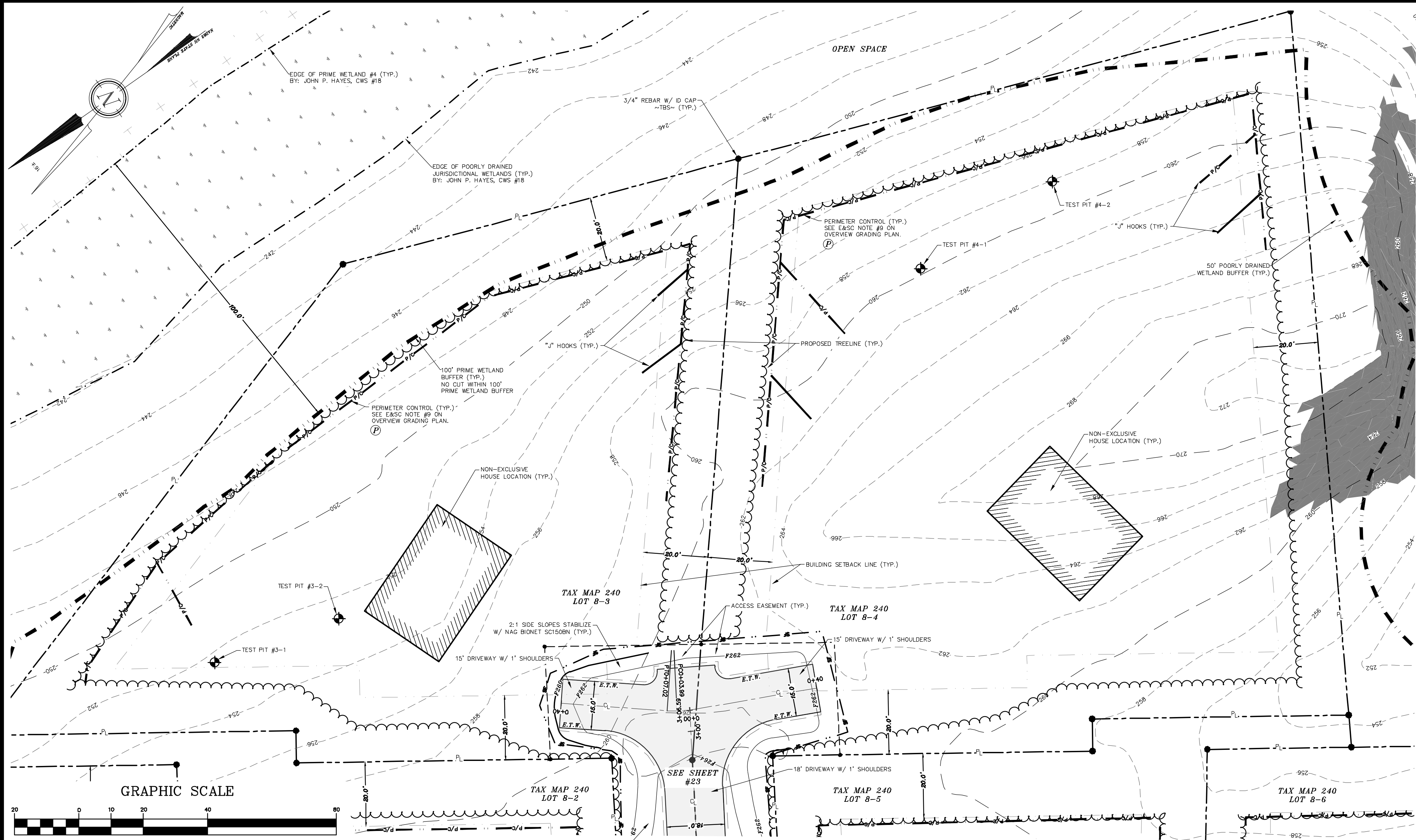
REVISED PER CMA ENGINEERS REVIEW		SIGHT DISTANCE PLAN REVISIONS		MINOR REVISIONS TO LAYOUT	
12-21-23		8-21-23		3-20-23	
#3		#2		#1	
REVISION		DATE		DESCRIPTION	

FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

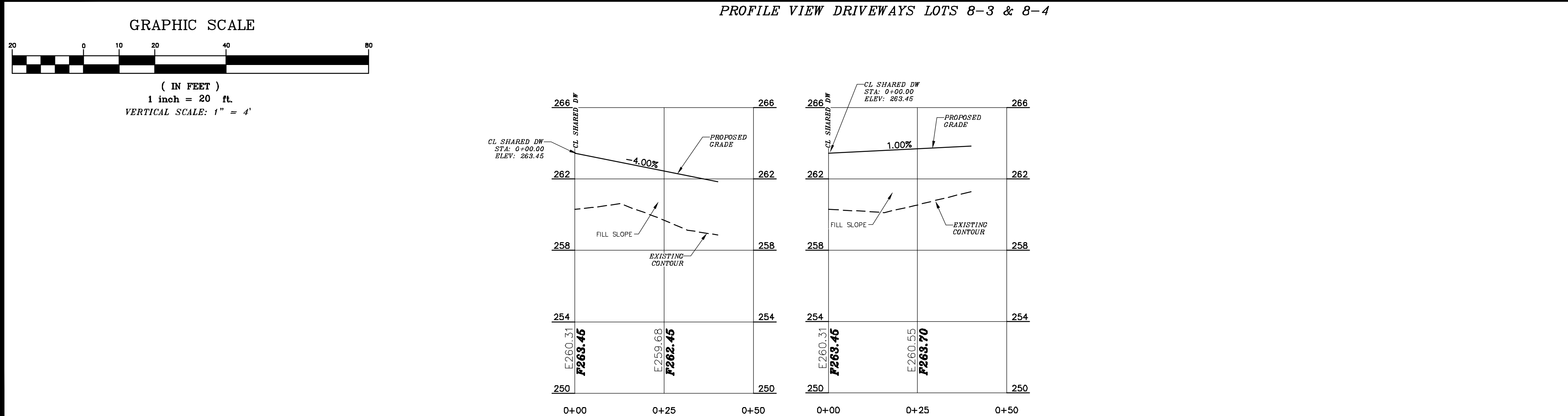
BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 20 FT.
DATE : FEBRUARY 15, 2023
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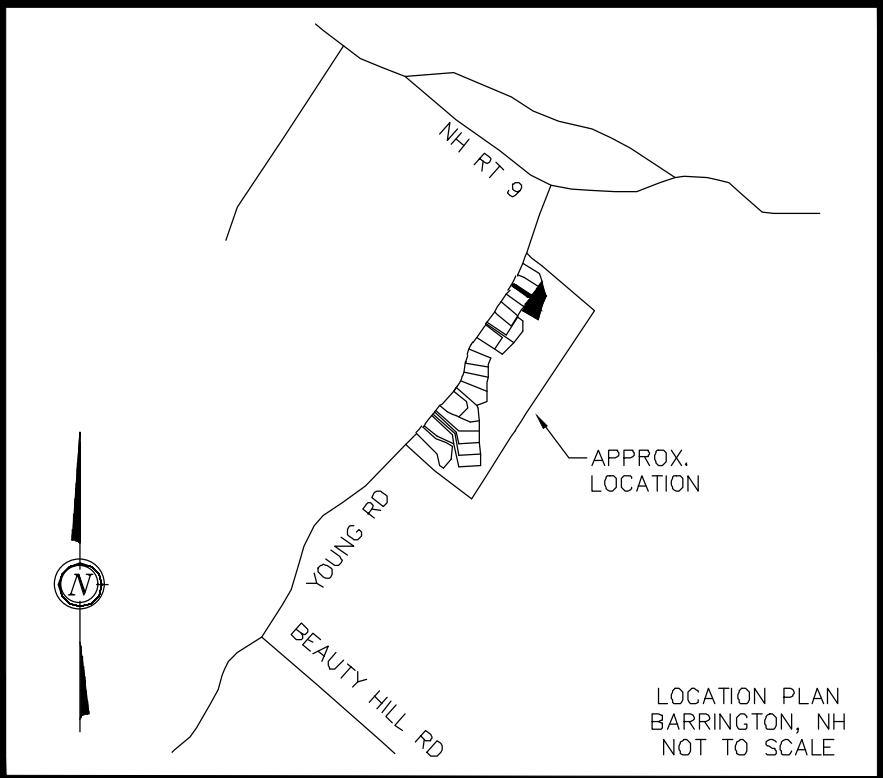




PLAN VIEW DRIVEWAYS LOTS 8-3 & 8-4



PROFILE VIEW DRIVEWAYS LOTS 8-3 & 8-4



- NOTES:**
- 1.) OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
 - 1A.) APPLICANT: PAUL THIBODEAU
76 YOUNG ROAD
BARRINGTON, NH 03825
 - 2.) TAX MAP 240, LOT 8
 - 3.) LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
 - 4.) S.C.R.D. BOOK 5103, PAGE 080
 - 5.) THE INTENT OF THIS PLAN IS TO PROVIDE GRADING & ENGINEERING DETAILS OF THE DRIVEWAYS FOR LOTS 8-3 & 8-4. DRIVEWAY GRADES ARE NOT TO EXCEED 10%.
 - 6.) SEE OVERVIEW GRADING PLAN EROSION & SEDIMENT CONTROL PLANS FOR NOTES ON PERIMETER CONTROL (MULCH BERM / FENCE / SILT SOXX).
 - 7.) BS&E IS TO PROVIDE ADDITIONAL BENCHMARKS PRIOR TO CONSTRUCTION.
 - 8.) EXISTING AND PROPOSED CONTOURS ARE PROVIDED AT 2' INTERVALS.
 - 9.) SEE SHEET OVERVIEW GRADING PLAN FOR STANDARD CONSTRUCTION NOTES.
 - 10.) LOTS ARE SUBJECT TO EASEMENTS SHOWN ON THE EASEMENT PLANS, SHEETS #14-16, AND ARE TO BE RECORDED AT THE S.C.R.D.

LEGEND:

- IRON PIPE ~FND~
- IRON BOUND ~FND~
- 3/4" REBAR W/ ID CAP ~TBS~
- UTILITY POLE
- TEST PIT
- FLOW ARROW
- TEMPORARY BENCHMARK (T.B.M.)
- STONE WALL
- PERIMETER BOUNDARY
- SUBDIVISION LINE
- POORLY DRAINED JURISDICTIONAL WETLAND
- WETLAND BUFFER
- BUILDING SETBACK LINE
- CENTER LINE
- CONTOUR MINOR, EXISTING
- CONTOUR MAJOR, EXISTING
- EXISTING DRAINAGE LINE
- CONTOUR MINOR, PROPOSED
- CONTOUR MAJOR, PROPOSED
- SILT FENCE / EROSION MIX BERM
- FILTREXX 8" - 12" SILT SOXX AS SPECIFIED
- PERIMETER CONTROL
- CONSTRUCTION FENCE
- PERIMETER CONTROL
- RESIDENTIAL/ROADWAY CONSTRUCTION
- STRAFFORD COUNTY REGISTRY OF DEEDS
- TYP.
- FND
- PL
- R.O.W.
- RIGHT OF WAY
- 35% OR GREATER SLOPE
- CONSTRUCTION ENTRANCE

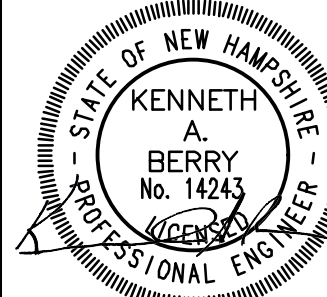
FOR TOWN APPROVAL PURPOSES :

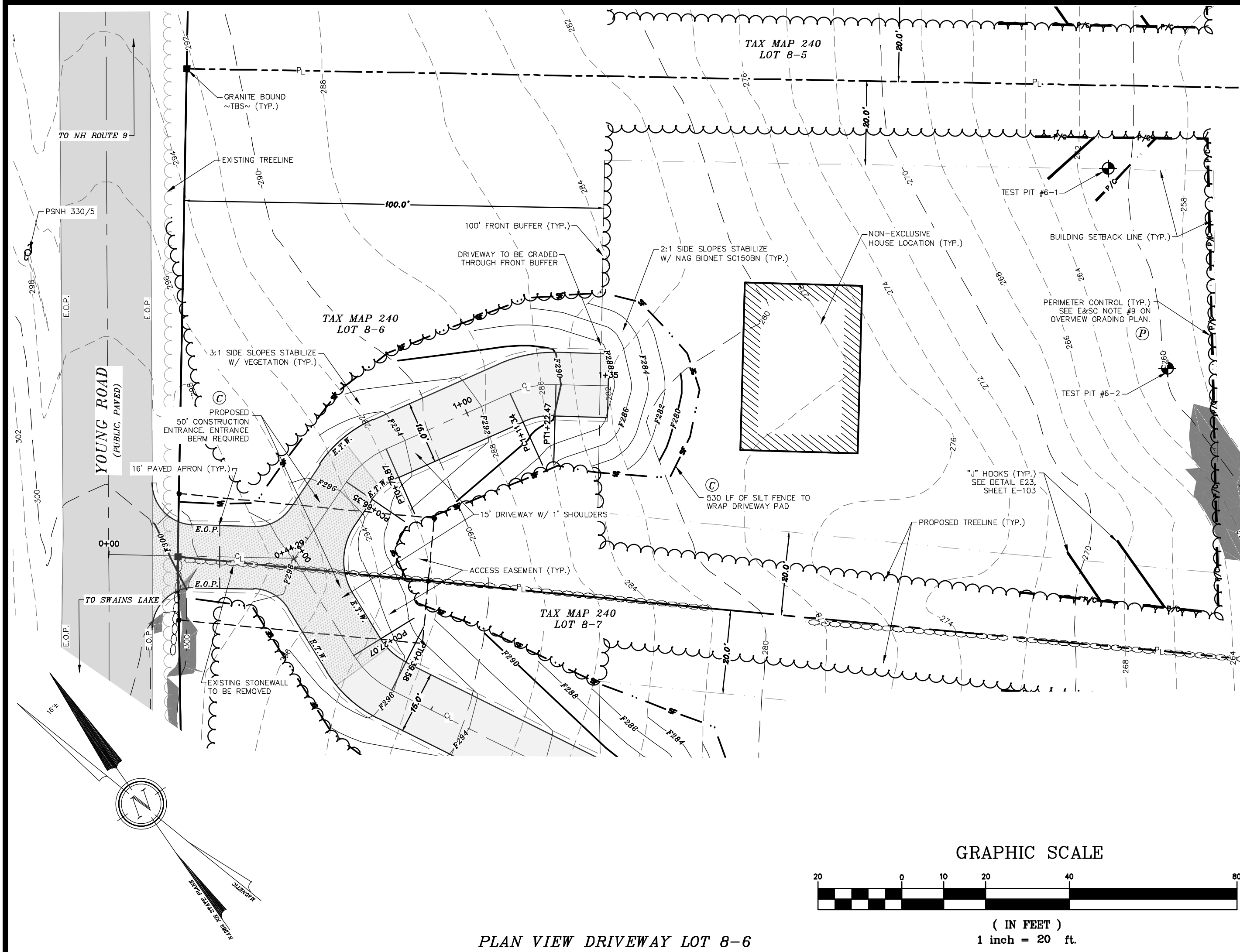
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REVISED PER CMA ENGINEERS REVIEW		SIGHT DISTANCE PLAN REVISIONS		MINOR REVISIONS TO LAYOUT	
12-21-23		8-21-23		3-20-23	
#3		#2		#1	
REVISION		DATE		DESCRIPTION	

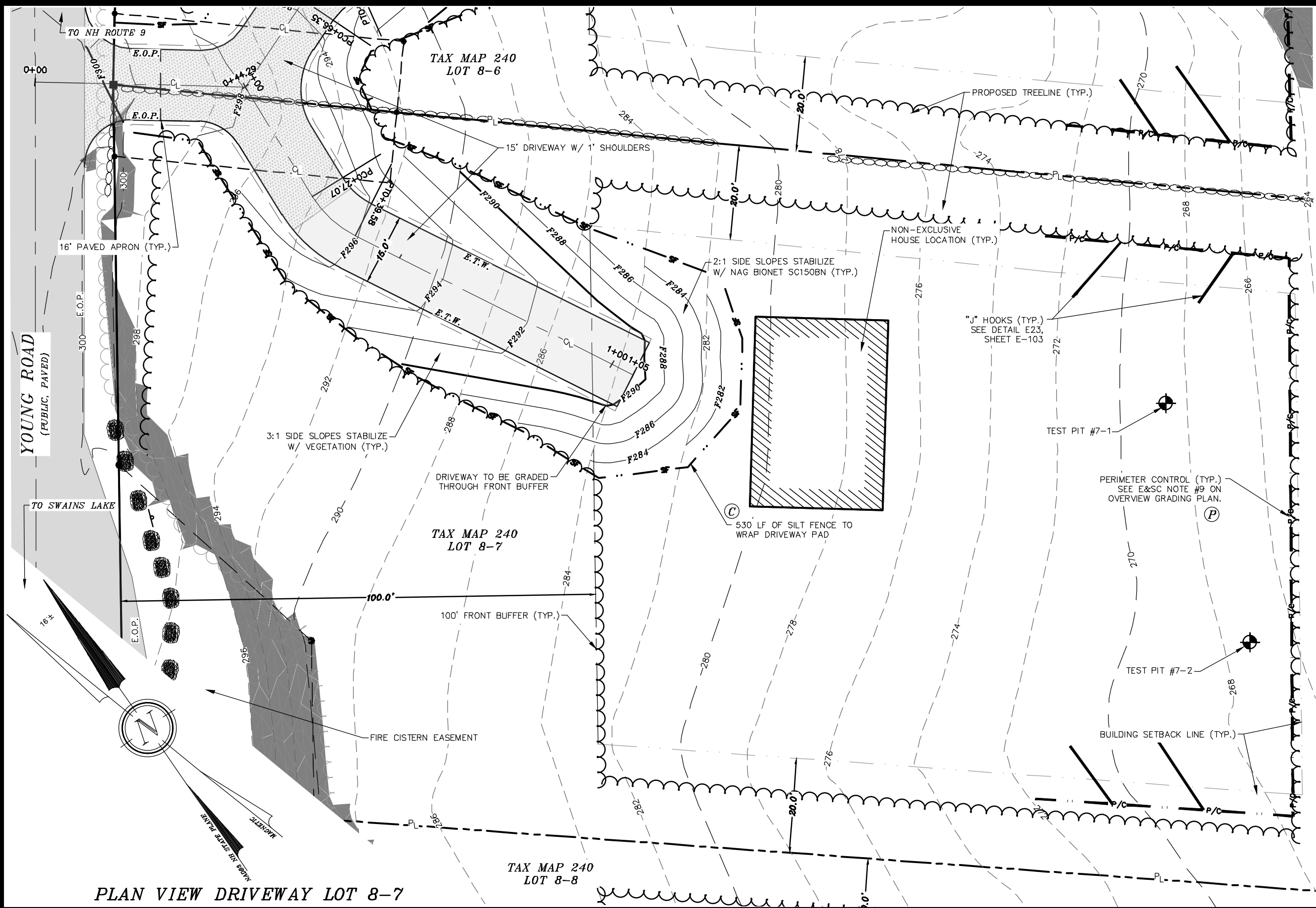
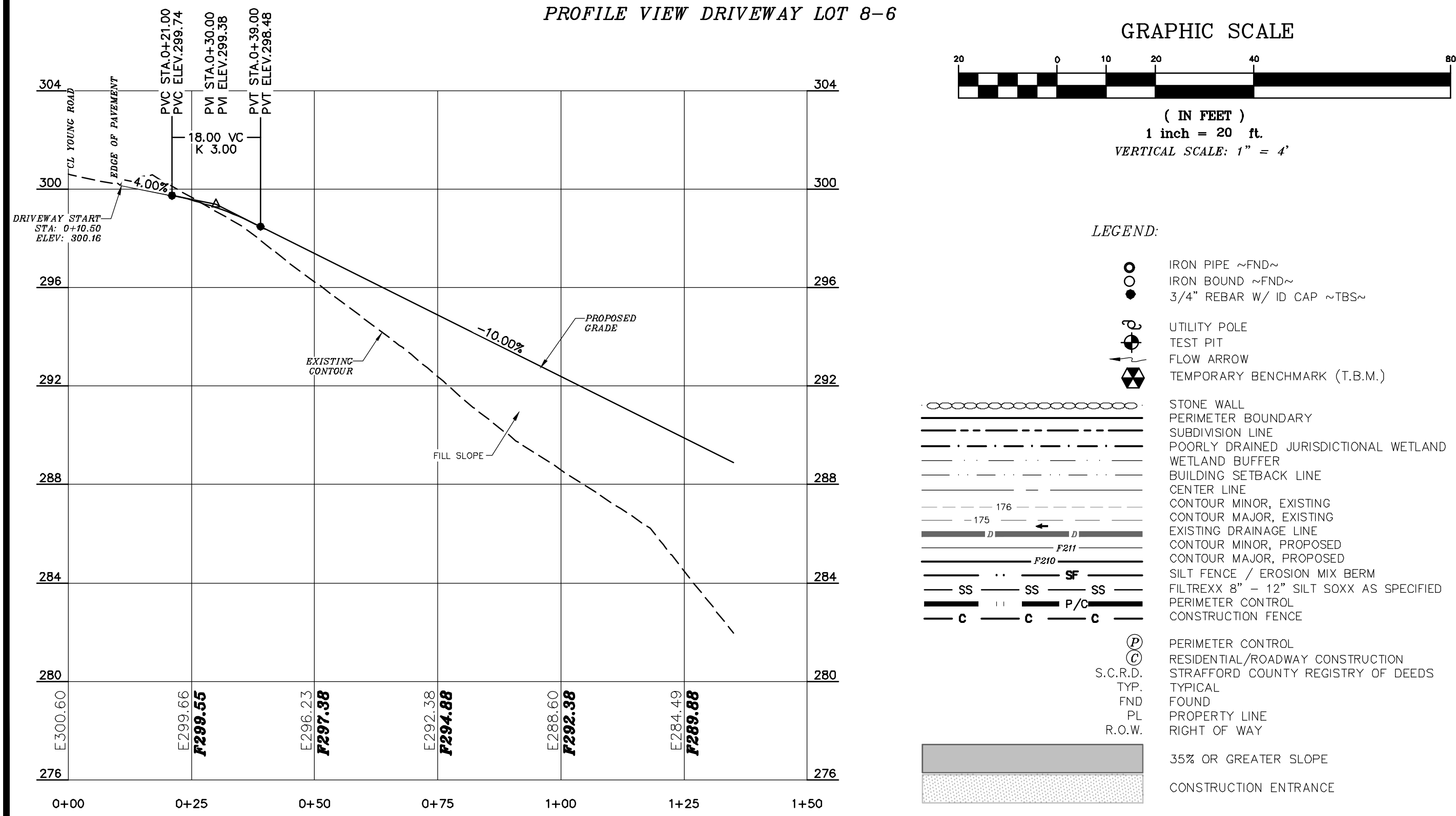
FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 20 FT.
DATE : FEBRUARY 15, 2023
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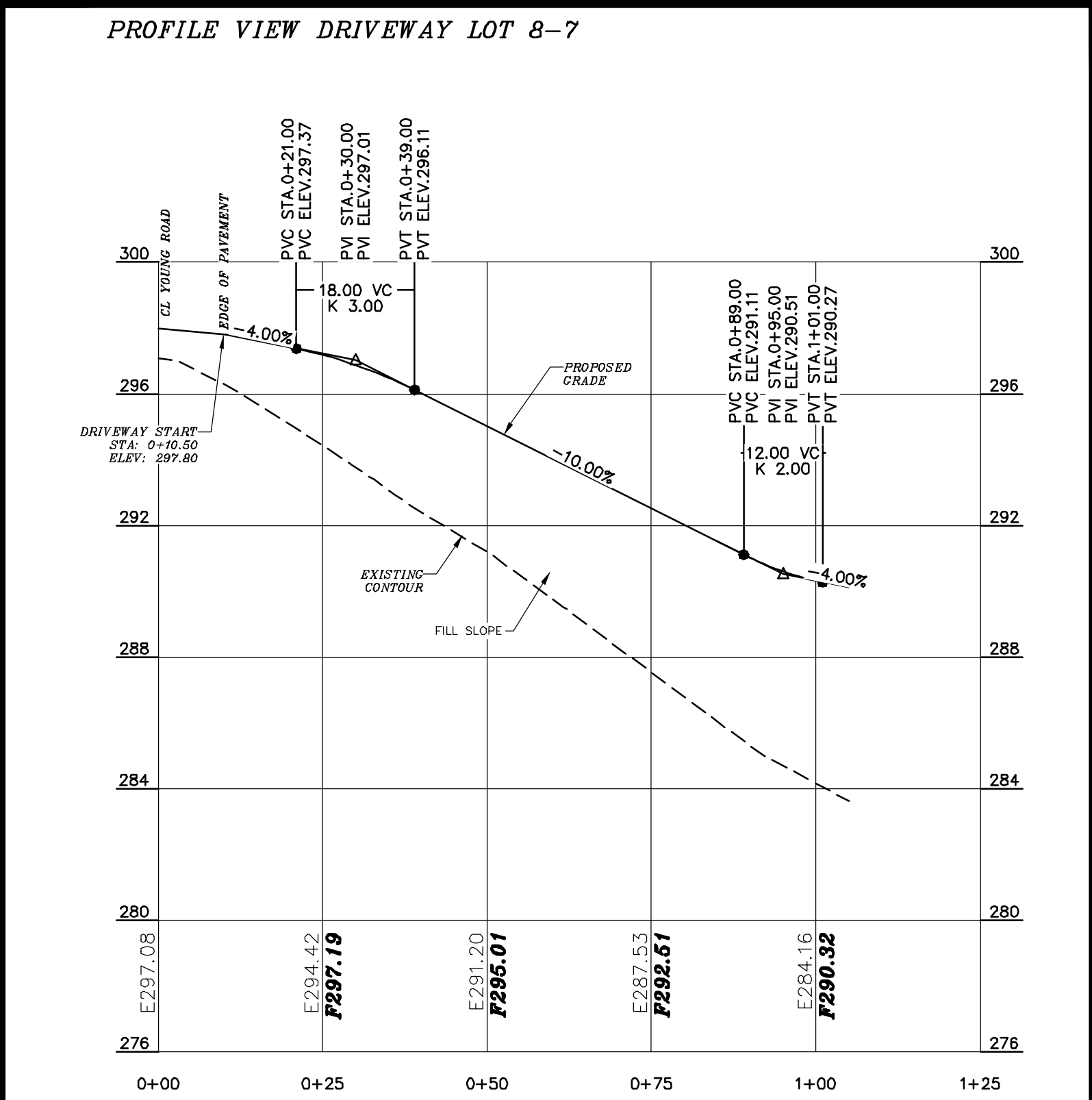




PLAN VIEW DRIVEWAY LOT 8-6



PLAN VIEW DRIVEWAY LOT 8-7



NOTES:

- OWNER: YOUNG ROAD LLC, 76 YOUNG ROAD, BARRINGTON, NH 03825
- TAX MAP 240, LOT 8
- LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
- S.C.R.D. BOOK 5103, PAGE 080
- THE INTENT OF THIS PLAN IS TO PROVIDE GRADING & ENGINEERING DETAILS OF THE DRIVEWAYS FOR LOTS 8-6 & 8-7. DRIVEWAY GRADES ARE NOT TO EXCEED 10%
- SEE OVERVIEW GRADING PLAN EROSION & SEDIMENT CONTROL PLANS FOR NOTES ON PERIMETER CONTROL (MULCH BERM / FENCE / SILT SOXX). DRIVEWAY GRADES ARE NOT TO EXCEED 10%
- BS&E IS TO PROVIDE ADDITIONAL BENCHMARKS PRIOR TO CONSTRUCTION.
- EXISTING AND PROPOSED CONTOURS ARE PROVIDED AT 2" INTERVALS.
- SEE SHEET OVERVIEW GRADING PLAN FOR STANDARD CONSTRUCTION NOTES.
- LOTS ARE SUBJECT TO EASEMENTS SHOWN ON THE EASEMENT PLANS, SHEETS #14-16, AND ARE TO BE RECORDED AT THE S.C.R.D.

FOR TOWN APPROVAL PURPOSES:

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PLAN & PROFILE DRIVEWAY LOTS 8-6 & 8-7

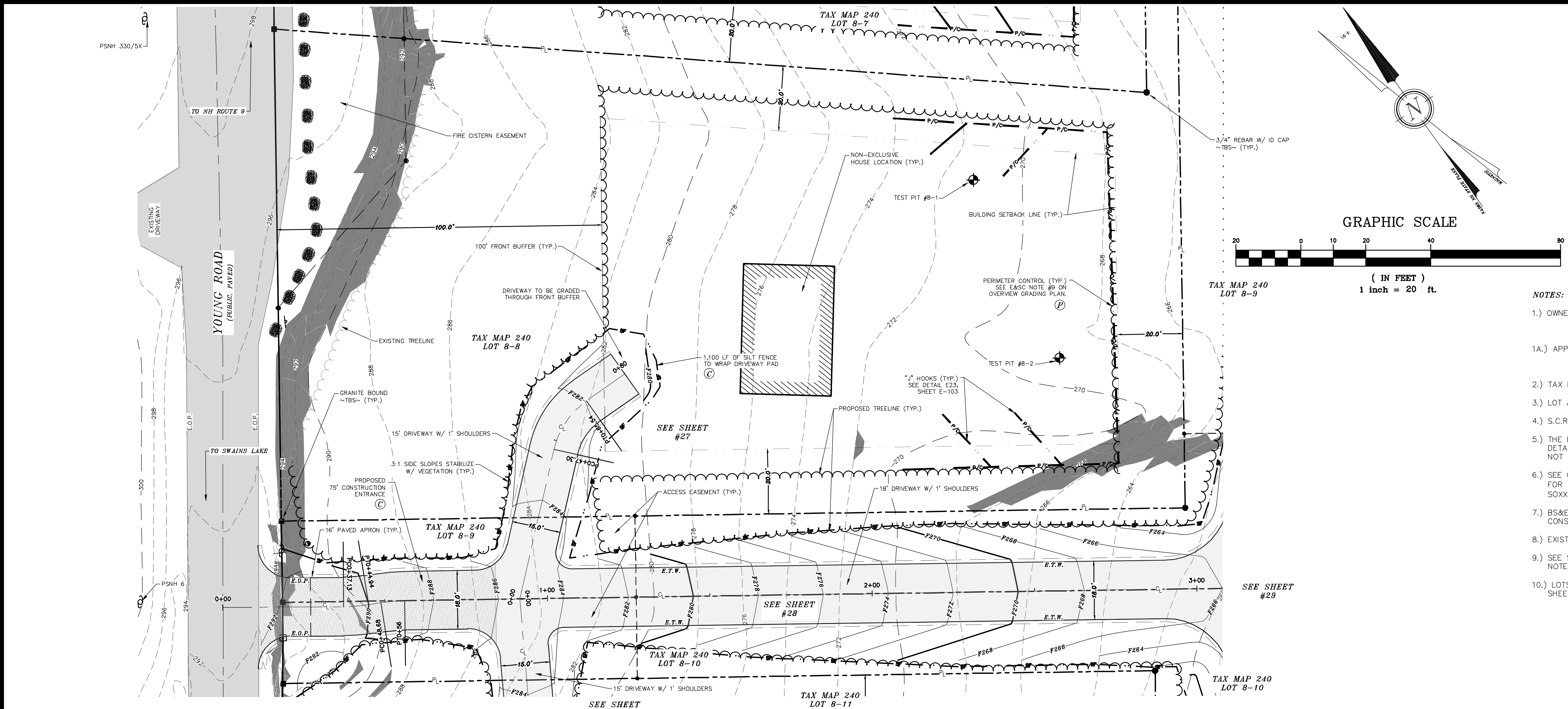
FOR PAUL THIBODEAU LAND OF YOUNG ROAD LLC BARRINGTON, NH 03825

REVISOR PER CMA ENGINEERS REVIEW SIGHT DISTANCE PLAN REVISIONS MINOR REVISIONS TO LAYOUT

REVISION	DATE	DESCRIPTION
#3	12-21-23	
#2	8-21-23	
#1	3-20-23	

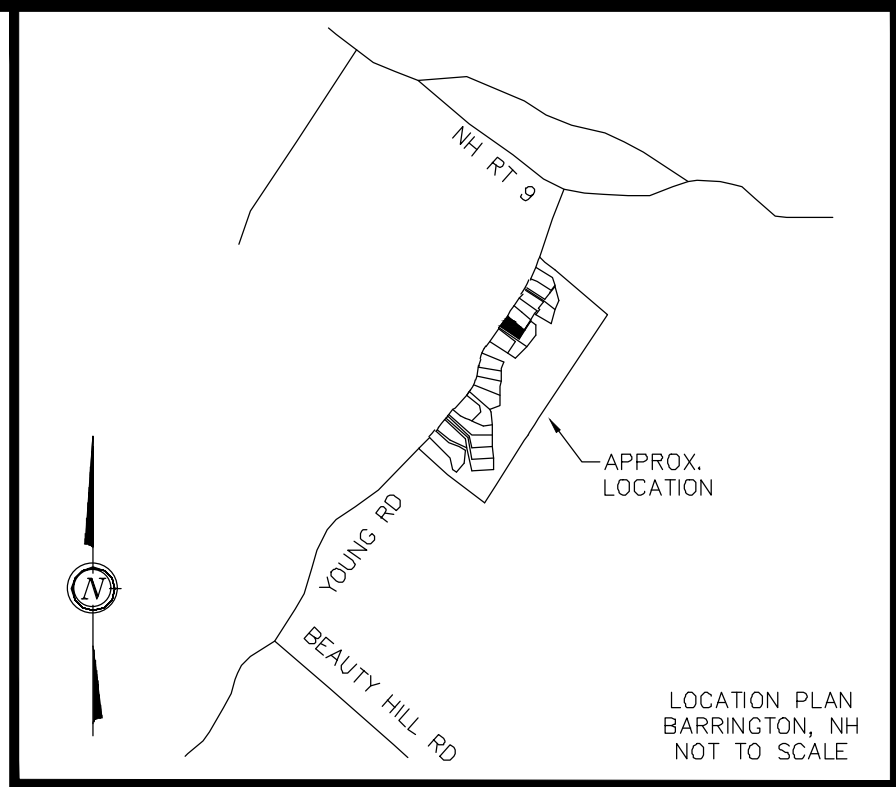
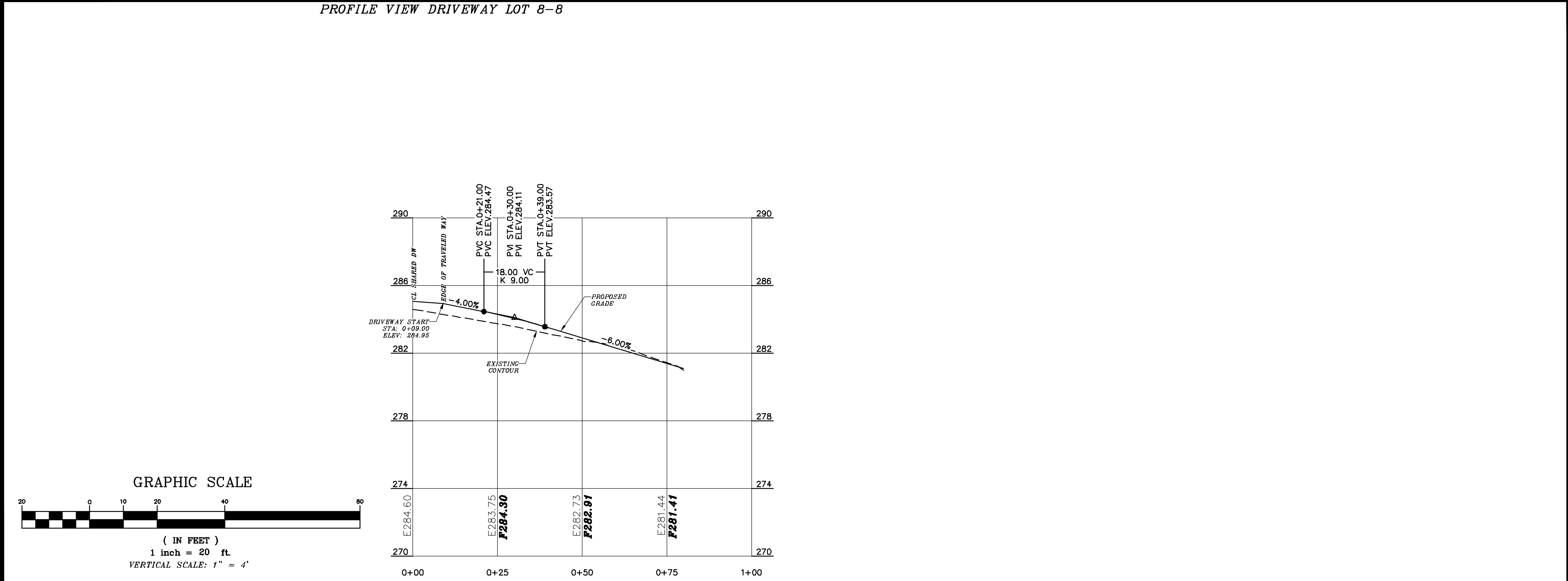
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SHEET 26 OF 64



PLAN VIEW DRIVEWAY LOT 8-8

PROFILE VIEW DRIVEWAY LOT 8-8



- NOTES:
- OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
 - TAX MAP 240, LOT 8
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 - S.C.R.D. BOOK 5103, PAGE 080
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 - SEE OVERVIEW GRADING PLAN EROSION & SEDIMENT CONTROL PLANS FOR NOTES ON PERIMETER CONTROL (MULCH BERM / FENCE / SILT SOXX).
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LEGEND:

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- IRON BOUND ~FND~
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- FLOW ARROW
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- CONTOUR MINOR, EXISTING
- CONTOUR MAJOR, EXISTING
- EXISTING DRAINAGE LINE
- CONTOUR MINOR, PROPOSED
- CONTOUR MAJOR, PROPOSED
- SILT FENCE / EROSION MIX BERM
- FILTREXX 8" - 12" SILT SOXX AS SPECIFIED
- PERIMETER CONTROL
- CONSTRUCTION FENCE
- PERIMETER CONTROL
- RESIDENTIAL/ROADWAY CONSTRUCTION
- STRAFFORD COUNTY REGISTRY OF DEEDS
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- PL
- PROPERTY LINE
- RIGHT OF WAY
- 35% OR GREATER SLOPE
- CONSTRUCTION ENTRANCE

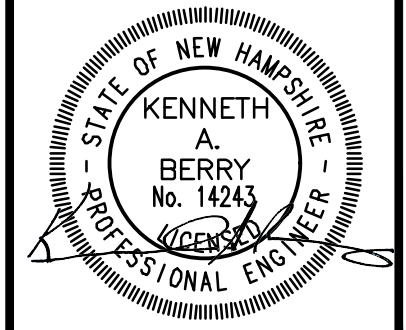
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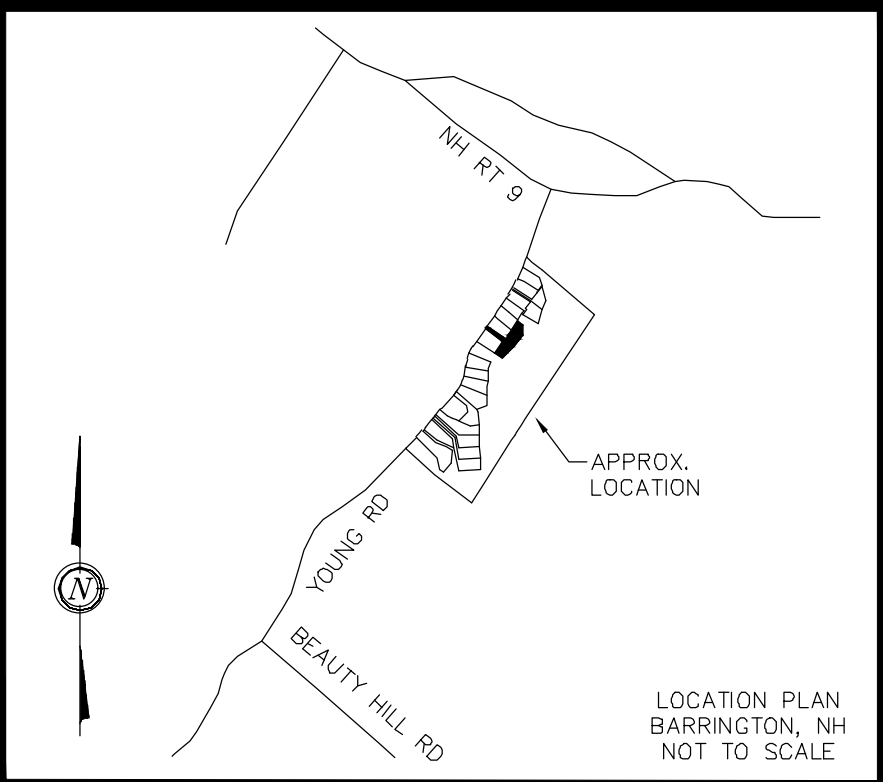
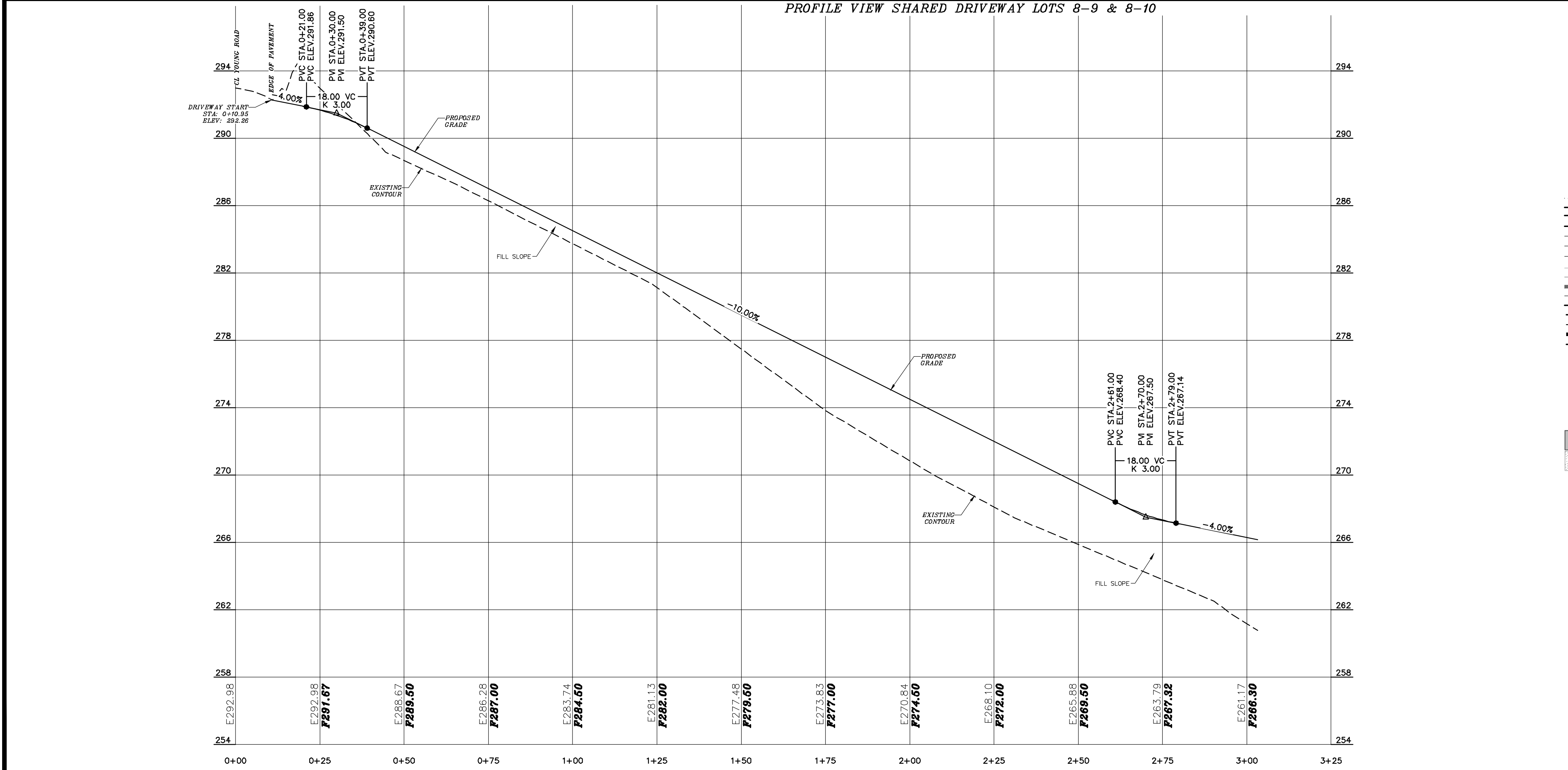
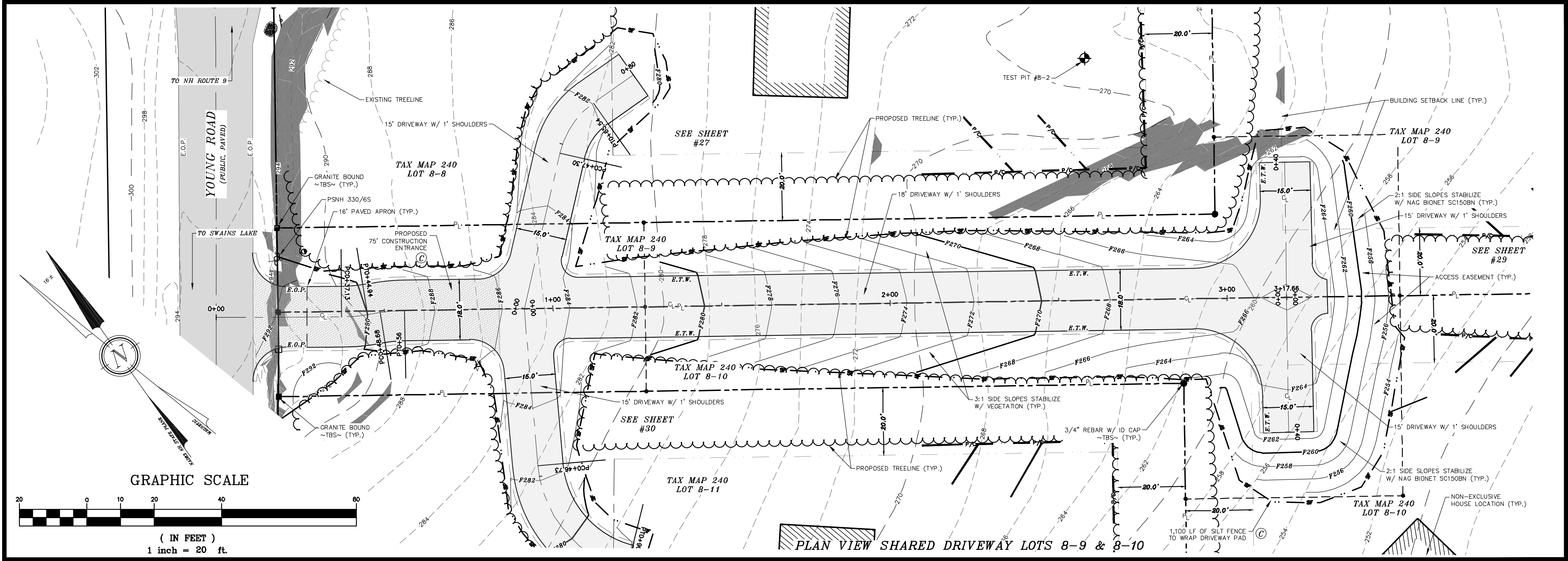
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PLAN & PROFILE DRIVEWAY LOT 8-8

FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 20 FT.
DATE : FEBRUARY 15, 2023
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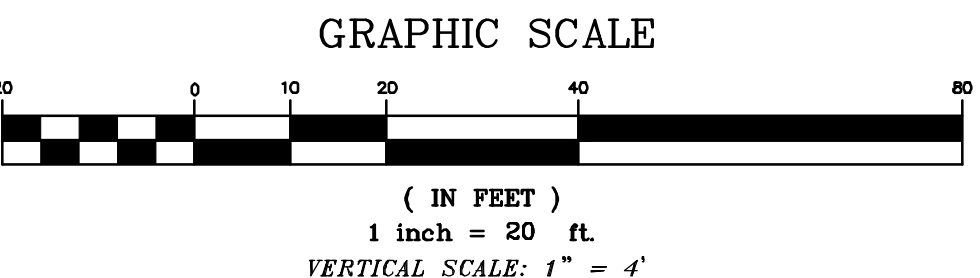
- NOTES:**
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76 YOUNG ROAD
BARRINGTON, NH 03825
 - TAX MAP 240, LOT 8
 - LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
 - S.C.R.D. BOOK 5103, PAGE 080
 - THE INTENT OF THIS PLAN IS TO PROVIDE GRADING & ENGINEERING DETAILS OF THE SHARED DRIVEWAY FOR LOTS 8-9 & 8-10. DRIVEWAY GRADES ARE NOT TO EXCEED 10%.
 - SEE OVERVIEW GRADING PLAN EROSION & SEDIMENT CONTROL PLANS FOR NOTES ON PERIMETER CONTROL (MULCH BERM / FENCE / SILT SOXX).
 - BS&E IS TO PROVIDE ADDITIONAL BENCHMARKS PRIOR TO CONSTRUCTION.
 - EXISTING AND PROPOSED CONTOURS ARE PROVIDED AT 2' INTERVALS.
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 - IRON BOUND ~FND~
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 - UTILITY POLE
 - TEST PIT
 - FLOW ARROW
 - TEMPORARY BENCHMARK (T.B.M.)

- STONE WALL
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- POORLY DRAINED JURISDICTIONAL WETLAND
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- SILT FENCE / EROSION MIX BERM
- FILTREXX 8" - 12" SILT SOXX AS SPECIFIED
- PERIMETER CONTROL
- CONSTRUCTION FENCE

- PERIMETER CONTROL
- RESIDENTIAL/ROADWAY CONSTRUCTION
- S.C.R.D. TYP.
- FND
- PL
- R.O.W.

- 35% OR GREATER SLOPE
- CONSTRUCTION ENTRANCE



FOR TOWN APPROVAL PURPOSES :

THE SUBDIVISION REGULATIONS OF THE TOWN OF BARRINGTON ARE A PART OF THIS PLAT, AND APPROVAL OF THIS PLAN IS CONTINGENT UPON COMPLETION OF ALL REQUIREMENTS OF SAID SUBDIVISION REGULATIONS, EXCEPTING ONLY MODIFICATIONS MADE IN WRITING BY THE BOARD AND ATTACHED HERETO.

REVISION	DATE	DESCRIPTION
#3	12-21-23	REVISED PER CMA ENGINEERS REVIEW
#2	8-21-23	SIGHT DISTANCE PLAN REVISIONS
#1	3-20-23	MINOR REVISIONS TO LAYOUT

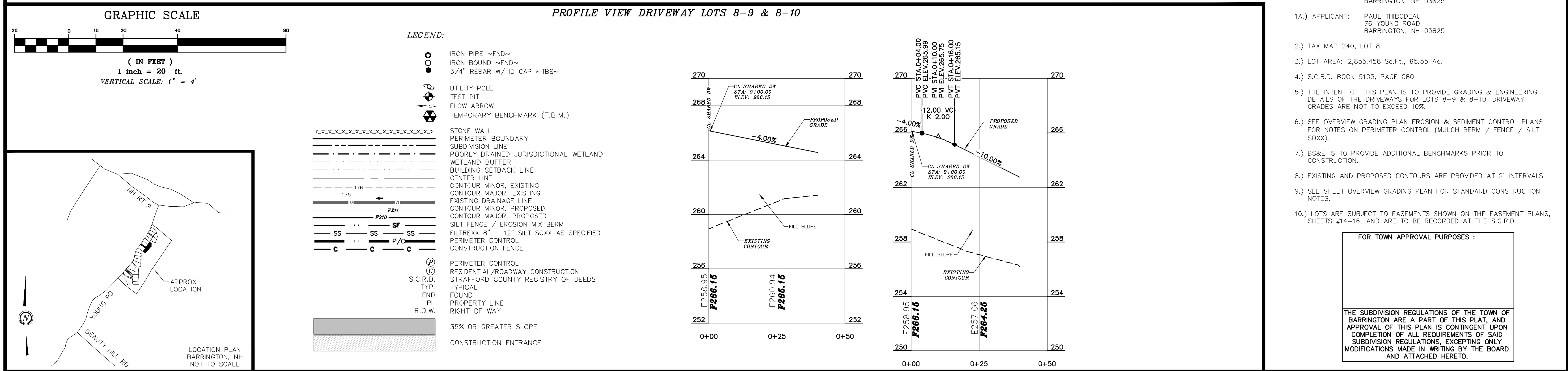
PLAN & PROFILE SHARED DRIVEWAY LOTS 8-9 & 8-10

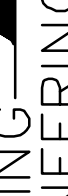
FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

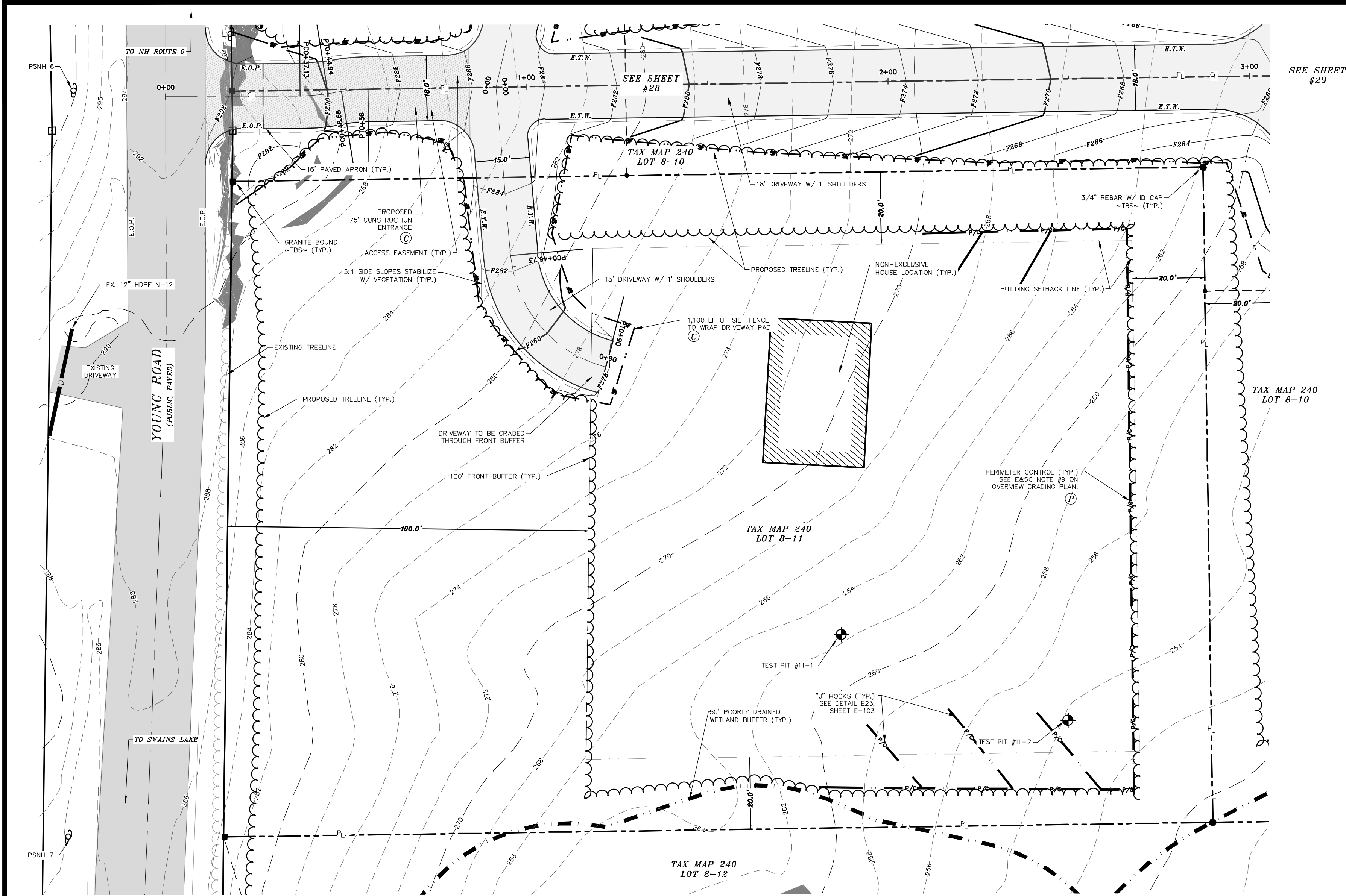
BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 20 FT.
DATE : FEBRUARY 15, 2023
FILE NO. : DB 2022 - 109

KENNETH A. BERRY
No. 14243
Professional Engineer

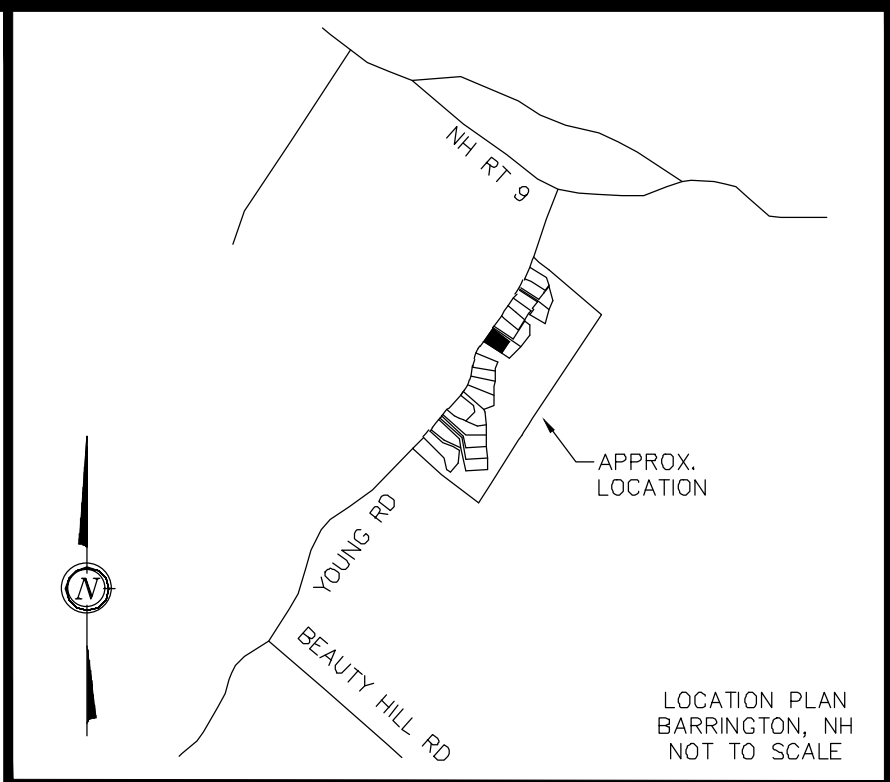
SHEET 28 OF 64



	BERRY SURVEYING & ENGINEERING 335 SECOND CROWN POINT ROAD BARRINGTON, NH 03825 (603) 332-2863	
	SCALE :	1 IN. EQUALS 20 FT.
	DATE :	FEBRUARY 15, 2023
	FILE NO. :	DB 2022 - 109

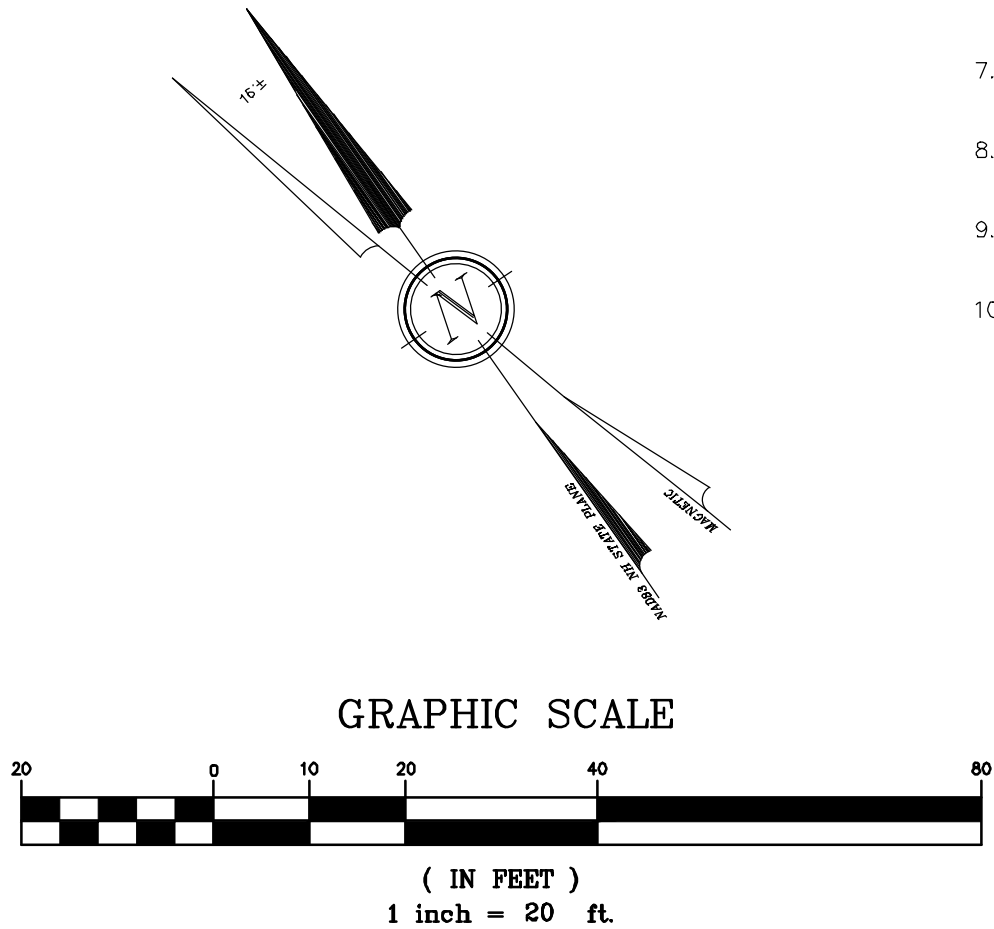


SEE SHEET
#29



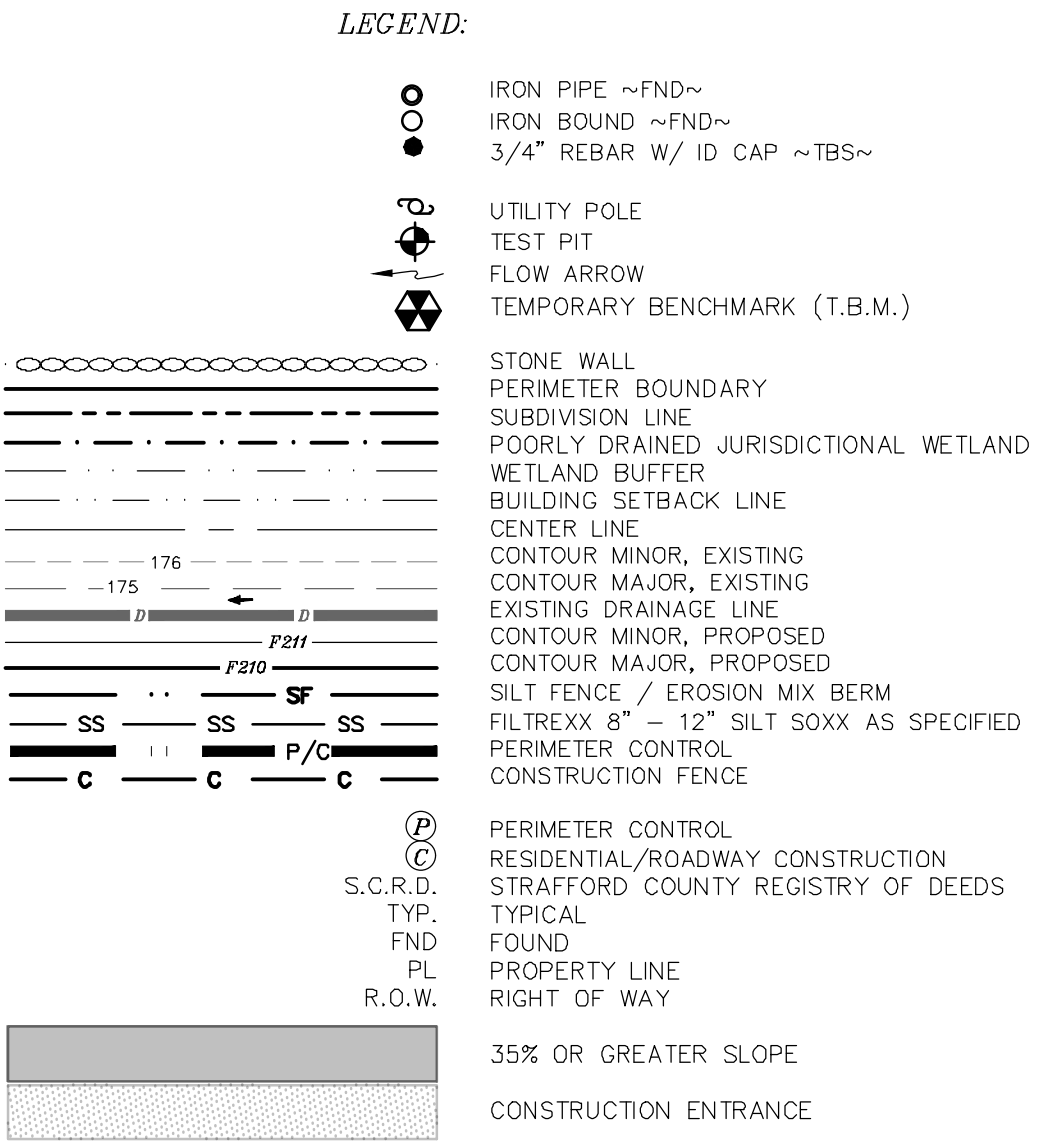
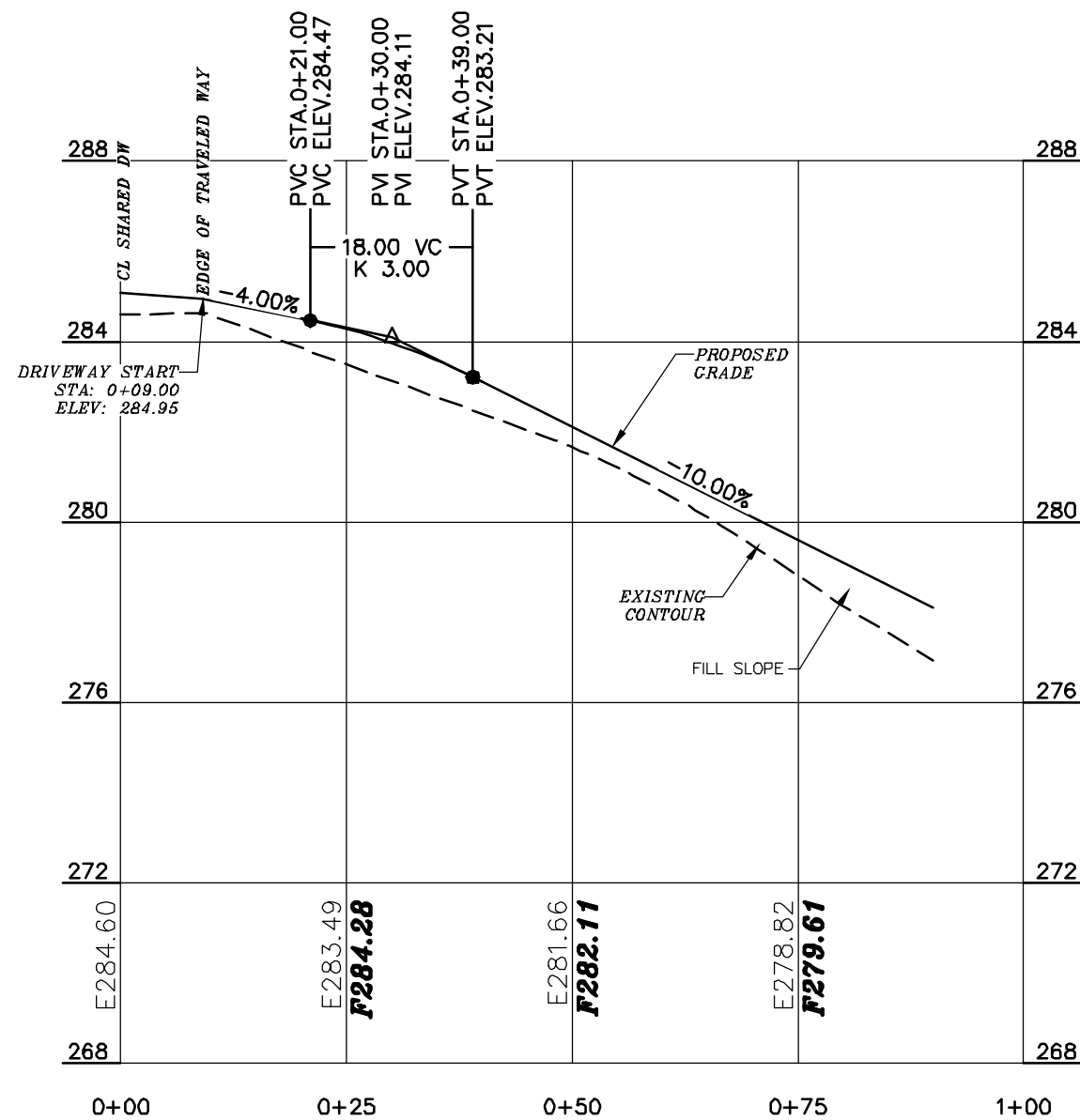
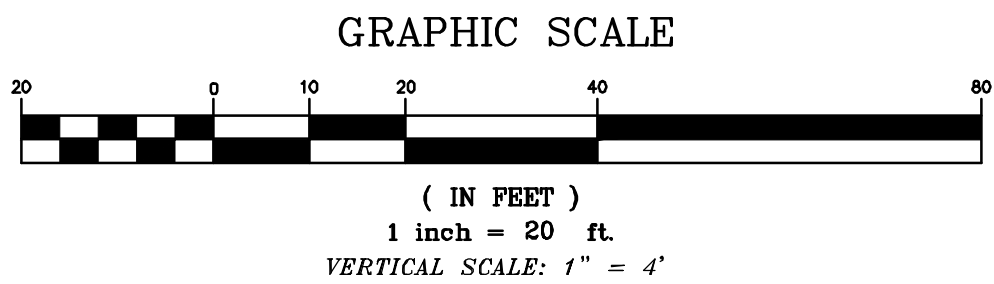
NOTES:

- 1.) OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
- 1A.) APPLICANT: PAUL THIBODEAU
76 YOUNG ROAD
BARRINGTON, NH 03825
- 2.) TAX MAP 240, LOT 8
- 3.) LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
- 4.) S.C.R.D. BOOK 5103, PAGE 080
- 5.) THE INTENT OF THIS PLAN IS TO PROVIDE GRADING & ENGINEERING DETAILS OF THE DRIVEWAY FOR LOT 8-11. DRIVEWAY GRADES ARE NOT TO EXCEED 10%.
- 6.) SEE OVERVIEW GRADING PLAN EROSION & SEDIMENT CONTROL PLANS FOR NOTES ON PERIMETER CONTROL (MULCH BERM / FENCE / SILT SOXX).
- 7.) BS&E IS TO PROVIDE ADDITIONAL BENCHMARKS PRIOR TO CONSTRUCTION.
- 8.) EXISTING AND PROPOSED CONTOURS ARE PROVIDED AT 2' INTERVALS.
- 9.) SEE SHEET OVERVIEW GRADING PLAN FOR STANDARD CONSTRUCTION NOTES.
- 10.) LOTS ARE SUBJECT TO EASEMENTS SHOWN ON THE EASEMENT PLANS, SHEETS #14-16, AND ARE TO BE RECORDED AT THE S.C.R.D.



PLAN VIEW DRIVEWAY LOT 8-11

PROFILE VIEW DRIVEWAY LOT 8-11



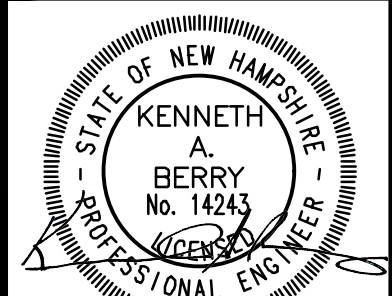
FOR TOWN APPROVAL PURPOSES :

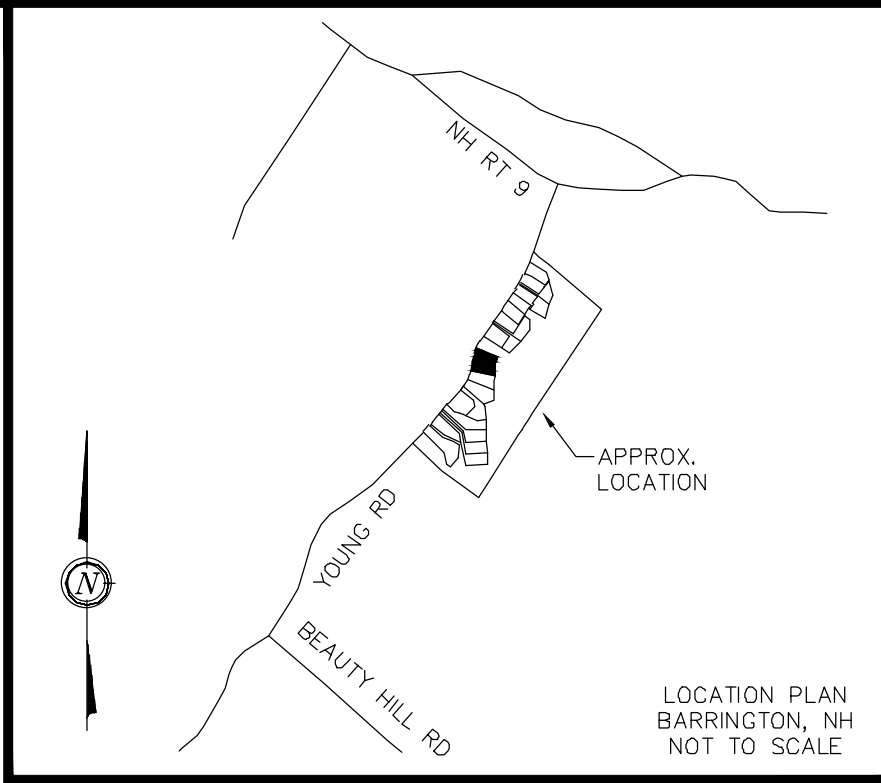
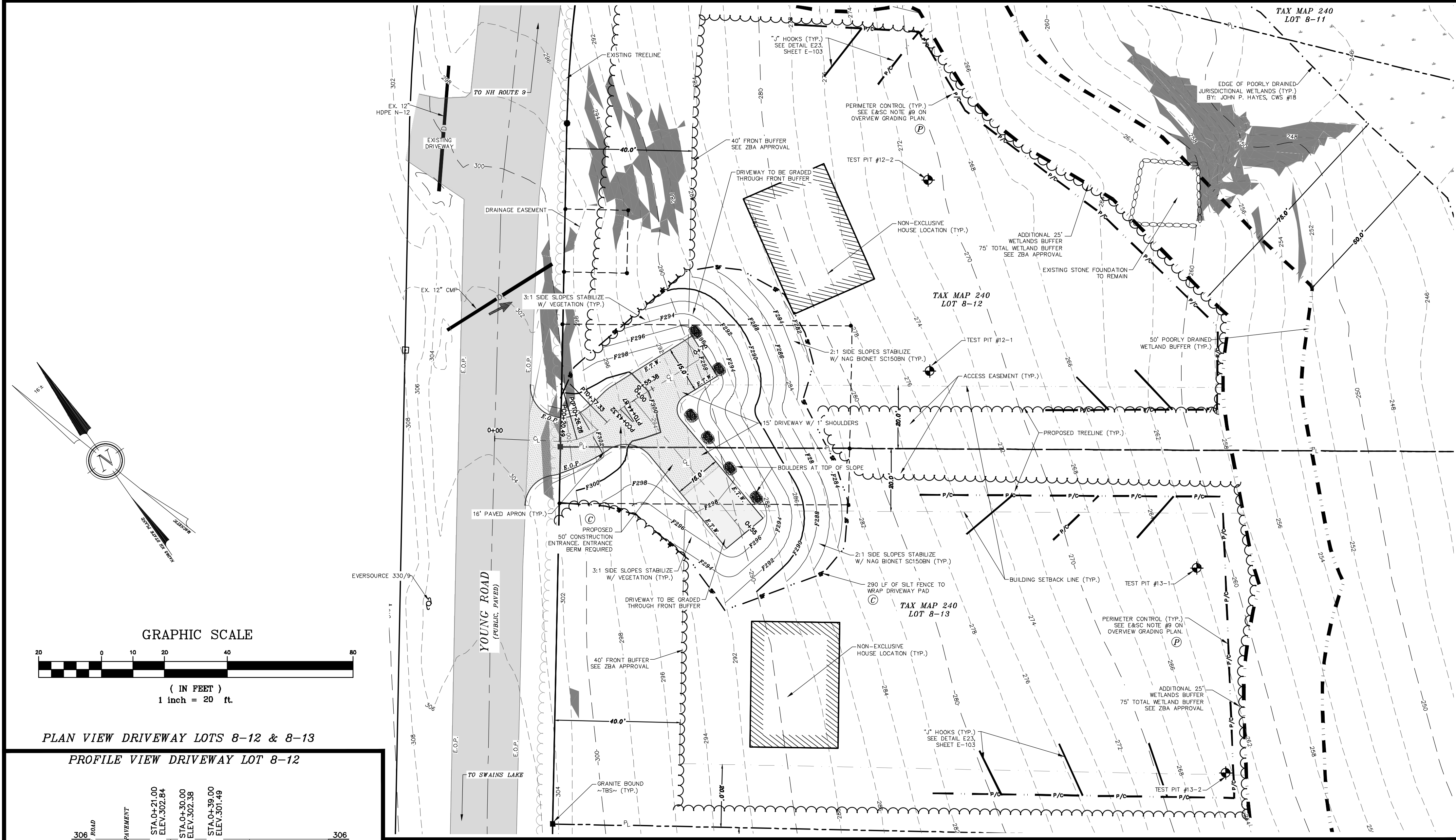
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PLAN & PROFILE DRIVEWAY LOT 8-11

FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

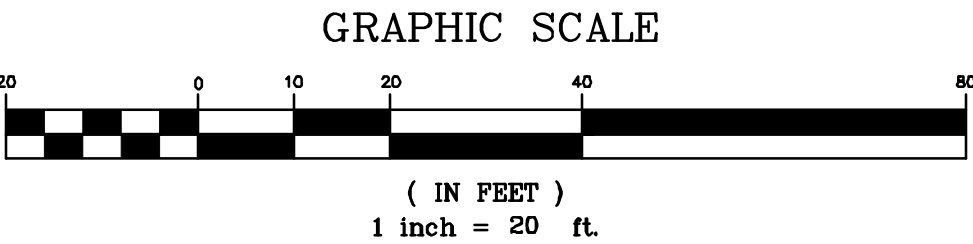
BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 20 FT.
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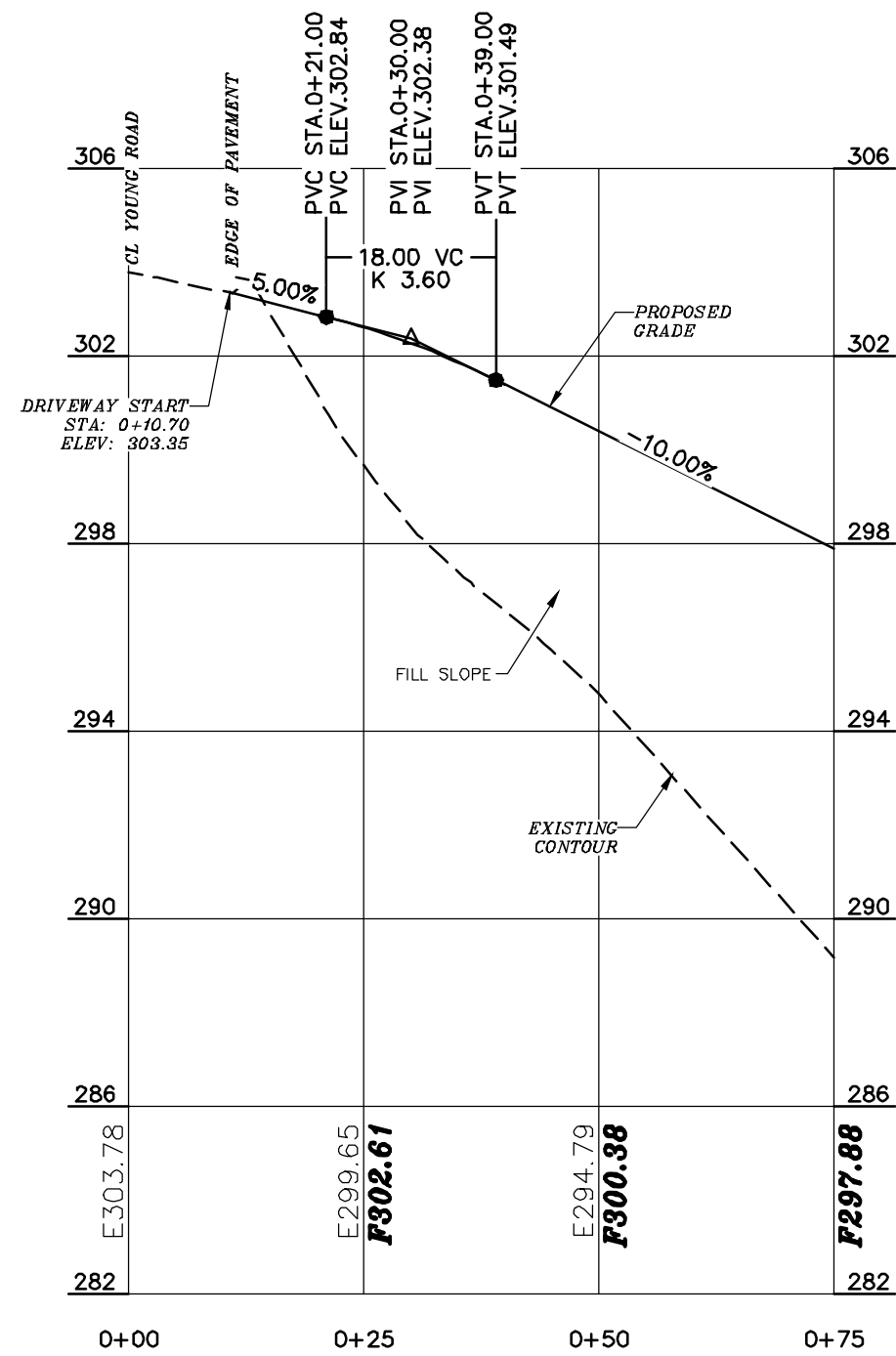


- NOTES:**
- OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
 - TAX MAP 240, LOT 8
 - LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
 - S.C.R.D. BOOK 5103, PAGE 080
 - THE INTENT OF THIS PLAN IS TO PROVIDE GRADING & ENGINEERING DETAILS OF THE DRIVEWAYS FOR LOTS 8-12 & 8-13. DRIVEWAY GRADES ARE NOT TO EXCEED 10%.
 - SEE OVERVIEW GRADING PLAN EROSION & SEDIMENT CONTROL PLANS FOR NOTES ON PERIMETER CONTROL (MULCH BERM / FENCE / SILT SOXX).
 - BS&E IS TO PROVIDE ADDITIONAL BENCHMARKS PRIOR TO CONSTRUCTION.
 - EXISTING AND PROPOSED CONTOURS ARE PROVIDED AT 2' INTERVALS.
 - SEE SHEET OVERVIEW GRADING PLAN FOR STANDARD CONSTRUCTION NOTES.
 - LOTS ARE SUBJECT TO EASEMENTS SHOWN ON THE EASEMENT PLANS, SHEETS #14-16, AND ARE TO BE RECORDED AT THE S.C.R.D.

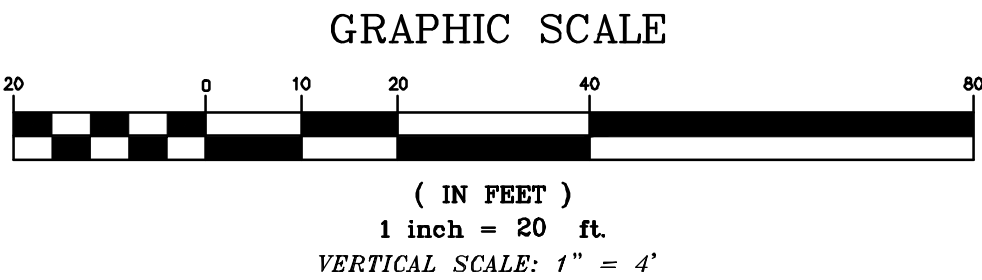
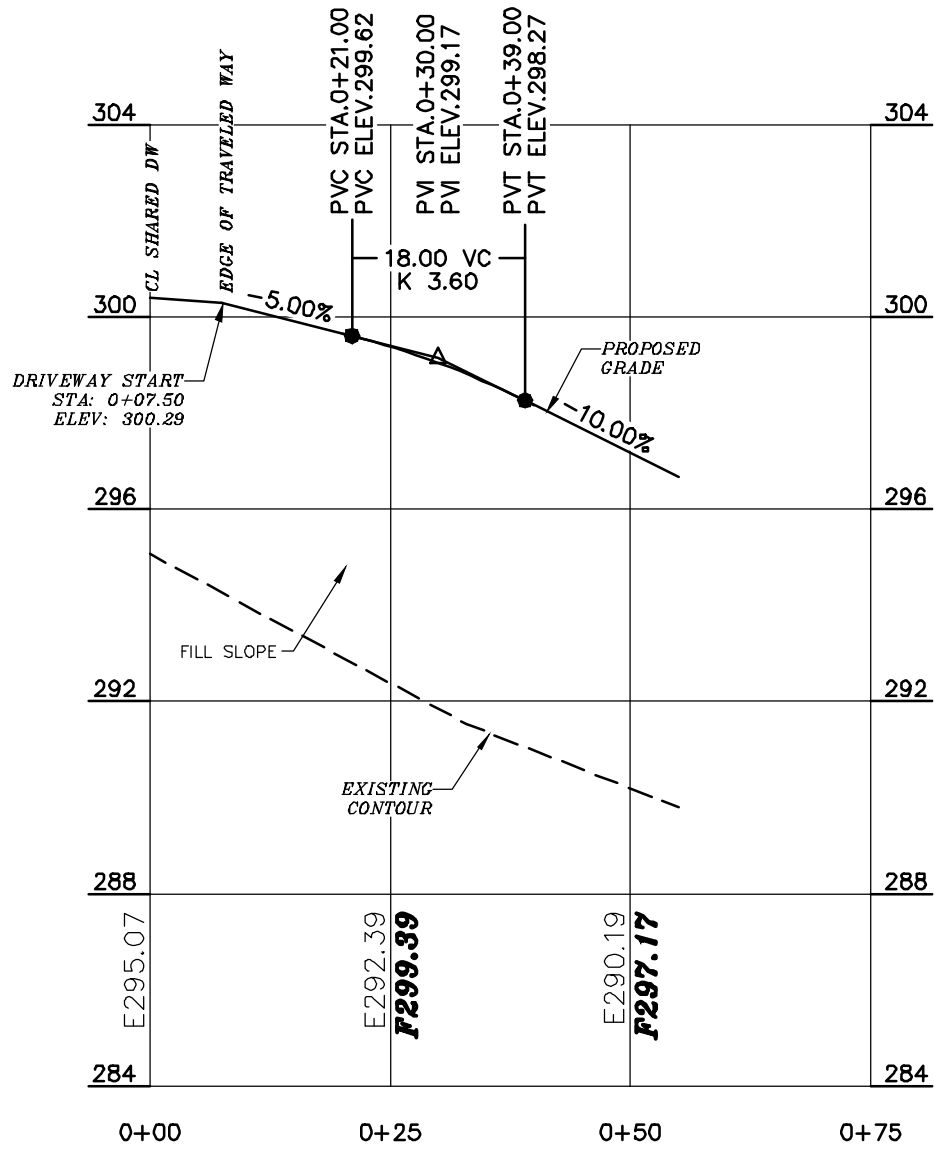
- LEGEND:**
- IRON PIPE ~FND~
 - IRON BOUND ~FND~
 - 3/4" REBAR W/ ID CAP ~TBS~
 - UTILITY POLE
 - TEST PIT
 - FLOW ARROW
 - TEMPORARY BENCHMARK (T.B.M.)
 - STONE WALL
 - PERIMETER BOUNDARY
 - SUBDIVISION LINE
 - POORLY DRAINED JURISDICTIONAL WETLAND
 - WETLAND BUFFER
 - BUILDING SETBACK LINE
 - CENTER LINE
 - CONTOUR MINOR, EXISTING
 - CONTOUR MAJOR, EXISTING
 - EXISTING DRAINAGE LINE
 - CONTOUR MINOR, PROPOSED
 - CONTOUR MAJOR, PROPOSED
 - SILT FENCE / EROSION MIX BERM
 - FILTEXX 8" - 12" SILT SOXX AS SPECIFIED
 - PERIMETER CONTROL
 - CONSTRUCTION FENCE
 - PERIMETER CONTROL
 - RESIDENTIAL/ROADWAY CONSTRUCTION
 - STRAFFORD COUNTY REGISTRY OF DEEDS
 - TYP.
 - FND
 - PL
 - RIGHT OF WAY
 - 35% OR GREATER SLOPE
 - CONSTRUCTION ENTRANCE



PLAN VIEW DRIVEWAY LOTS 8-12 & 8-13
PROFILE VIEW DRIVEWAY LOT 8-12



PROFILE VIEW DRIVEWAY LOT 8-13



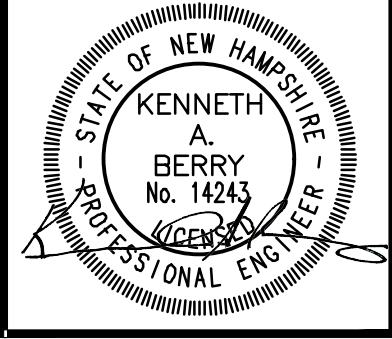
FOR TOWN APPROVAL PURPOSES :

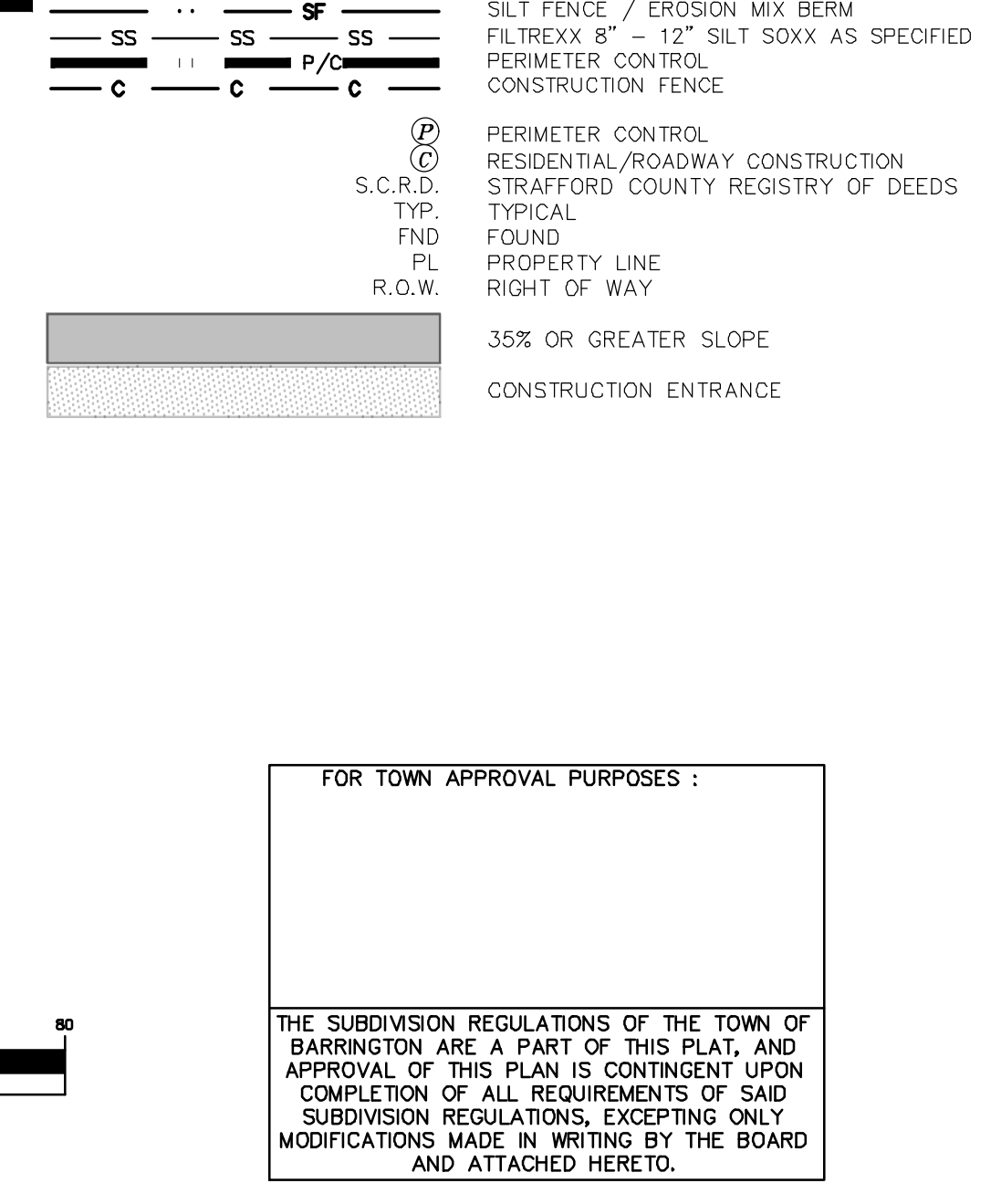
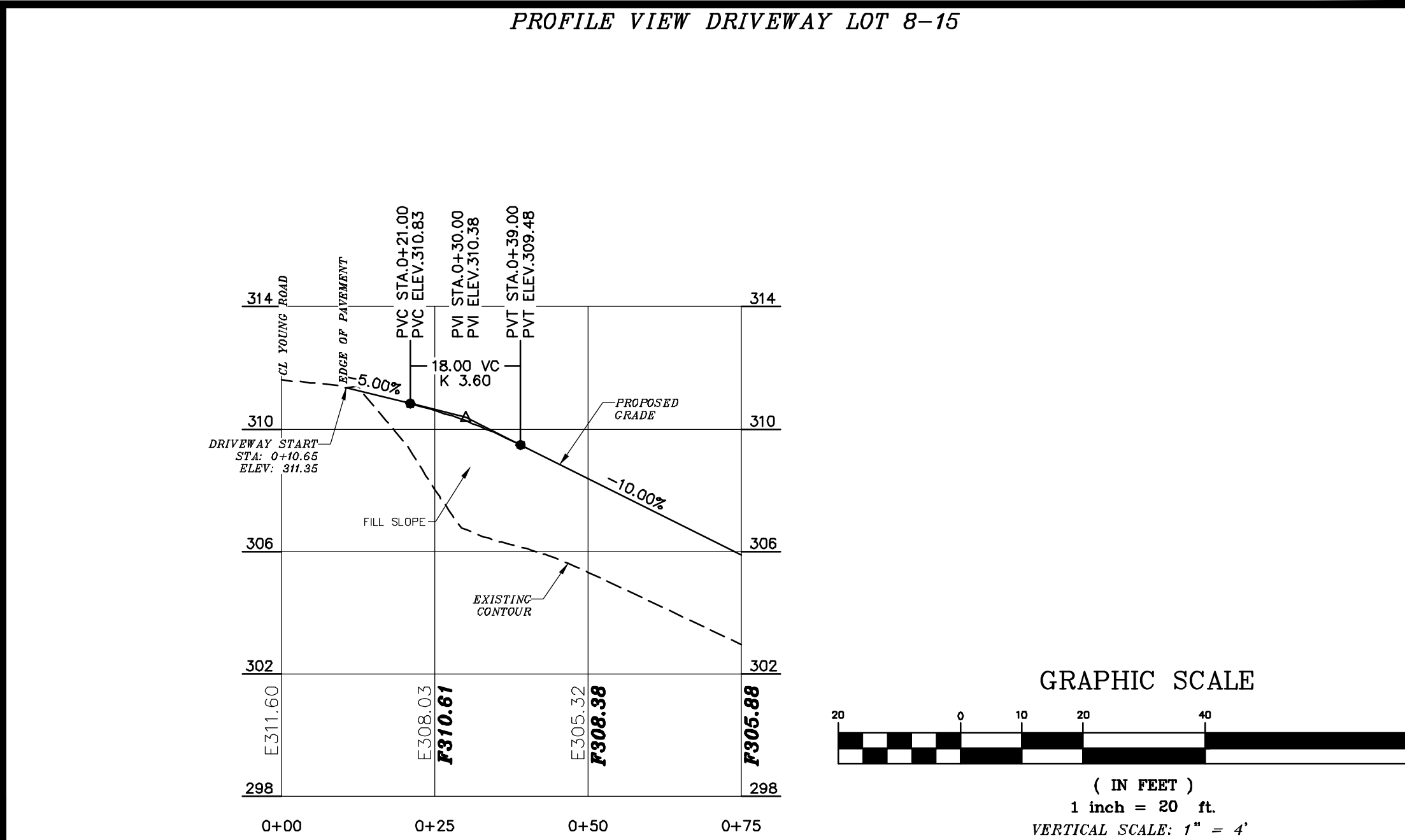
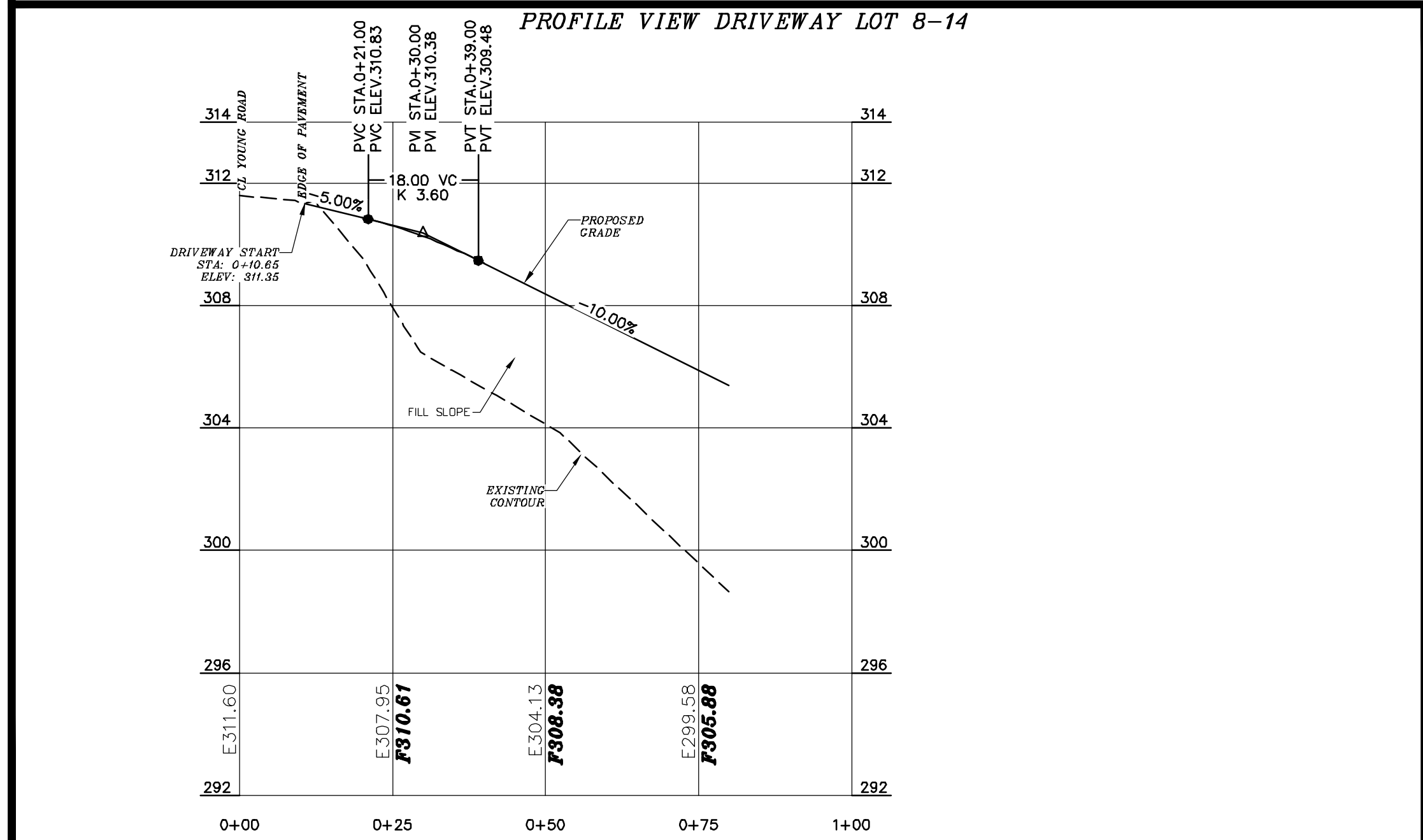
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PLAN & PROFILE DRIVEWAY LOTS 8-12 & 8-13

FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

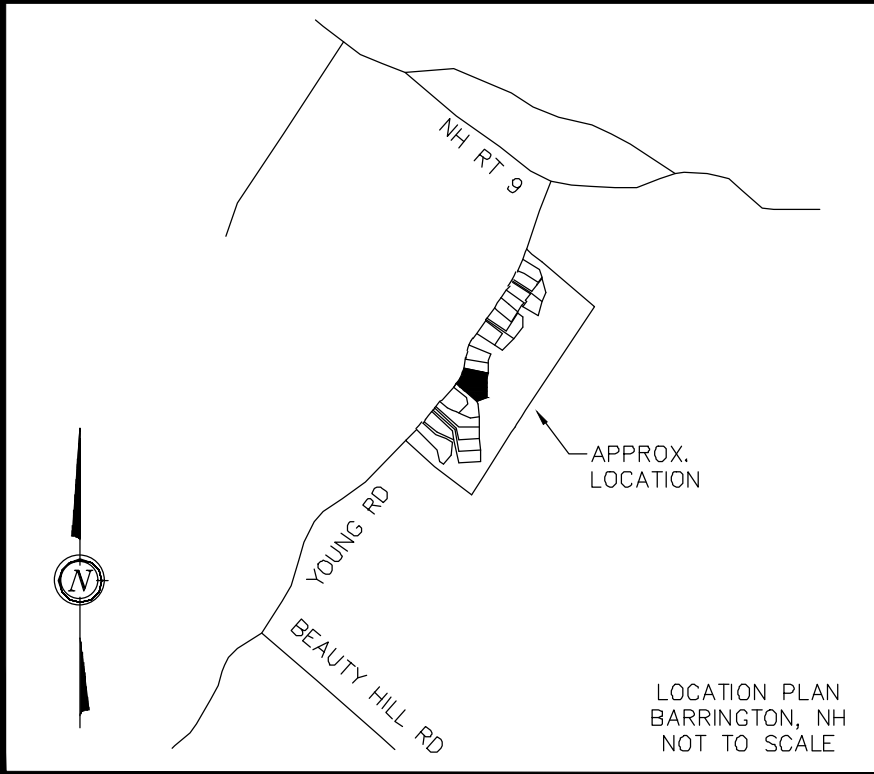
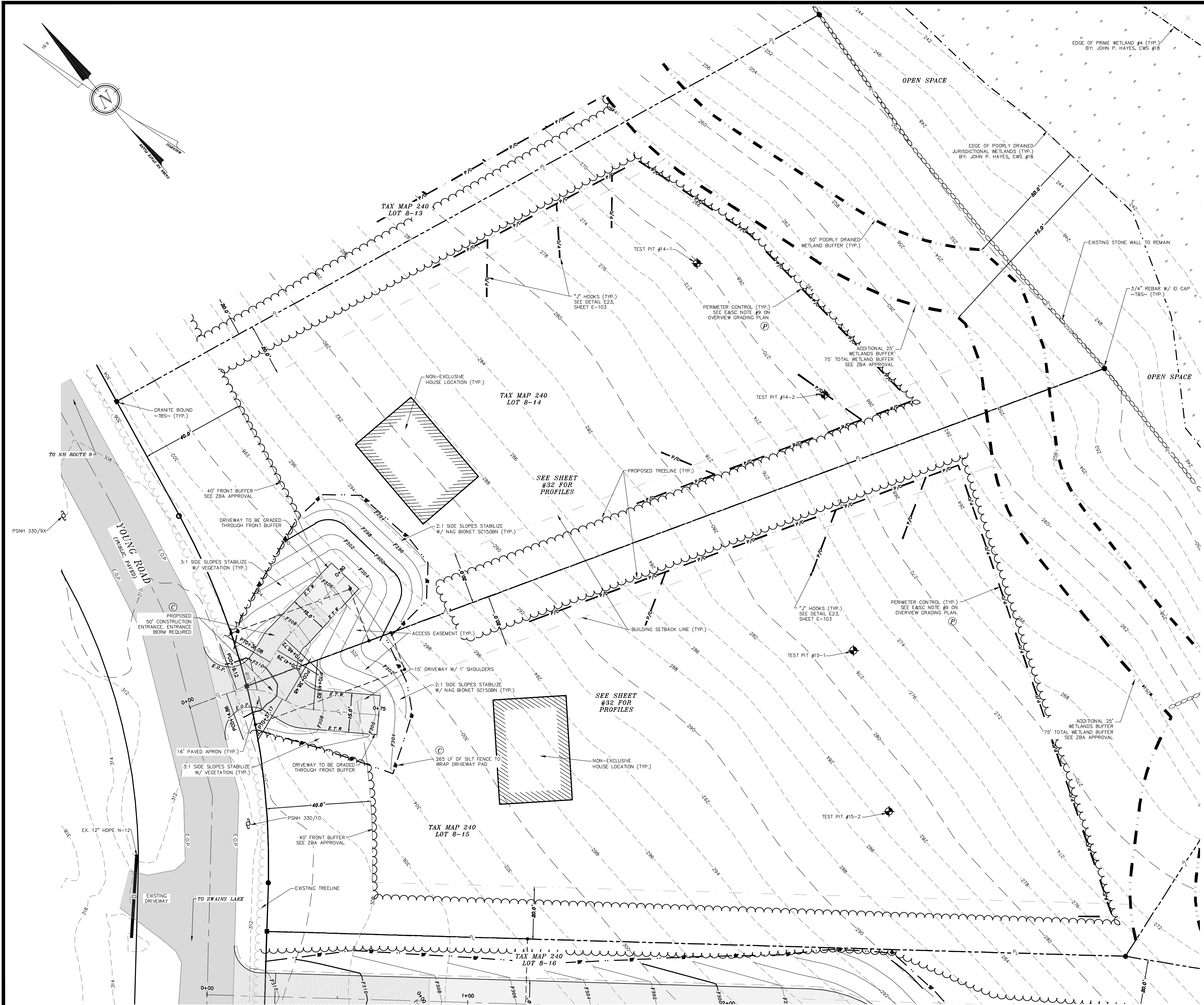
BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 20 FT.
DATE : FEBRUARY 15, 2023
FILE NO. : DB 2022 - 109





PLAN & PROFILE DRIVEWAY LOTS 8-14 & 8-15

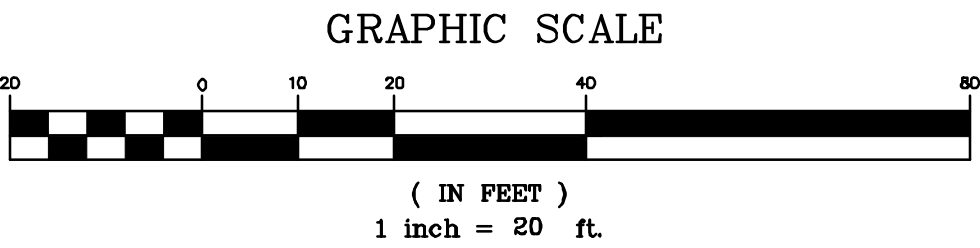
FOR
 PAUL THIBODEAU
 LAND OF
 YOUNG ROAD LLC
 YOUNG ROAD
 BARRINGTON, NH
TAX MAP 240, LOT 8



- NOTES:
- OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
 - TAX MAP 240, LOT 8
 - LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
 - S.C.R.D. BOOK 5103, PAGE 080
 - THE INTENT OF THIS PLAN IS TO PROVIDE GRADING & ENGINEERING DETAILS OF LOTS 8-14 & 8-15. DRIVEWAY GRADES ARE NOT TO EXCEED 10%.
 - SEE OVERVIEW GRADING PLAN EROSION & SEDIMENT CONTROL PLANS FOR NOTES ON PERIMETER CONTROL (MULCH BERM / FENCE / SILT SOXX).
 - BS&E IS TO PROVIDE ADDITIONAL BENCHMARKS PRIOR TO CONSTRUCTION.
 - EXISTING AND PROPOSED CONTOURS ARE PROVIDED AT 2' INTERVALS.
 - SEE SHEET OVERVIEW GRADING PLAN FOR STANDARD CONSTRUCTION NOTES.
 - LOTS ARE SUBJECT TO EASEMENTS SHOWN ON THE EASEMENT PLANS, SHEETS #14-16, AND ARE TO BE RECORDED AT THE S.C.R.D.

LEGEND:

- IRON PIPE ~FND~
- IRON BOUND ~FND~
- 3/4" REBAR W/ ID CAP ~TBS~
- UTILITY POLE
- TEST PIT
- FLOW ARROW
- TEMPORARY BENCHMARK (T.B.M.)
- STONE WALL
- PERIMETER BOUNDARY
- SUBDIVISION LINE
- POORLY DRAINED JURISDICTIONAL WETLAND
- WETLAND BUFFER
- BUILDING SETBACK LINE
- CENTER LINE
- CONTOUR MINOR, EXISTING
- CONTOUR MAJOR, EXISTING
- EXISTING DRAINAGE LINE
- CONTOUR MINOR, PROPOSED
- CONTOUR MAJOR, PROPOSED
- SILT FENCE / EROSION MIX BERM
- FILTREXX 8" - 12" SILT SOXX AS SPECIFIED
- PERIMETER CONTROL
- CONSTRUCTION FENCE
- PERIMETER CONTROL
- RESIDENTIAL/ROADWAY CONSTRUCTION
- S.C.R.D.
- TYP.
- FND
- PL
- R.O.W.
- RIGHT OF WAY
- 35% OR GREATER SLOPE
- CONSTRUCTION ENTRANCE



FOR TOWN APPROVAL PURPOSES :

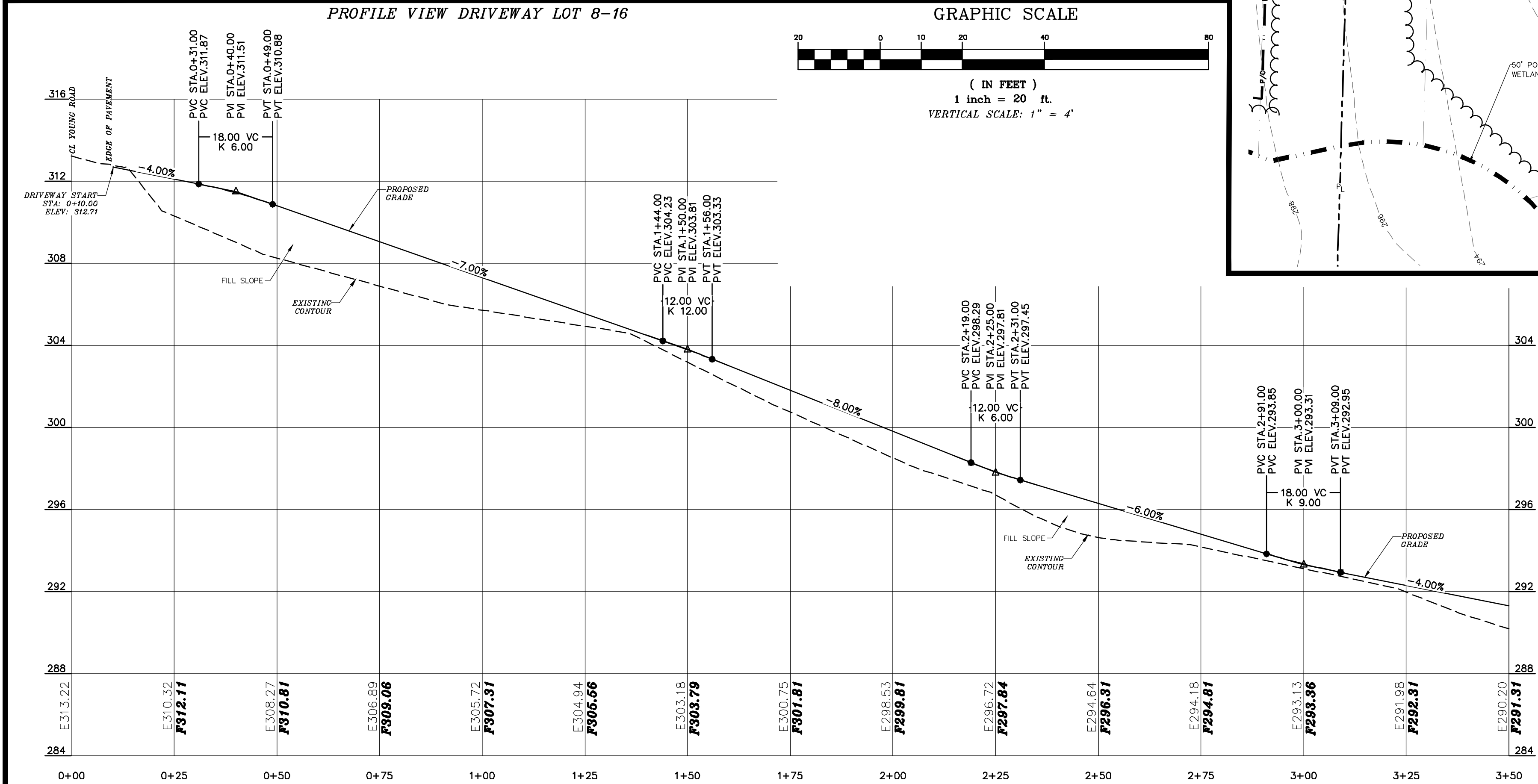
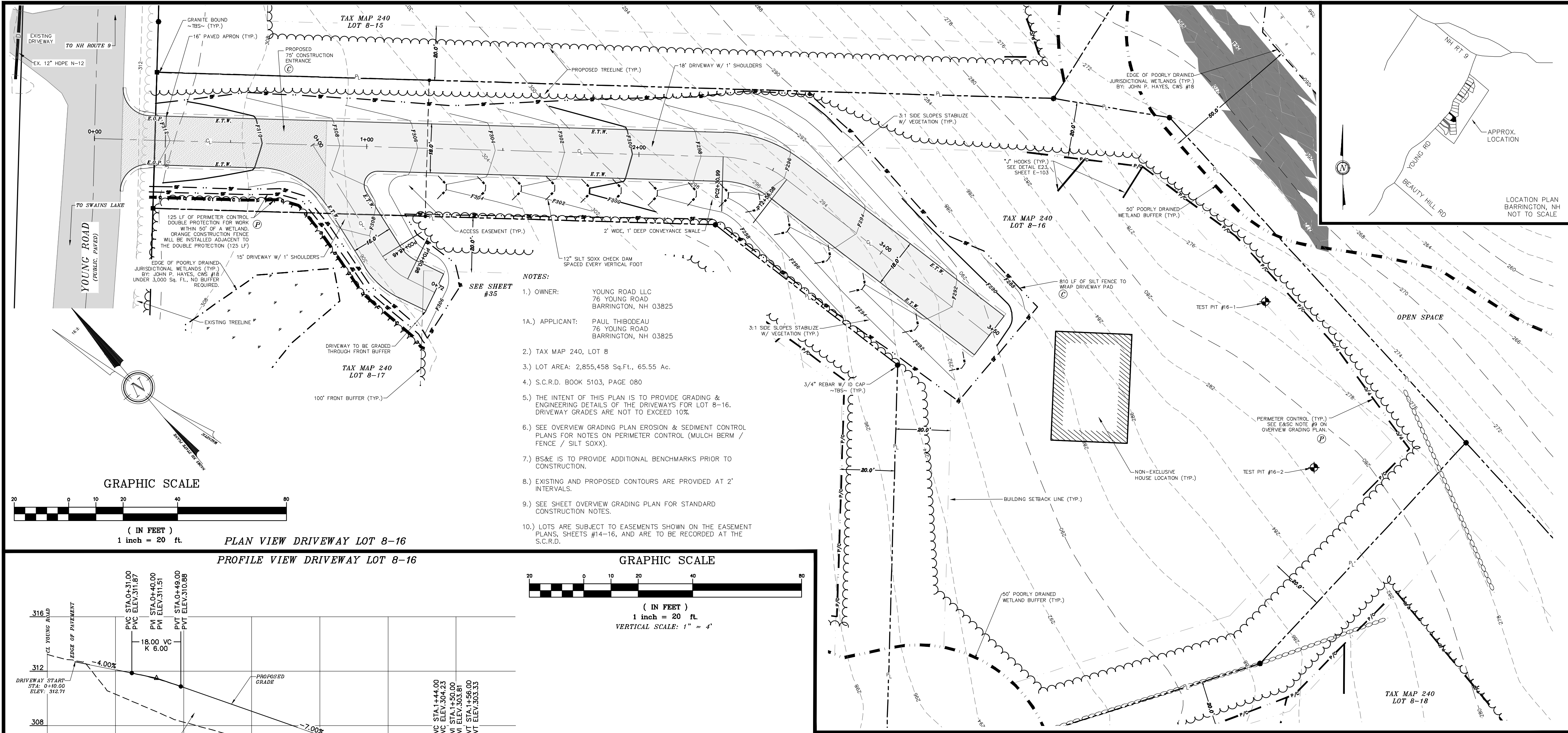
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REVISED PER CMA ENGINEERS REVIEW		SIGHT DISTANCE PLAN REVISIONS		MINOR REVISIONS TO LAYOUT	
12-21-23		8-21-23		3-20-23	
#3		#2		#1	
REVISION		DATE		DESCRIPTION	

LOTS 8-14 & 8-15
FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 20 FT.
DATE : FEBRUARY 15, 2023
FILE NO. : DB 2022 - 109

KENNETH A. BERRY
No. 14243
PROFESSIONAL ENGINEER



LEGEND:

- IRON PIPE ~FND~
- IRON BOUND ~FND~
- 3/4" REBAR W/ ID CAP ~TBS~
- UTILITY POLE
- TEST PIT
- FLOW ARROW
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- SILT FENCE / EROSION MIX BERM
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- STRAFFORD COUNTY REGISTRY OF DEEDS
- TYP.
- FND
- PL
- R.O.W.
- 35% OR GREATER SLOPE
- CONSTRUCTION ENTRANCE

FOR TOWN APPROVAL PURPOSES :

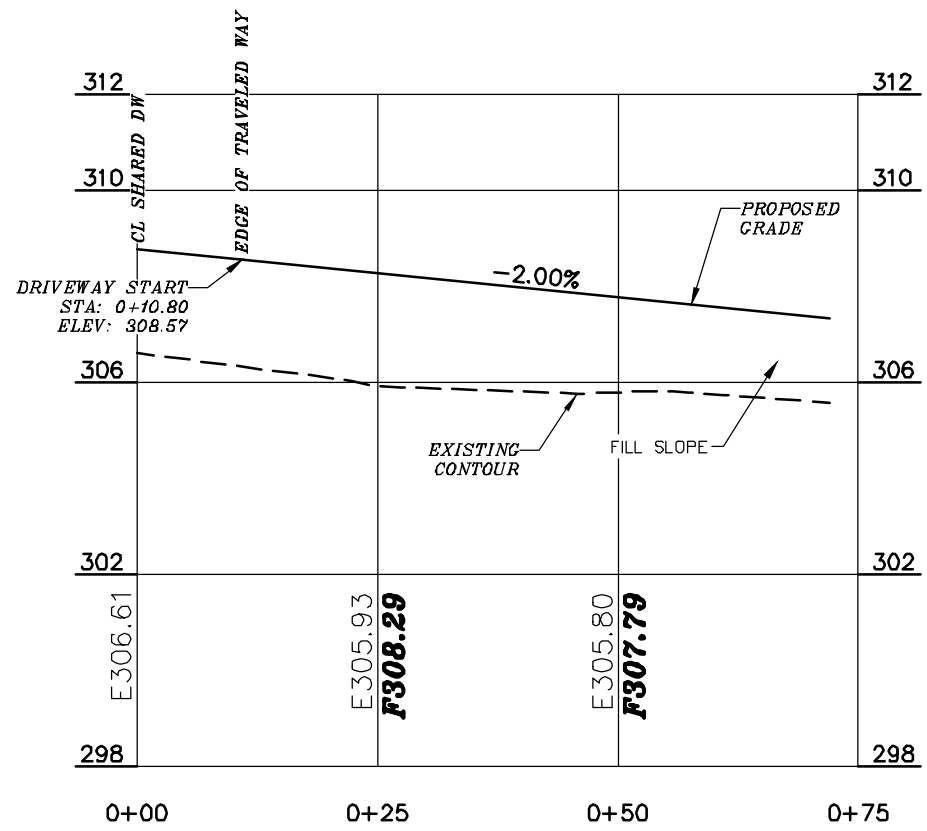
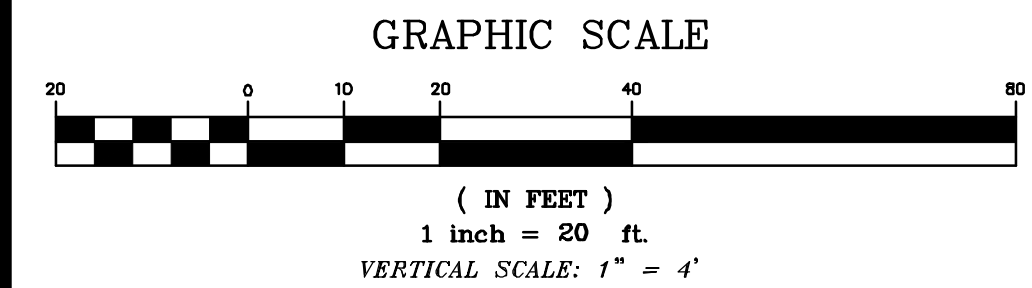
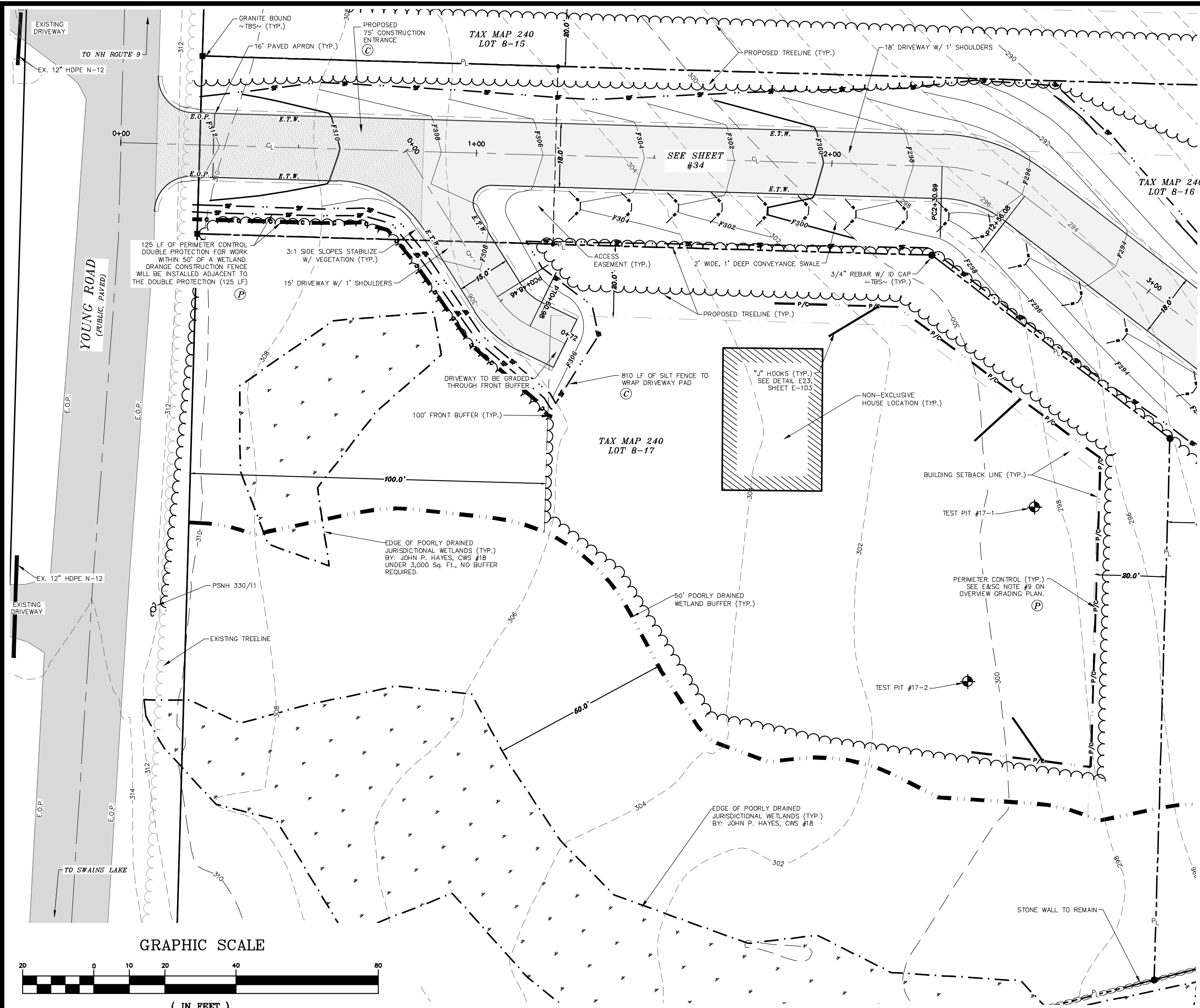
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#3	12-21-23	REVISED PER CMA ENGINEERS REVIEW SIGHT DISTANCE PLAN REVISIONS MINOR REVISIONS TO LAYOUT
#2	8-21-23	
#1	3-20-23	
REVISION	DATE	DESCRIPTION

FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

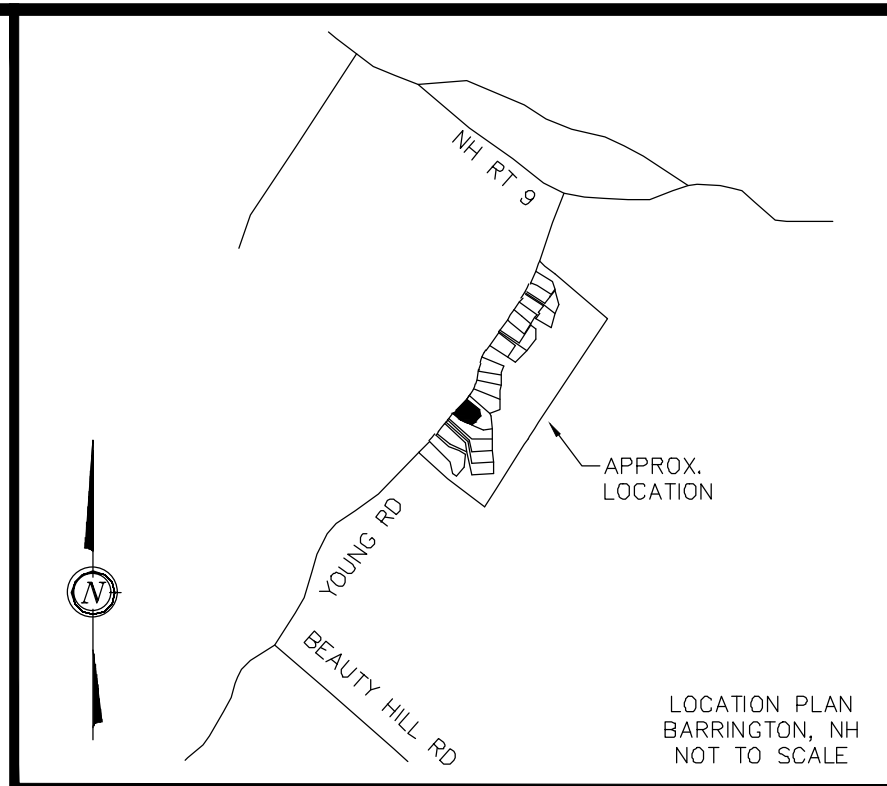
BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 20 FT.
DATE : FEBRUARY 15, 2023
FILE NO. : DB 2022 - 109

KENNETH A. BERRY
No. 14243
PROFESSIONAL ENGINEER



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 - IRON BOUND ~FND~
 - 3/4" REBAR W/ ID CAP ~TBS~
 - UTILITY POLE
 - TEST PIT
 - FLOW ARROW
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 - STONE WALL
 - PERIMETER BOUNDARY
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 - BUILDING SETBACK LINE
 - CENTER LINE
 - CONTOUR MINOR, EXISTING
 - CONTOUR MAJOR, EXISTING
 - EXISTING DRAINAGE LINE
 - CONTOUR MINOR, PROPOSED
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 - PERIMETER CONTROL
 - RESIDENTIAL/ROADWAY CONSTRUCTION
 - STRAFFORD COUNTY REGISTRY OF DEEDS
 - TYP.
 - FND
 - PL
 - R.O.W.
 - RIGHT OF WAY
 - 35% OR GREATER SLOPE
 - CONSTRUCTION ENTRANCE

- NOTES:**
- OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
 - APPLICANT: PAUL THIBODEAU
76 YOUNG ROAD
BARRINGTON, NH 03825
 - TAX MAP 240, LOT 8
 - LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
 - S.C.R.D. BOOK 5103, PAGE 080
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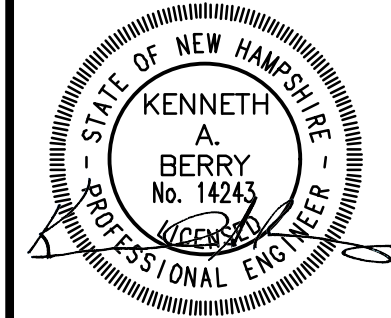


- LOCATION PLAN**
BARRINGTON, NH
NOT TO SCALE

PLAN & PROFILE DRIVEWAY LOT 8-17

FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 20 FT.
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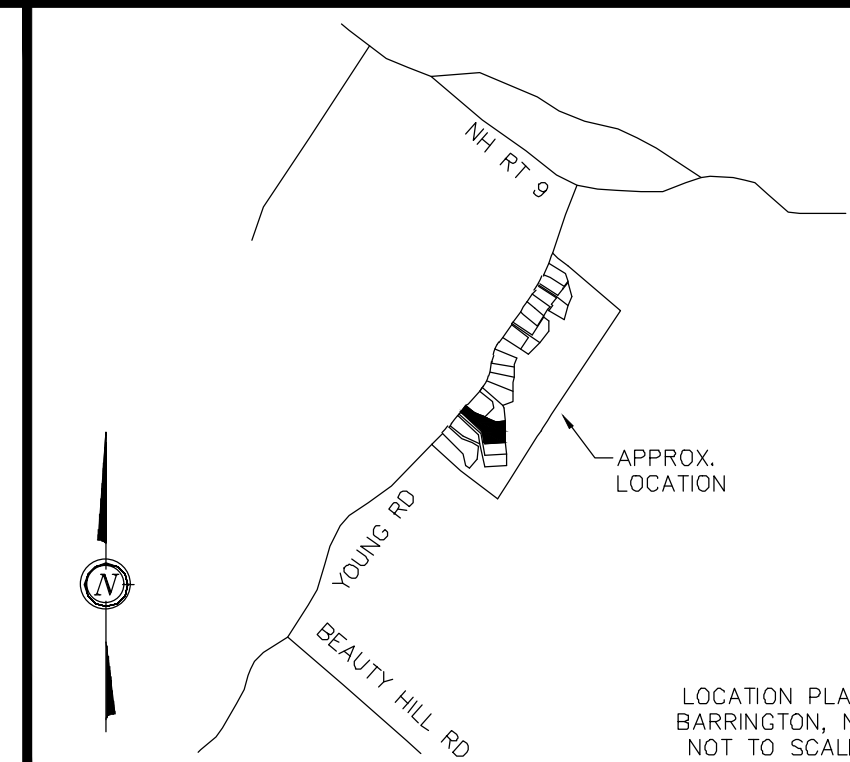


FOR TOWN APPROVAL PURPOSES :

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#1	3-20-23	MINOR REVISIONS TO LAYOUT

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LOTS 8-18 & 8-19

FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT

**BARRINGTON, NH
TAX MAP 240, LOT 8**

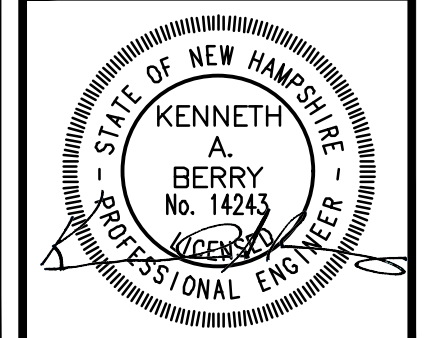
BERRY SURVEYING & ENGINEERING
775 SECOND CROWN POINT ROAD

333 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863

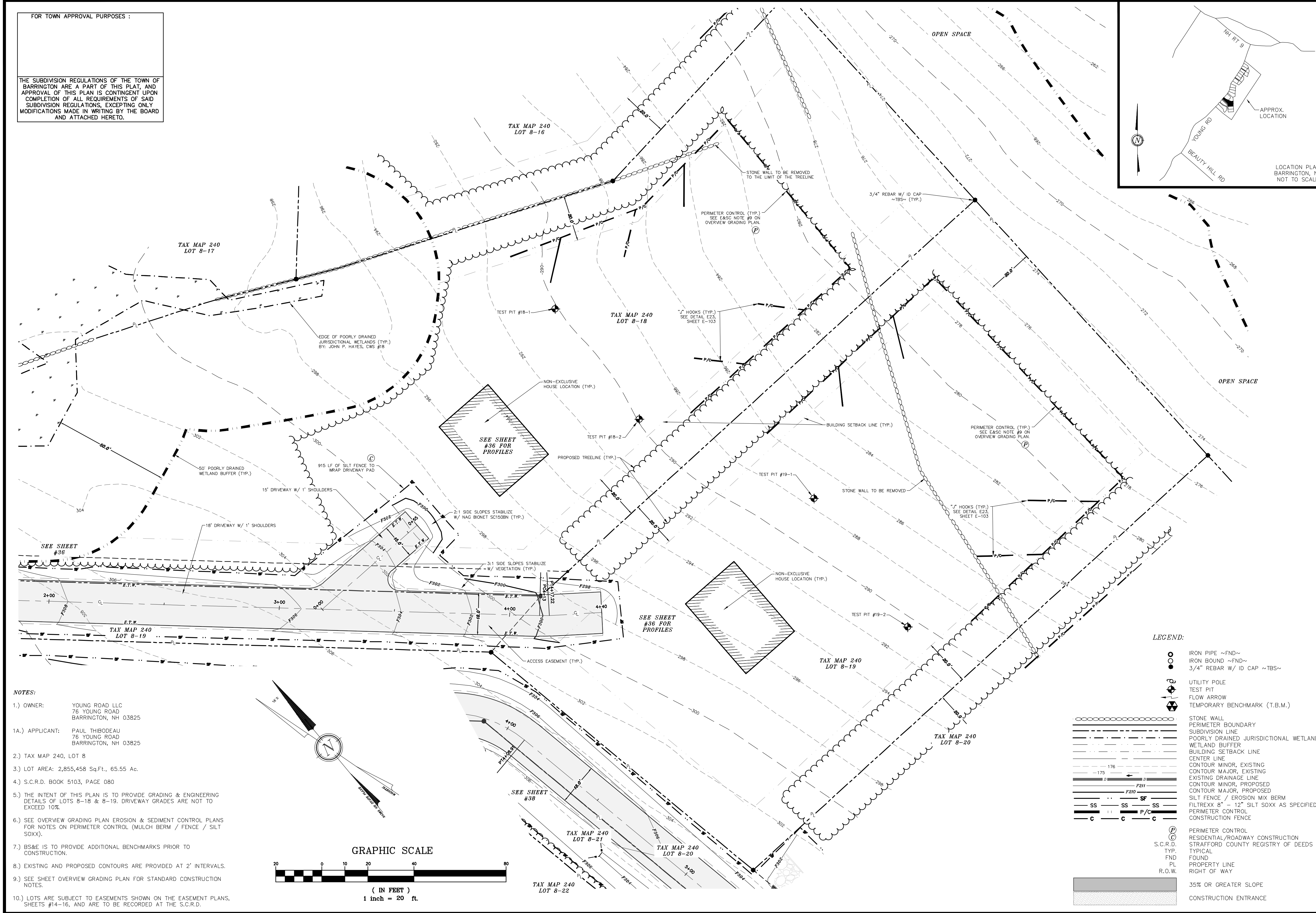
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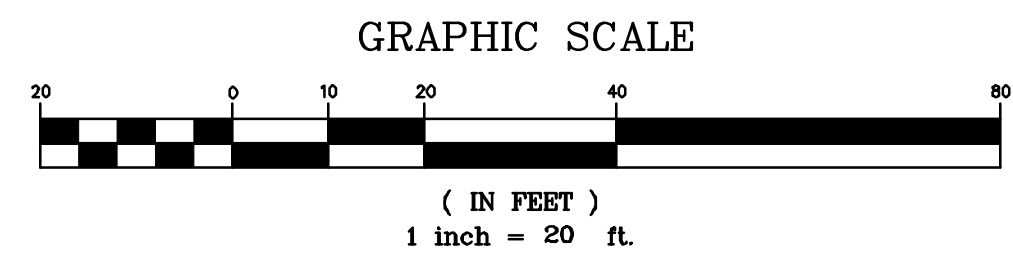


SHEET 37 OF 64






























NOTES:

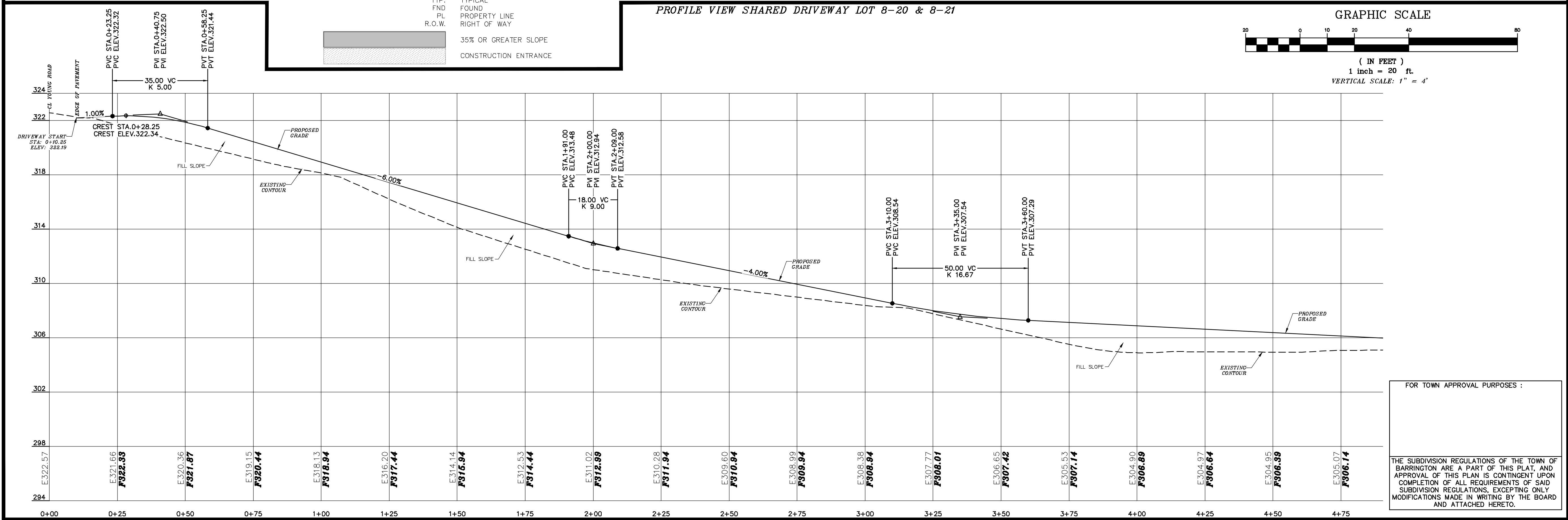
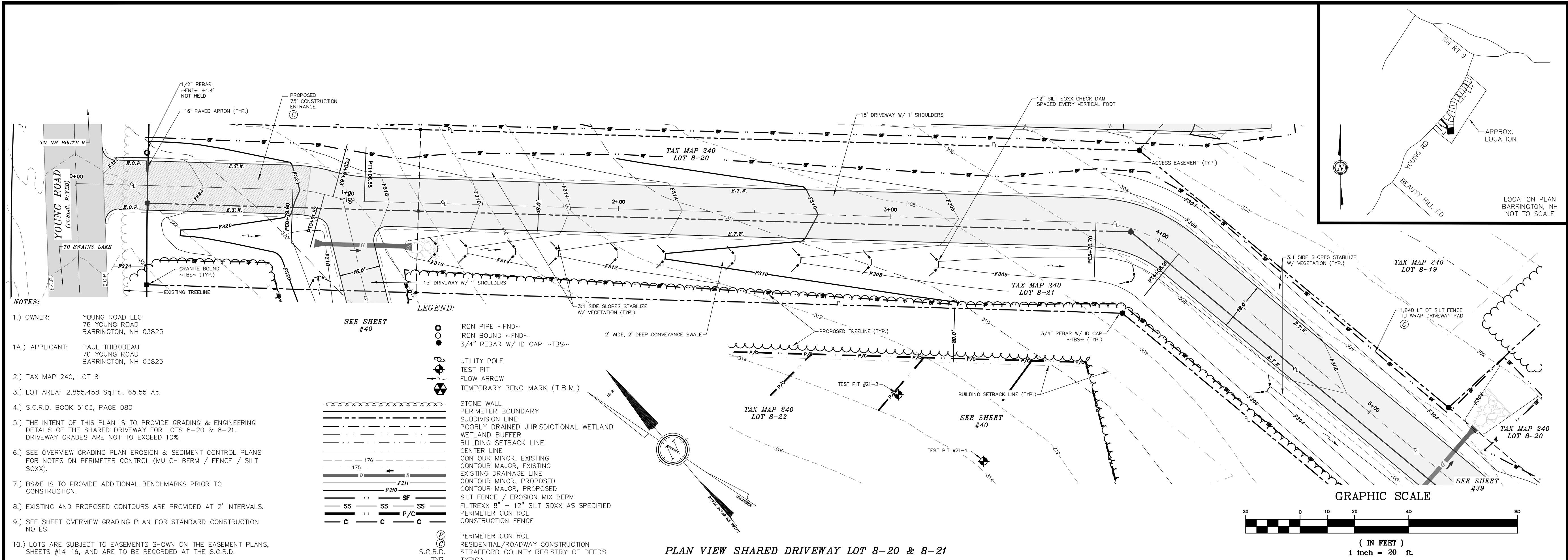
- 1.) OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
- 1A.) APPLICANT: PAUL THIBODEAU
76 YOUNG ROAD
BARRINGTON, NH 03825
- 2.) TAX MAP 240, LOT 8
- 3.) LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
- 4.) S.C.R.D. BOOK 5103, PAGE 080
- 5.) THE INTENT OF THIS PLAN IS TO PROVIDE GRADING & ENGINEERING DETAILS OF LOTS 8-18 & 8-19. DRIVEWAY GRADES ARE NOT TO EXCEED 10%.
- 6.) SEE OVERVIEW GRADING PLAN EROSION & SEDIMENT CONTROL PLANS FOR NOTES ON PERIMETER CONTROL (MULCH BERM / FENCE / SILT SOXX).
- 7.) BS&E IS TO PROVIDE ADDITIONAL BENCHMARKS PRIOR TO CONSTRUCTION.
- 8.) EXISTING AND PROPOSED CONTOURS ARE PROVIDED AT 2' INTERVALS.
- 9.) SEE SHEET OVERVIEW GRADING PLAN FOR STANDARD CONSTRUCTION NOTES.
- 10.) LOTS ARE SUBJECT TO EASEMENTS SHOWN ON THE EASEMENT PLANS SHEETS #14-16, AND ARE TO BE RECORDED AT THE S.C.R.D.



LEGEND:

	IRON PIPE ~FND~
	IRON BOUND ~FND~
	3/4" REBAR W/ ID CAP ~TBS~
	UTILITY POLE
	TEST PIT
	FLOW ARROW
	TEMPORARY BARRIER (T.B.M.)
	STONE WALL
	PERIMETER BOUNDARY
	SUBDIVISION LINE
	POORLY DRAINED JURISDICTIONAL WETLAND
	WETLAND BUFFER
	BUILDING SETBACK LINE
	CENTER LINE
	CONTOUR MINOR, EXISTING
	CONTOUR MAJOR, EXISTING
	EXISTING DRAINAGE LINE
	CONTOUR MINOR, PROPOSED
	CONTOUR MAJOR, PROPOSED
	SILT FENCE / EROSION MIX BERM
	FILTREX 8" - 12" SILT SOXX AS SPECIFIED
	PERIMETER CONTROL
	CONSTRUCTION FENCE
	PERIMETER CONTROL
	RESIDENTIAL/ROADWAY CONSTRUCTION
S.C.R.D.	STRAFFORD COUNTY REGISTRY OF DEEDS
TYP.	TYPICAL
FND	FOUND
PL	PROPERTY LINE
R.O.W.	RIGHT OF WAY
	35% OR GREATER SLOPE
	CONSTRUCTION ENTRANCE

NOT FOR CONSTRUCTION

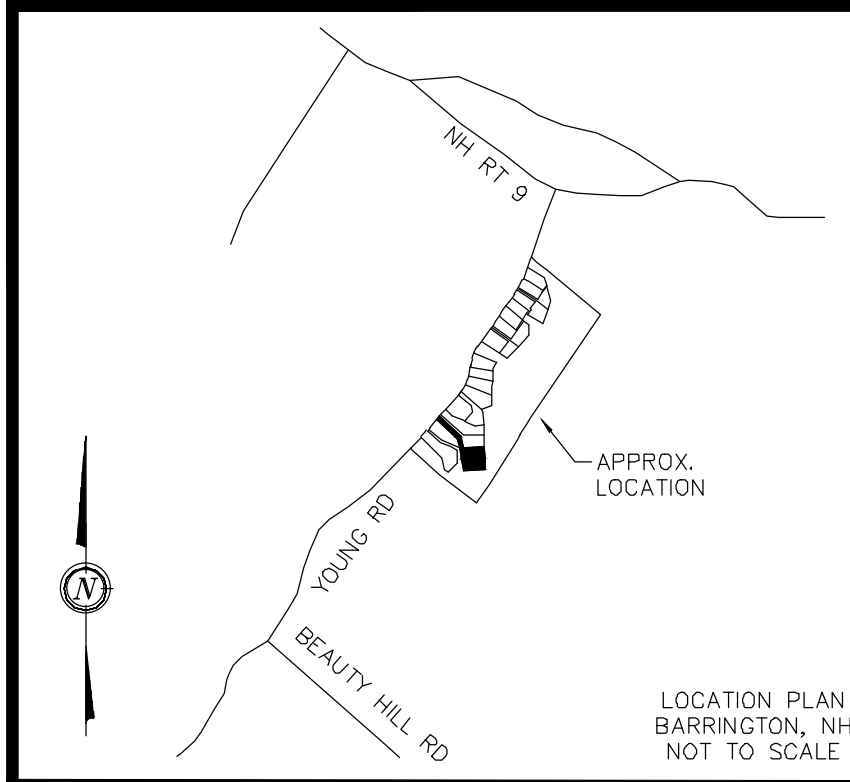


REVISION	DATE	DESCRIPTION
#3	12-21-23	REVISED PER CMA ENGINEERS REVIEW
#2	8-21-23	SIGHT DISTANCE PLAN REVISIONS
#1	3-20-23	MINOR REVISIONS TO LAYOUT

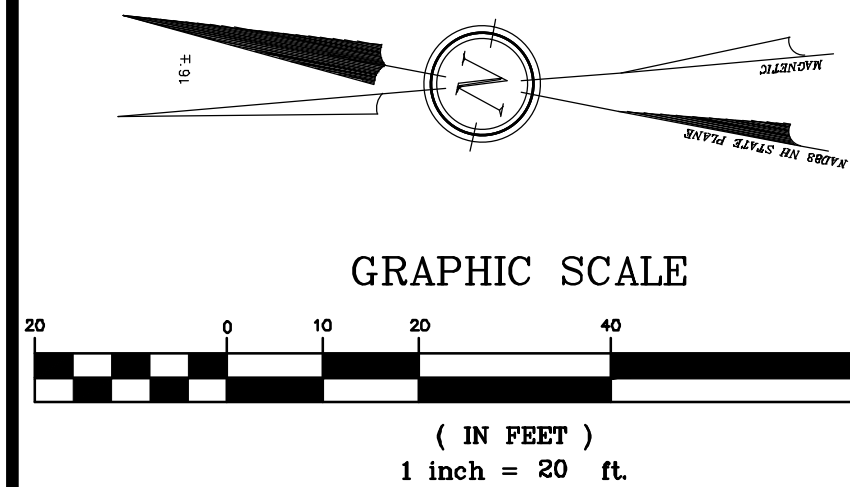
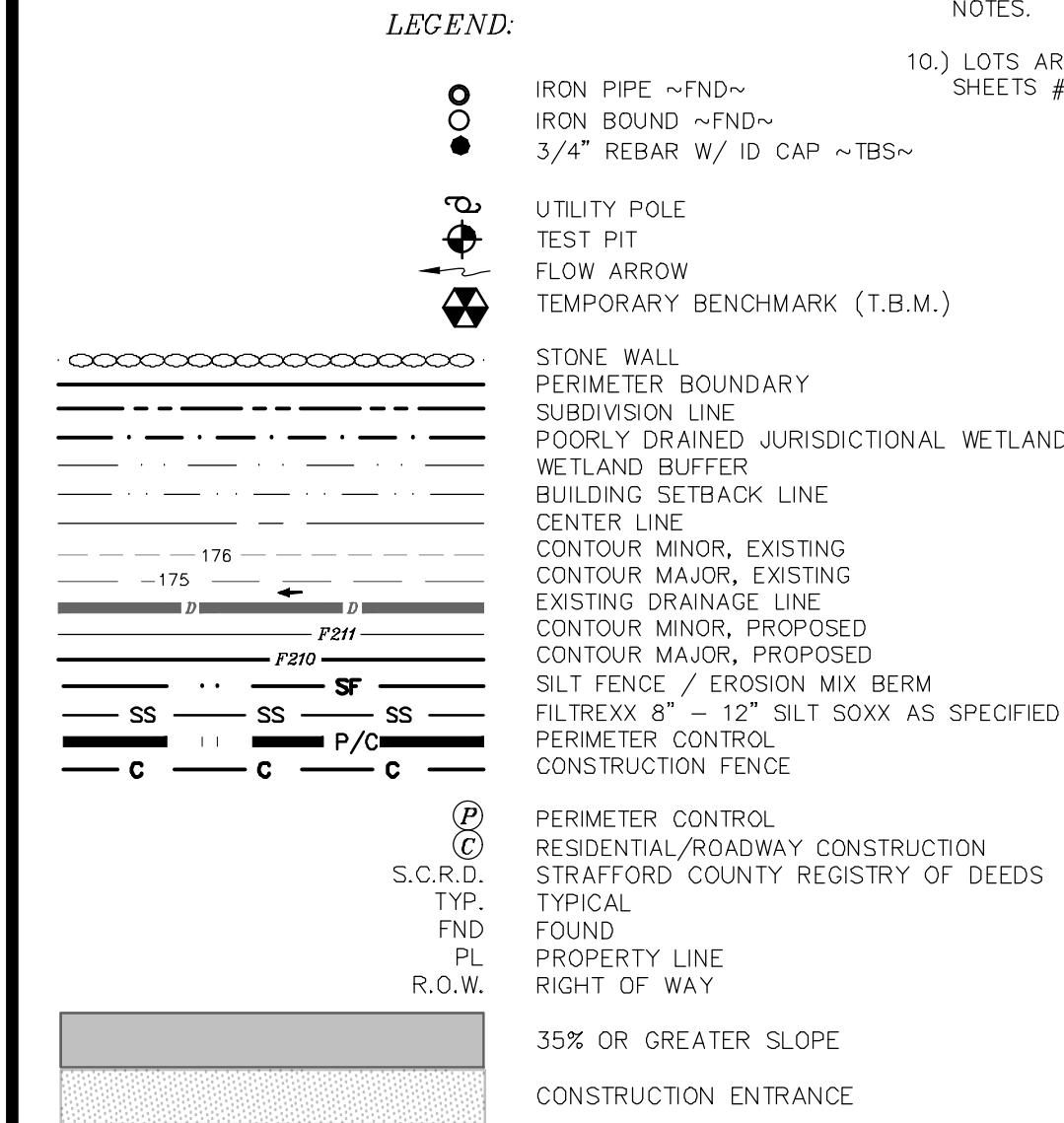
FOR PAUL THIBODEAU LAND OF YOUNG ROAD LLC YOUNG ROAD BARRINGTON, NH TAX MAP 240, LOT 8	PLAN & PROFILE SHARED DRIVEWAY LOT 8-20 - 8-21
--	--

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 20 FT.
DATE : FEBRUARY 15, 2023
FILE NO. : DB 2022 - 109

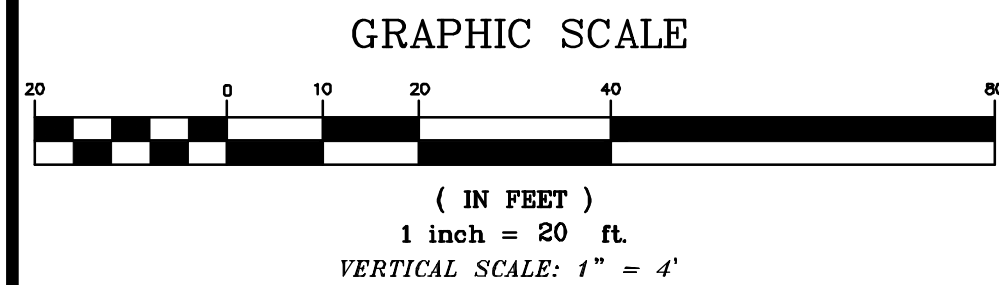
SHEET 38 OF 64



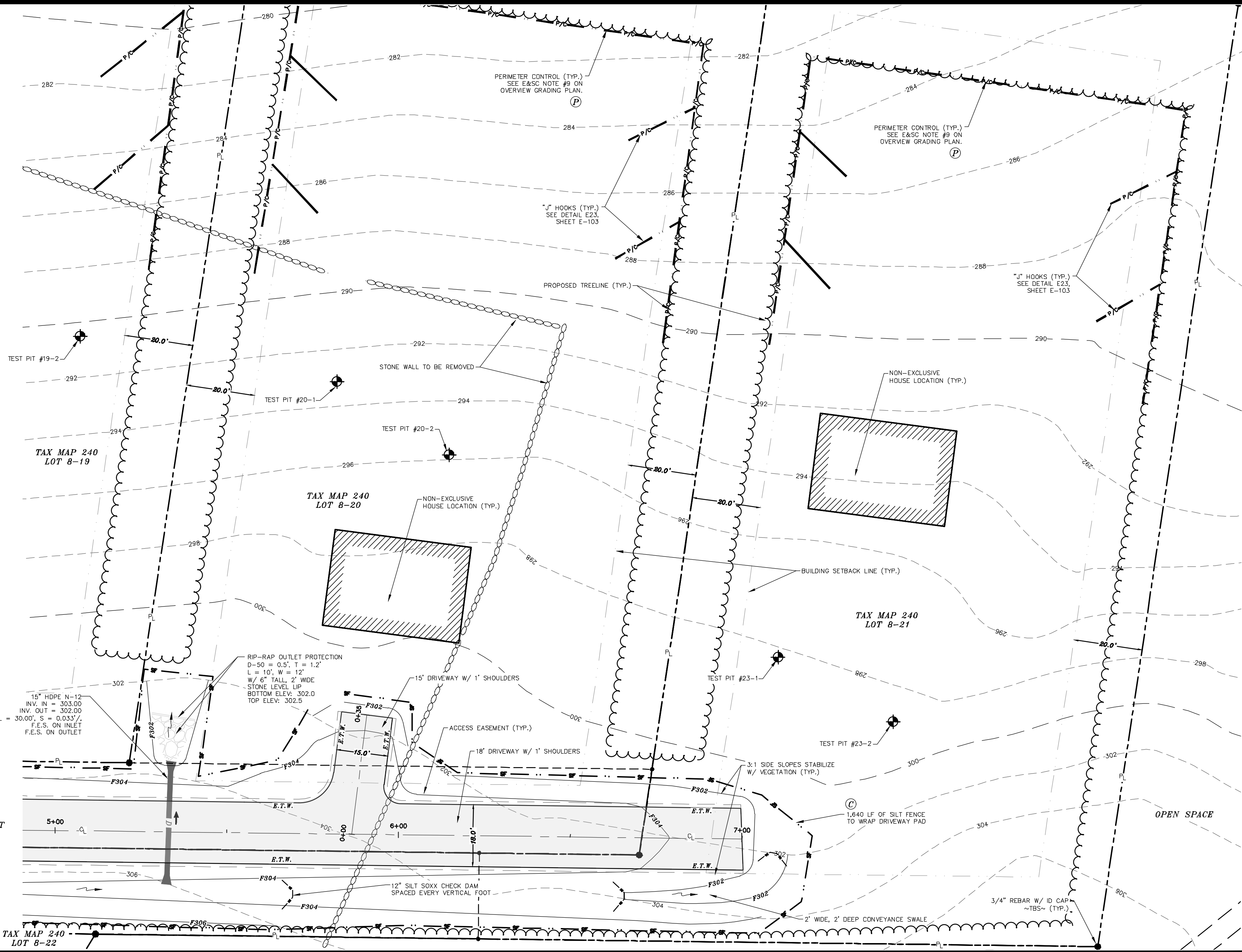
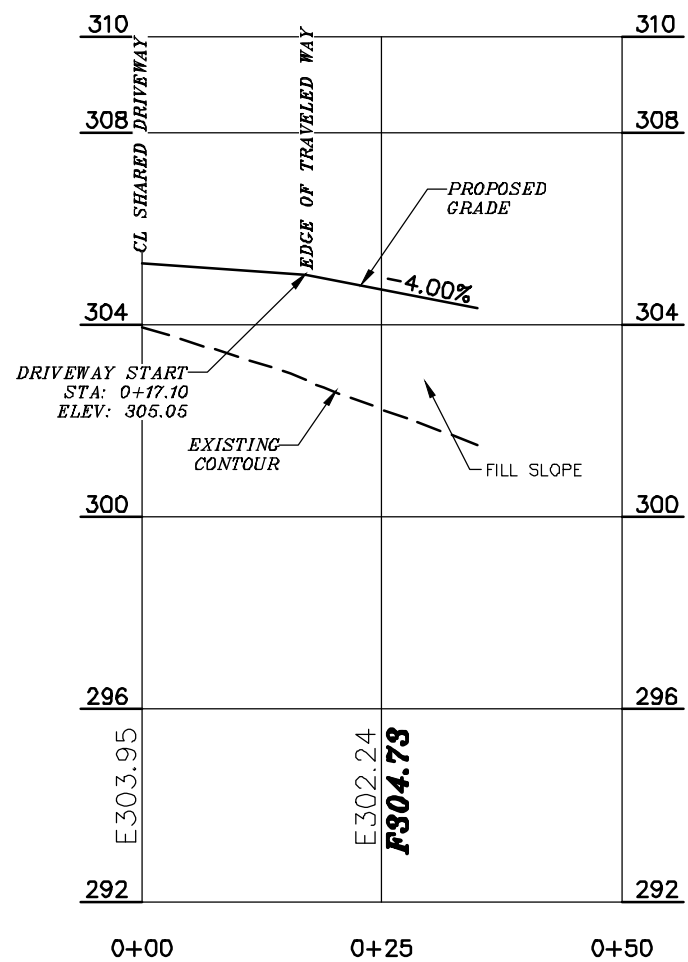
- NOTES:**
- 1.) OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
 - 1A.) APPLICANT: PAUL THIBODEAU
76 YOUNG ROAD
BARRINGTON, NH 03825
 - 2.) TAX MAP 240, LOT 8
 - 3.) LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
 - 4.) S.C.R.D. BOOK 5103, PAGE 080
 - 5.) THE INTENT OF THIS PLAN IS TO PROVIDE GRADING & ENGINEERING DETAILS OF THE DRIVEWAYS FOR LOTS 8-20 & 8-21. DRIVEWAY GRADES ARE NOT TO EXCEED 10%.
 - 6.) SEE OVERVIEW GRADING PLAN EROSION & SEDIMENT CONTROL PLANS FOR NOTES ON PERIMETER CONTROL (MULCH BERM / FENCE / SILT SOXX).
 - 7.) BS&E IS TO PROVIDE ADDITIONAL BENCHMARKS PRIOR TO CONSTRUCTION.
 - 8.) EXISTING AND PROPOSED CONTOURS ARE PROVIDED AT 2' INTERVALS.
 - 9.) SEE SHEET OVERVIEW GRADING PLAN FOR STANDARD CONSTRUCTION NOTES.
 - 10.) LOTS ARE SUBJECT TO EASEMENTS SHOWN ON THE EASEMENT PLANS, SHEETS #14-16, AND ARE TO BE RECORDED AT THE S.C.R.D.



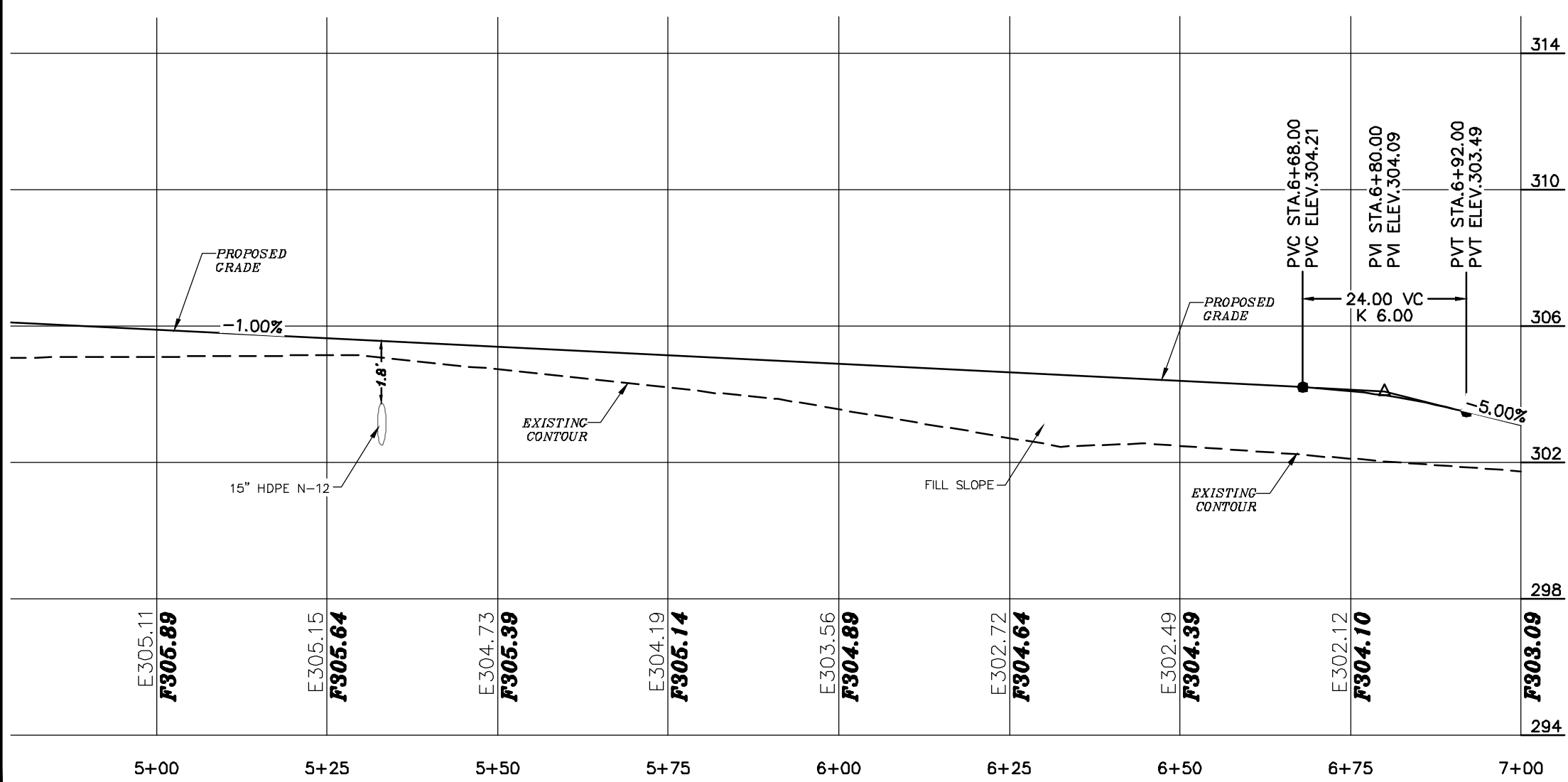
PLAN VIEW DRIVEWAY LOTS 8-20 & 8-21



PROFILE VIEW DRIVEWAY LOT 8-20



PROFILE VIEW DRIVEWAY LOT 8-21



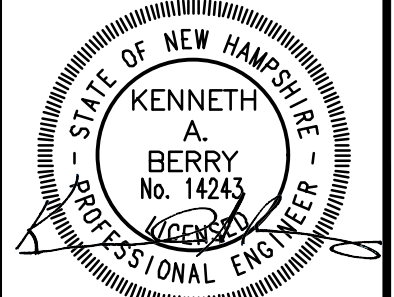
FOR TOWN APPROVAL PURPOSES :

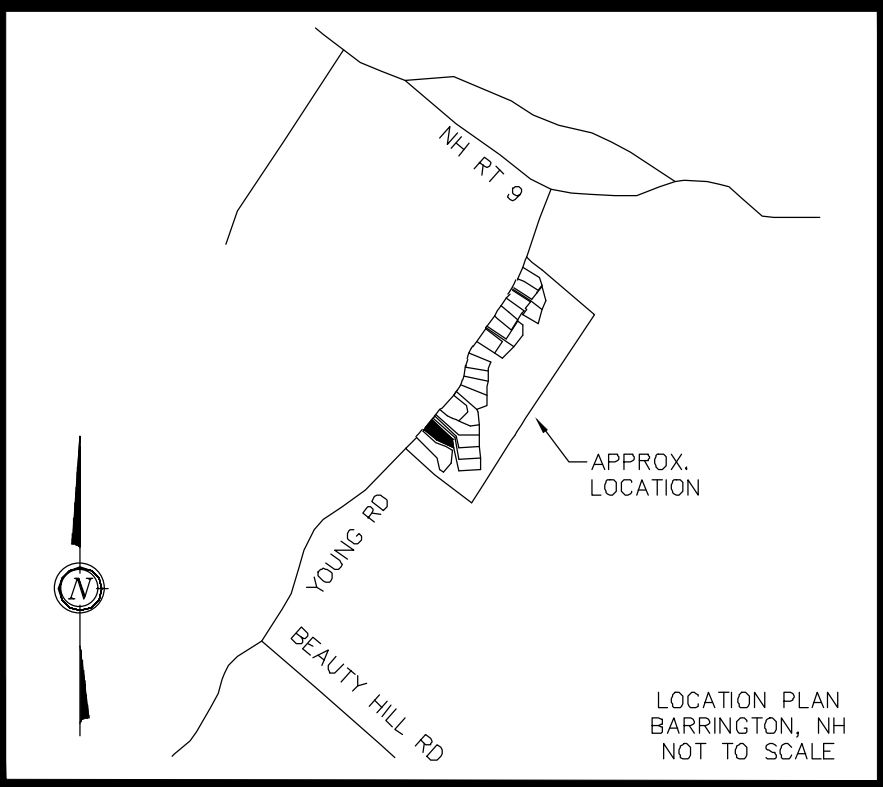
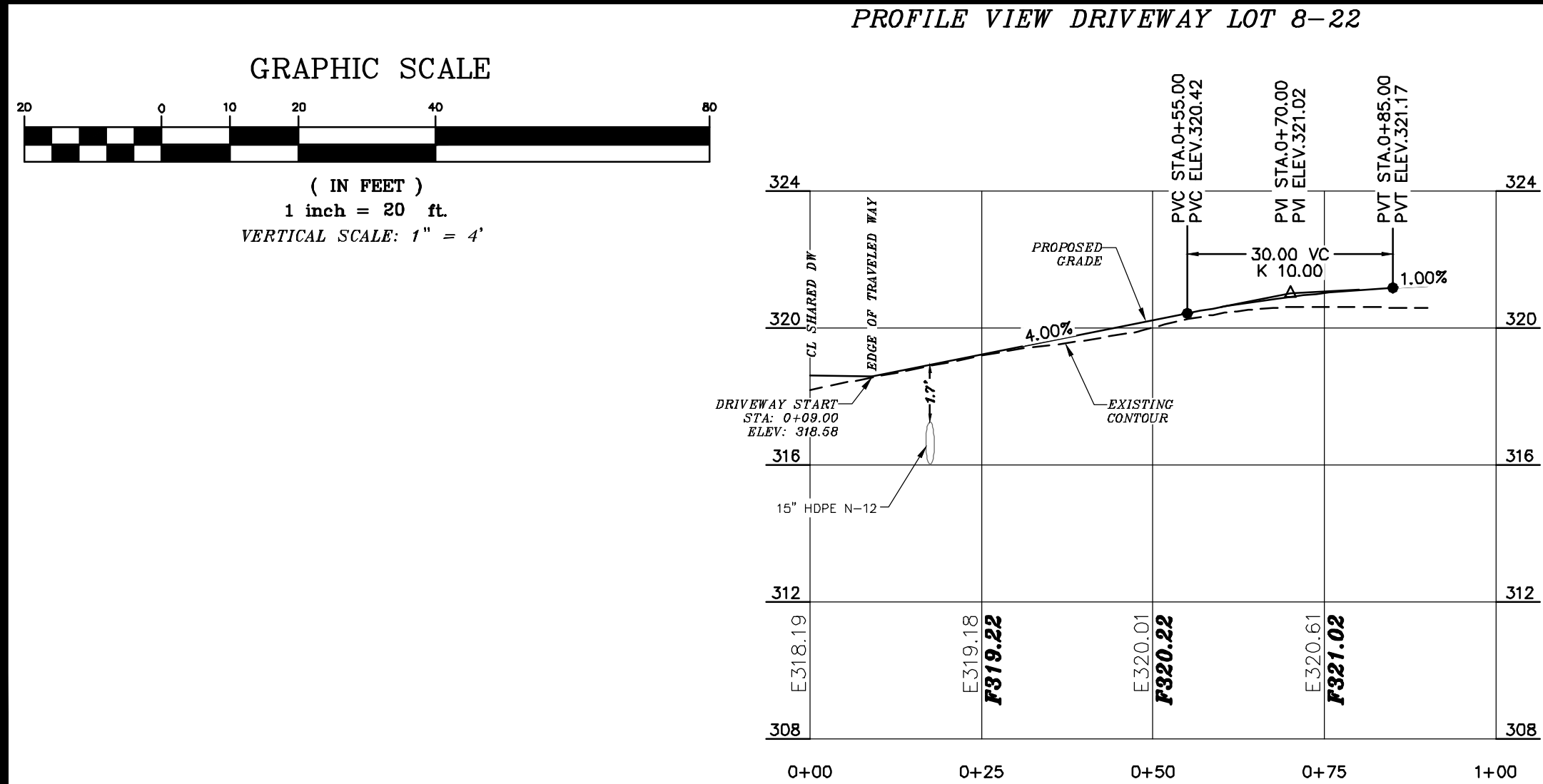
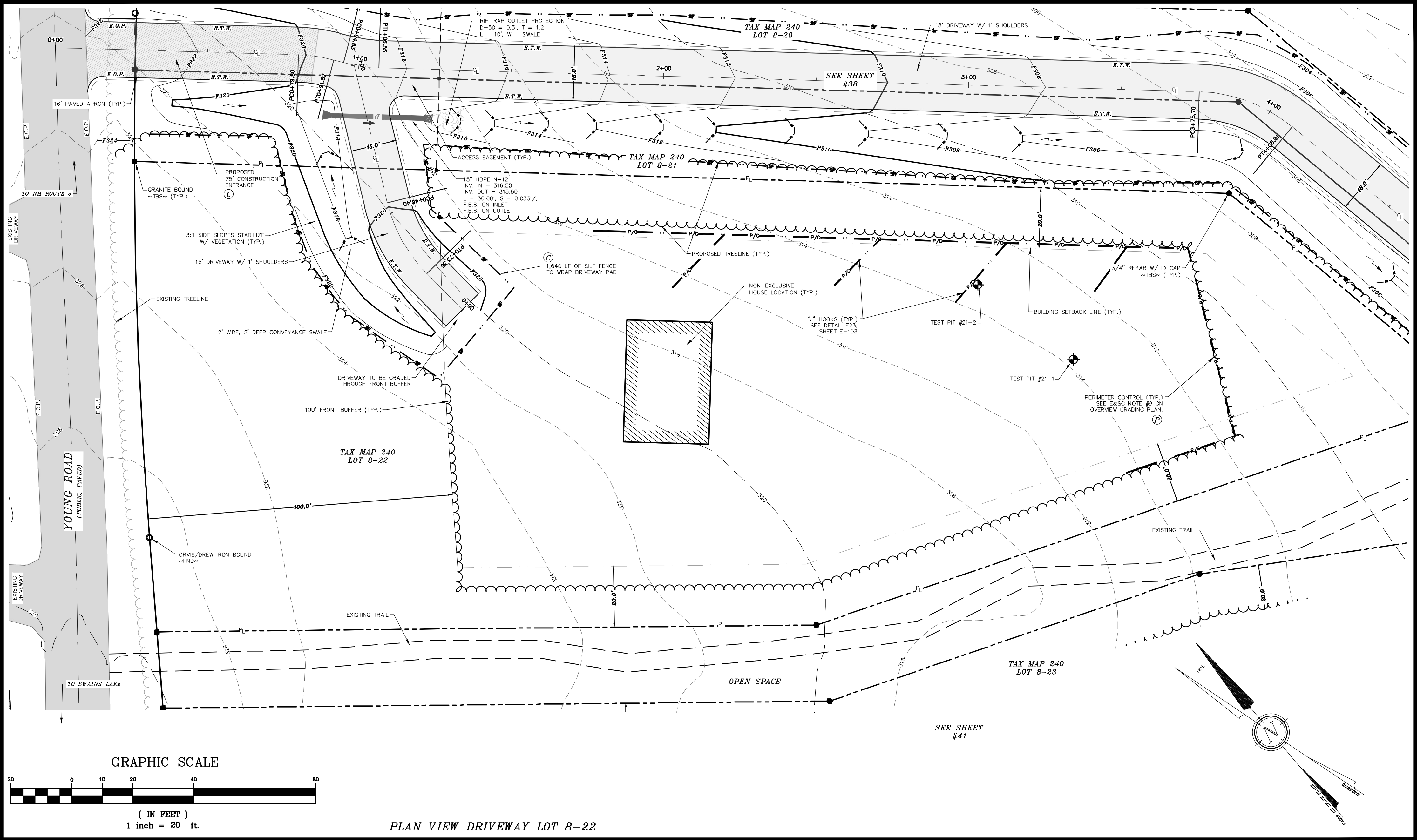
THE SUBDIVISION REGULATIONS OF THE TOWN OF BARRINGTON ARE A PART OF THIS PLAT, AND APPROVAL OF THIS PLAN IS CONTINGENT UPON COMPLETION OF ALL REQUIREMENTS OF SAID SUBDIVISION REGULATIONS, EXCEPTING ONLY MODIFICATIONS MADE IN WRITING BY THE BOARD AND ATTACHED HERETO.

PLAN & PROFILE DRIVEWAY LOTS 8-20 & 8-21

FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 20 FT.
DATE : FEBRUARY 15, 2023
FILE NO. : DB 2022 - 109





- NOTES:**
- OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
 - TAX MAP 240, LOT 8
 - LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
 - S.C.R.D. BOOK 5103, PAGE 080
 - THE INTENT OF THIS PLAN IS TO PROVIDE GRADING & ENGINEERING DETAILS OF THE DRIVEWAY FOR LOT 8-22. DRIVEWAY GRADES ARE NOT TO EXCEED 10%.
 - SEE OVERVIEW GRADING PLAN EROSION & SEDIMENT CONTROL PLANS FOR NOTES ON PERIMETER CONTROL (MULCH BERM / FENCE / SILT SOXX).
 - BS&E IS TO PROVIDE ADDITIONAL BENCHMARKS PRIOR TO CONSTRUCTION.
 - EXISTING AND PROPOSED CONTOURS ARE PROVIDED AT 2' INTERVALS.
 - SEE SHEET OVERVIEW GRADING PLAN FOR STANDARD CONSTRUCTION NOTES.
 - LOTS ARE SUBJECT TO EASEMENTS SHOWN ON THE EASEMENT PLANS, SHEETS #14-16, AND ARE TO BE RECORDED AT THE S.C.R.D.

LEGEND:

- IRON PIPE ~FND~
- IRON BOUND ~FND~
- 3/4" REBAR W/ ID CAP ~TBS~
- UTILITY POLE
- TEST PIT
- FLOW ARROW
- TEMPORARY BENCHMARK (T.B.M.)
- STONE WALL
- PERIMETER BOUNDARY
- SUBDIVISION LINE
- POORLY DRAINED JURISDICTIONAL WETLAND
- WETLAND BUFFER
- BUILDING SETBACK LINE
- CENTER LINE
- CONTOUR MINOR, EXISTING
- CONTOUR MAJOR, EXISTING
- EXISTING DRAINAGE LINE
- CONTOUR MINOR, PROPOSED
- CONTOUR MAJOR, PROPOSED
- SILT FENCE / EROSION MIX BERM
- FILTREXX 8" - 12" SILT SOXX AS SPECIFIED
- PERIMETER CONTROL
- CONSTRUCTION FENCE
- PERIMETER CONTROL
- RESIDENTIAL/ROADWAY CONSTRUCTION
- S.C.R.D.
- TYP.
- FND
- PL
- PROPERTY LINE
- RIGHT OF WAY
- 35% OR GREATER SLOPE
- CONSTRUCTION ENTRANCE

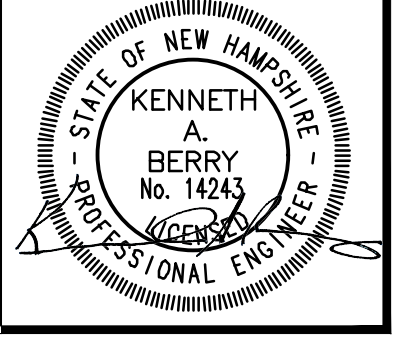
FOR TOWN APPROVAL PURPOSES :

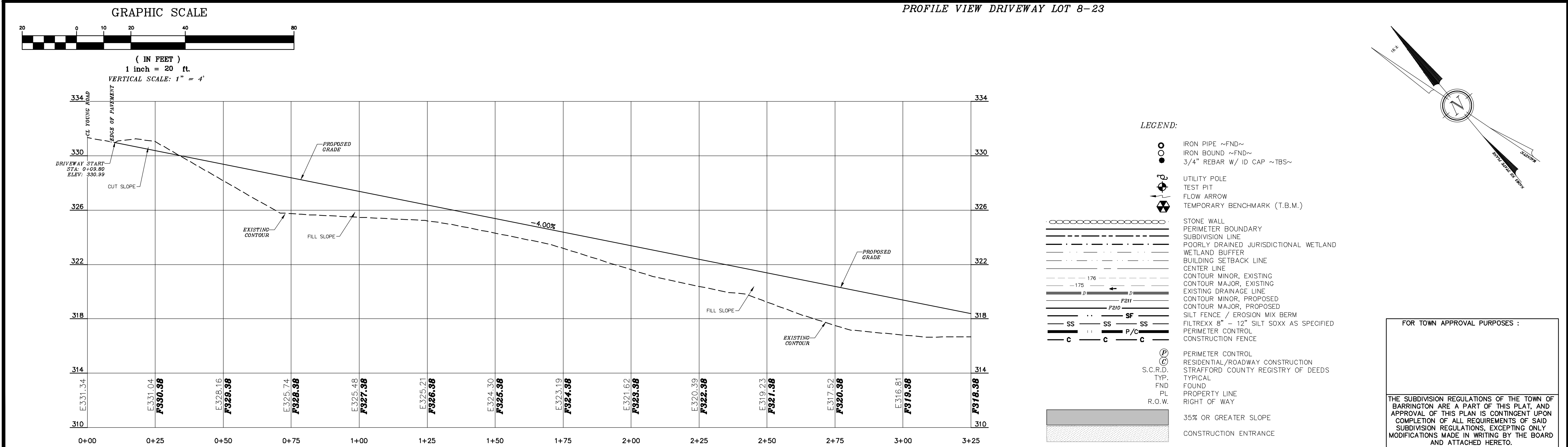
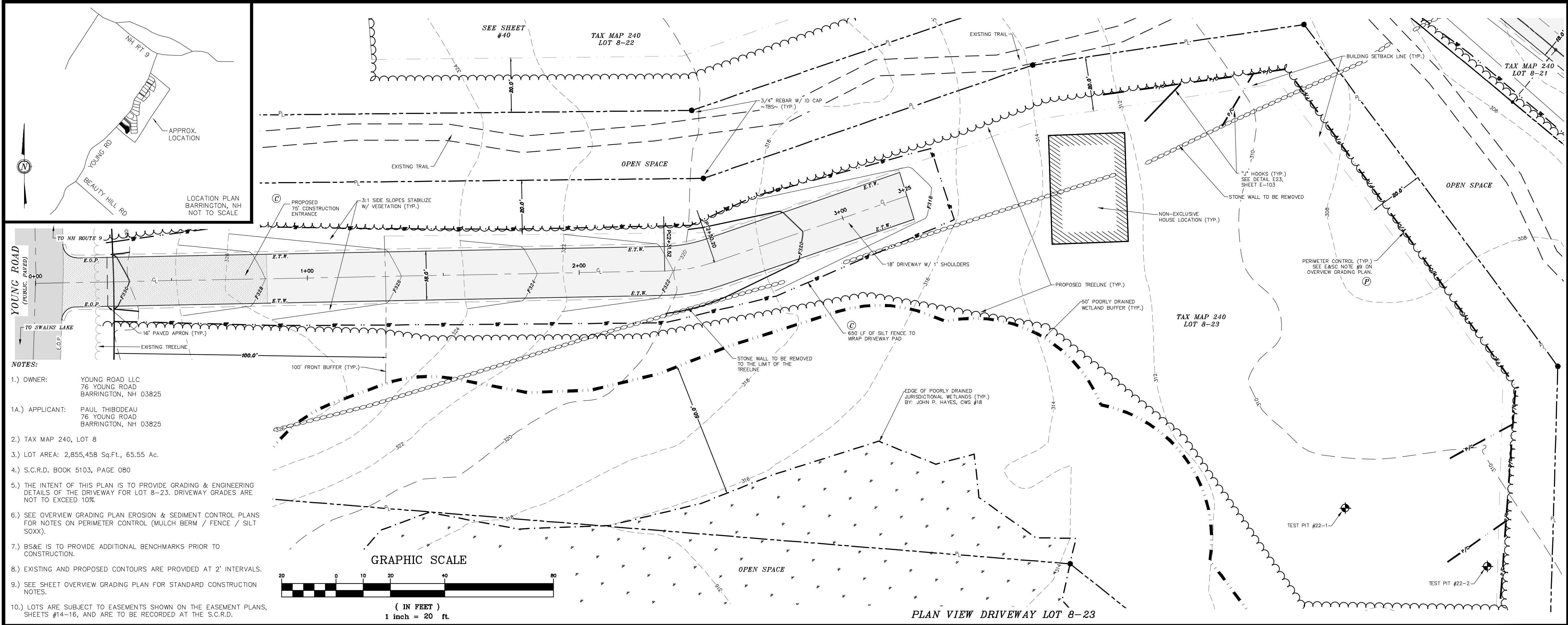
THE SUBDIVISION REGULATIONS OF THE TOWN OF BARRINGTON ARE A PART OF THIS PLAT, AND APPROVAL OF THIS PLAN IS CONTINGENT UPON COMPLETION OF ALL REQUIREMENTS OF SAID SUBDIVISION REGULATIONS, EXCEPTING ONLY MODIFICATIONS MADE IN WRITING BY THE BOARD AND ATTACHED HERETO.

PLAN & PROFILE DRIVEWAY LOTS 8-22

FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 20 FT.
DATE : FEBRUARY 15, 2023
FILE NO. : DB 2022 - 109





REVISION	DATE	DESCRIPTION
#3	12-21-23	REVISED PER CMA ENGINEERS REVIEW
#2	8-21-23	SIGHT DISTANCE PLAN REVISIONS
#1	3-20-23	MINOR REVISIONS TO LAYOUT

PLAN & PROFILE DRIVEWAY LOT 8-23	FOR PAUL THIBODEAU LAND OF YOUNG ROAD LLC YOUNG ROAD BARRINGTON, NH TAX MAP 240, LOT 8
----------------------------------	--

BERRY SURVEYING & ENGINEERING

335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863

SCALE : 1 IN. EQUALS 20 FT.

DATE : FEBRUARY 15, 2023

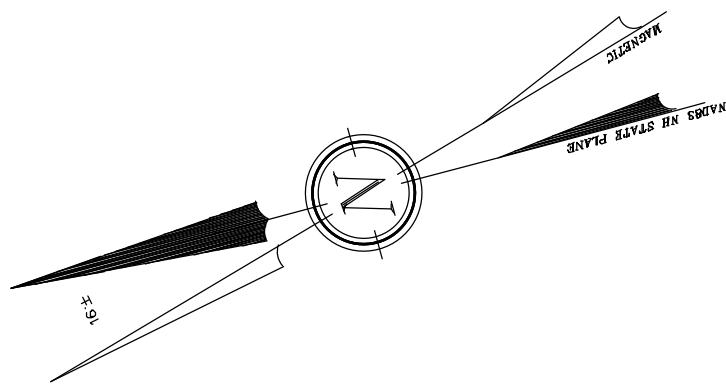
FILE NO. : DB 2022 - 109

KENNETH A. BERRY
No. 14243
PROFESSIONAL ENGINEER

SHEET 41 OF 64

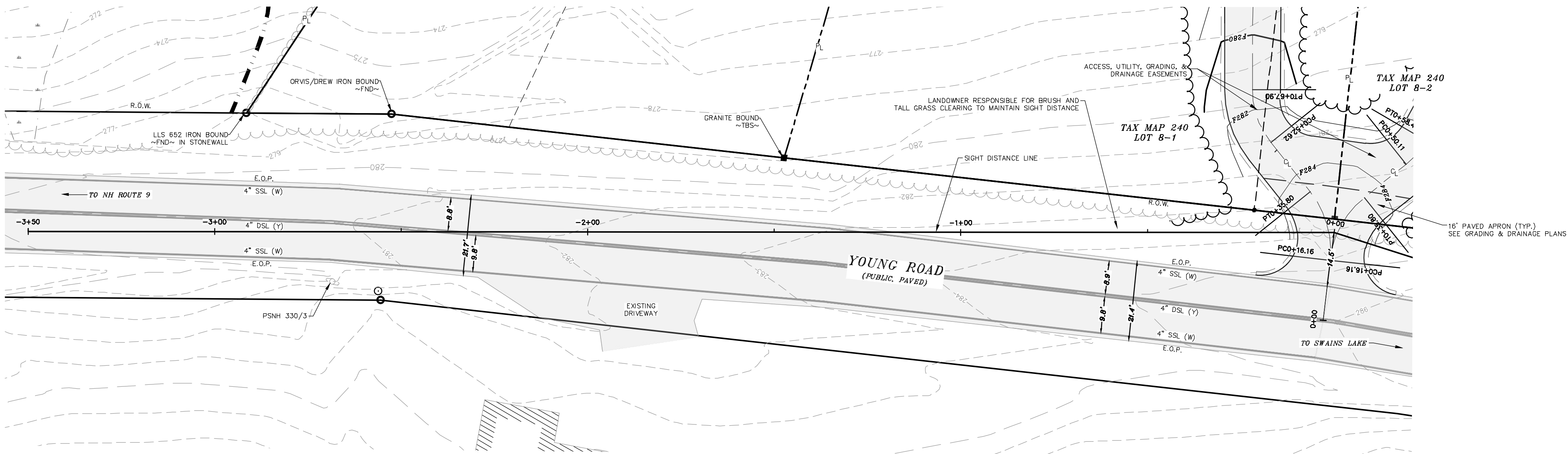
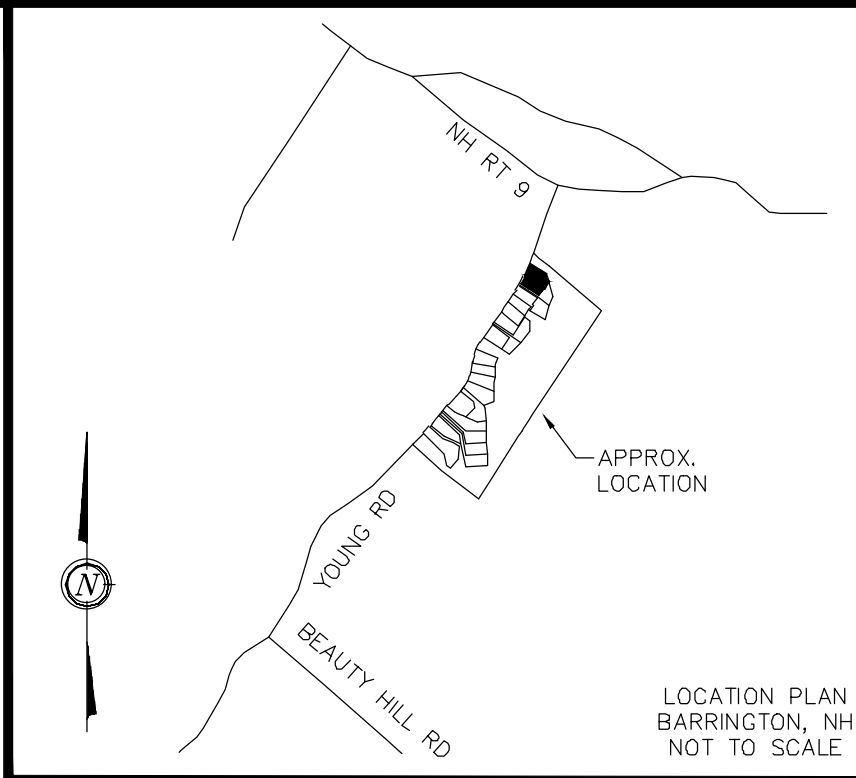
NOTES:

- 1.) OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
- 1A.) APPLICANT: PAUL THIBODEAU
76 YOUNG ROAD
BARRINGTON, NH 03825
- 2.) TAX MAP 240, LOT 8
- 3.) LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
- 4.) S.C.R.D. BOOK 5103, PAGE 080
- 5.) THIS IS A 23 LOT RESIDENTIAL SUBDIVISION.
- 6.) THE INTENT OF THIS PLAN IS TO DEMONSTRATE THE AVAILABLE SIGHT DISTANCE FROM THE PROPOSED DRIVEWAY OF LOT 8-1 & 8-2.
- 7.) EXISTING CONDITIONS INFORMATION IS BASED ON A SURVEY PERFORMED BY BERRY SURVEYING & ENGINEERING AND IS ENCLOSED IN THIS PACKAGE. EXISTING AND PROPOSED CONTOURS ARE PROVIDED AT 1' INTERVALS.
- 8.) THIS PROJECT SHALL BE CONSTRUCTED IN ACCORDANCE WITH NHDOT STANDARD SPECIFICATIONS DATED 2016. CURRENT STANDARD PLANS, SUPPLEMENTAL SPECIFICATIONS AND SPECIAL PROVISIONS INCLUDED IN THE PROPOSAL.
- 9.) ALL LOT AND DRIVEWAY CONSTRUCTION IS TO CONFORM WITH THE GRADING PLANS, EROSION & SEDIMENT CONTROL DETAILS AND CONSTRUCTION DETAILS SHOWN ON E-101, E-102, & E-103 INCLUDED WITH IN THE SUBDIVISION PLAN SET. PLANS ALSO ON FILE AT THE OFFICE OF BERRY SURVEYING & ENGINEERING (603) 332-2863.
- 10.) LOTS ARE SUBJECT TO EASEMENTS SHOWN ON THE EASEMENT PLANS, SHEETS #14-16, AND ARE TO BE RECORDED AT THE S.C.R.D.



LEGEND:

- IRON PIPE ~FND~
IRON BOUND ~FND~
3/4" REBAR W/ 10 CAP ~TBS~
GRANITE BOUND ~TBS~
- UTILITY POLE
TEST PIT
FLOW ARROW
TEMPORARY BENCHMARK (T.B.M.)
- STONE WALL
PERIMETER BOUNDARY
SUBDIVISION LINE
EASEMENT LINE
POORLY DRAINED JURISDICTIONAL WETLAND
WETLAND BUFFER
BUILDING SETBACK LINE
CENTER LINE
CONTOUR MINOR, EXISTING
CONTOUR MAJOR, EXISTING
EXISTING DRAINAGE LINE
CONTOUR MINOR, PROPOSED
CONTOUR MAJOR, PROPOSED
- S.C.R.D.
TYP.
FND
PL
R.O.W.
E.O.P.
SSL (W/Y)
DSL (Y)
- STRAFFORD COUNTY REGISTRY OF DEEDS
TYPICAL
FOUND
PROPERTY LINE
RIGHT OF WAY
EDGE OF PAVEMENT
SINGLE SOLID LINE (WHITE/YELLOW)
DOUBLE SOLID LINE (YELLOW)
- 35% OR GREATER SLOPE

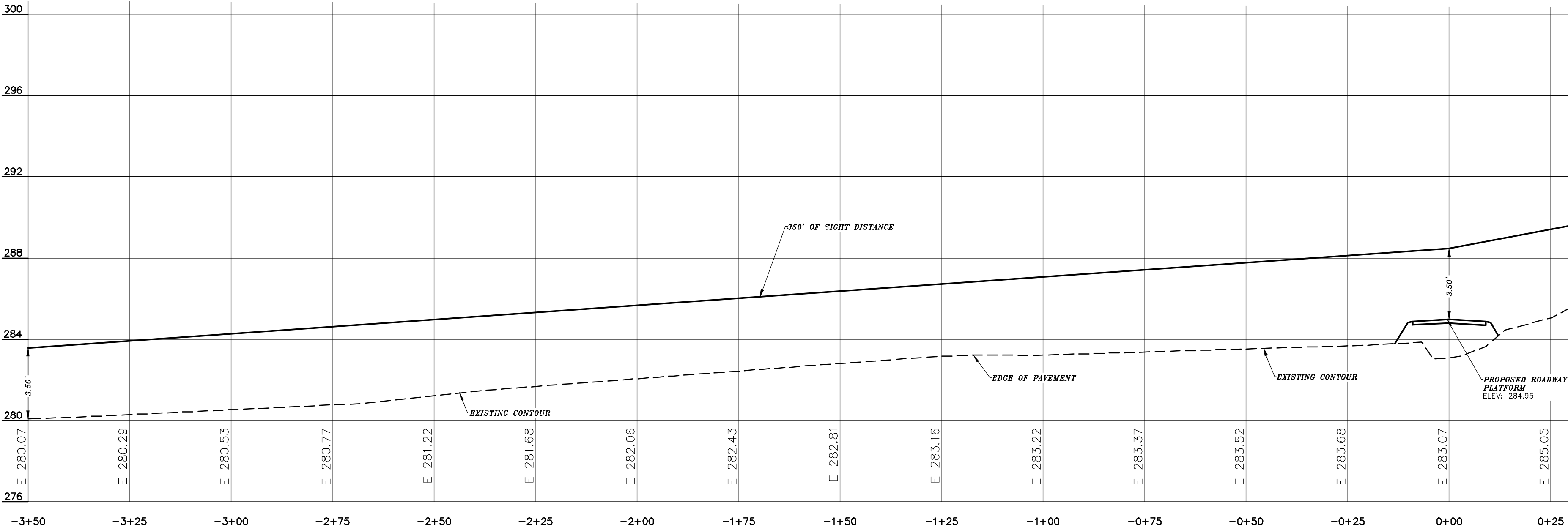


PLAN VIEW YOUNG ROAD

PROFILE VIEW SIGHT LINE



VERTICAL SCALE: 1" = 4'



FOR TOWN APPROVAL PURPOSES :

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

HWY-1&2S

SIGHT DISTANCE PLAN YOUNG ROAD LOTS 1&2 SOUTHBOUND

REVISION	DATE	DESCRIPTION
#3	12-21-23	REVISED PER CMA ENGINEERS REVIEW
#2	8-21-23	SIGHT DISTANCE PLAN REVISIONS
#1	3-20-23	MINOR REVISIONS TO LAYOUT

FOR
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 20 FT.
DATE : FEBRUARY 15, 2023
FILE NO. : DB 2022 - 109

STATE OF NEW HAMPSHIRE
KENNETH A. BERRY
No. 14243
PROFESSIONAL ENGINEER

1.) OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825

1A.) APPLICANT: PAUL THIBODEAU
76 YOUNG ROAD
BARRINGTON, NH 03825

3.) LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.

5.) THIS IS A 23 LOT RESIDENTIAL

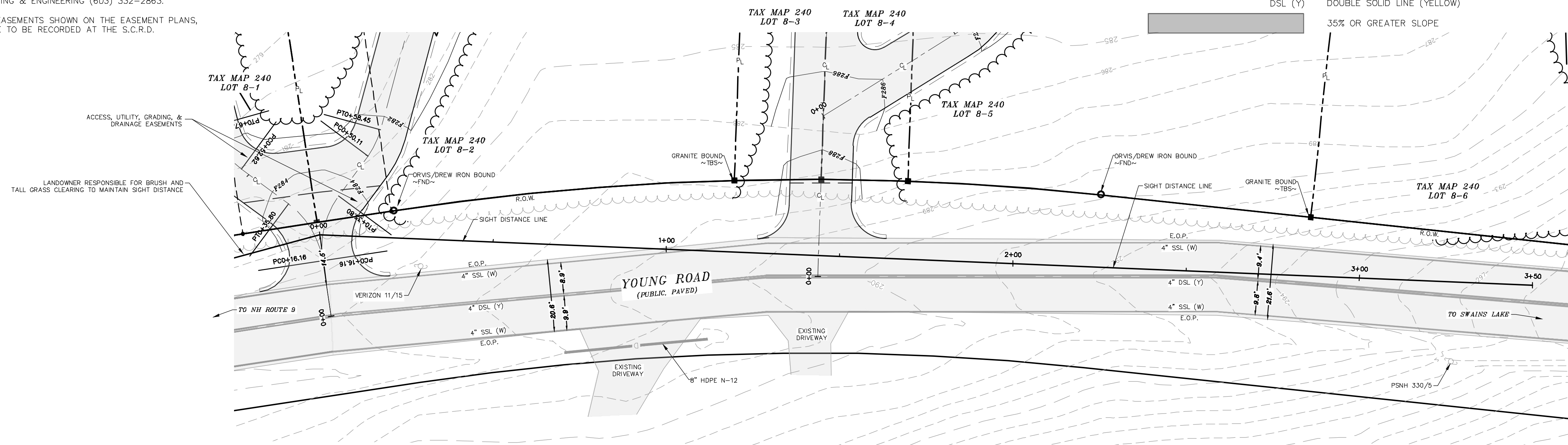
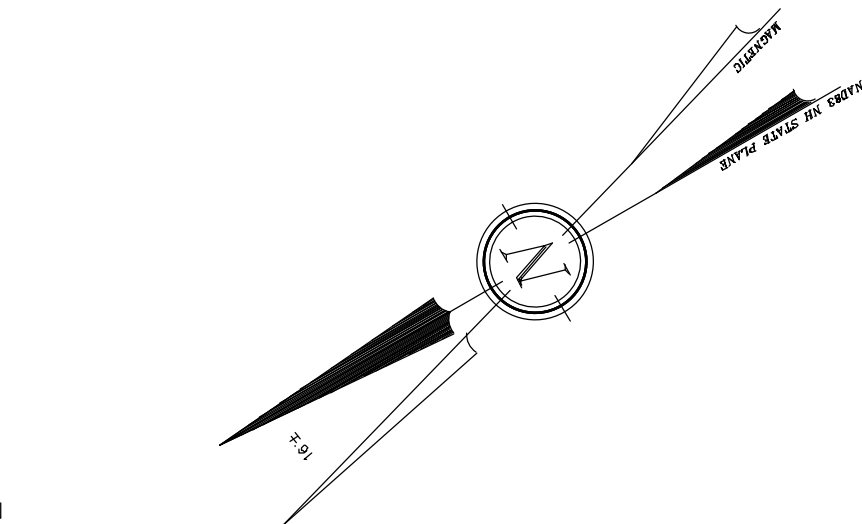
6.) THE INTENT OF THIS PLAN IS TO DEMONSTRATE

7.) EXISTING CONDITIONS INFORMATION IS BASED ON A SURVEY PERFORMED BY BERRY SURVEYING & ENGINEERING AND IS ENCLOSED IN THIS PACKAGE. EXISTING AND PROPOSED CONTOURS ARE PROVIDED AT 1' INTERVALS.

8.) THIS PROJECT SHALL BE CONSTRUCTED IN ACCORDANCE WITH NHDOT STANDARD SPECIFICATIONS DATED 2016. CURRENT STANDARD PLANS, SUPPLEMENTAL SPECIFICATIONS AND SPECIAL PROVISIONS INCLUDED IN THE PROPOSAL.

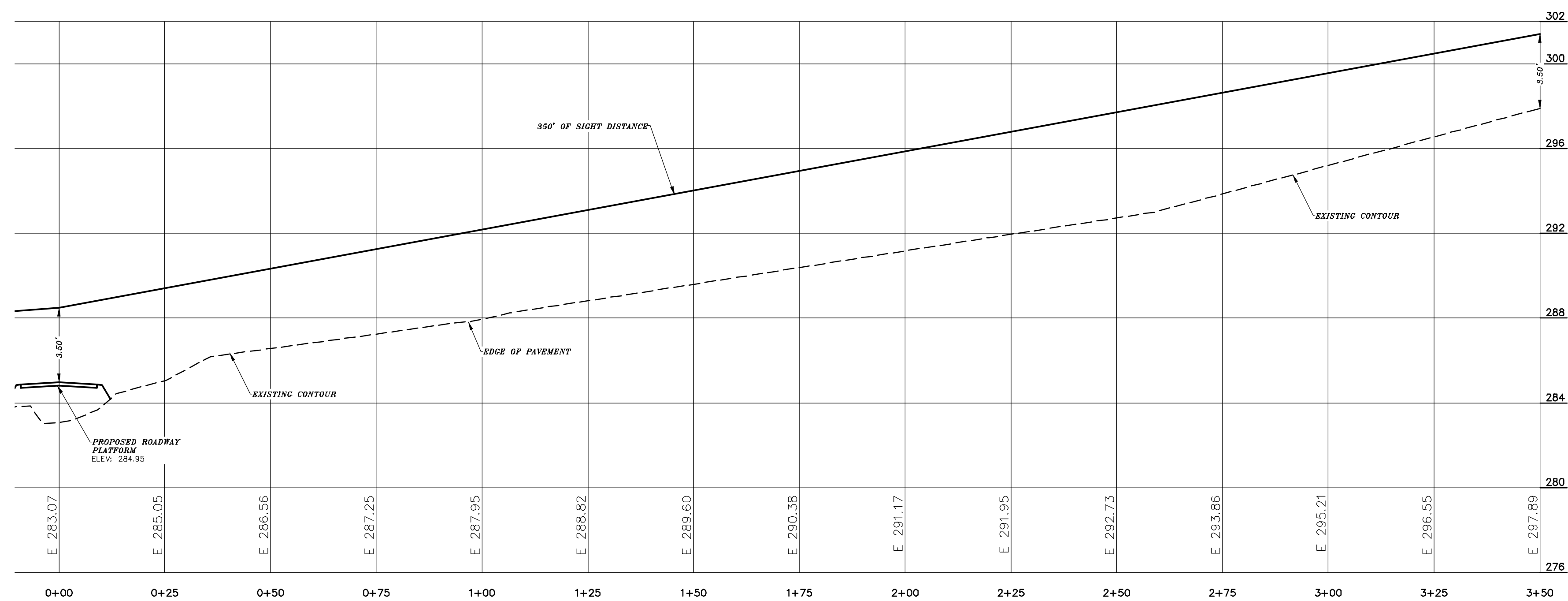
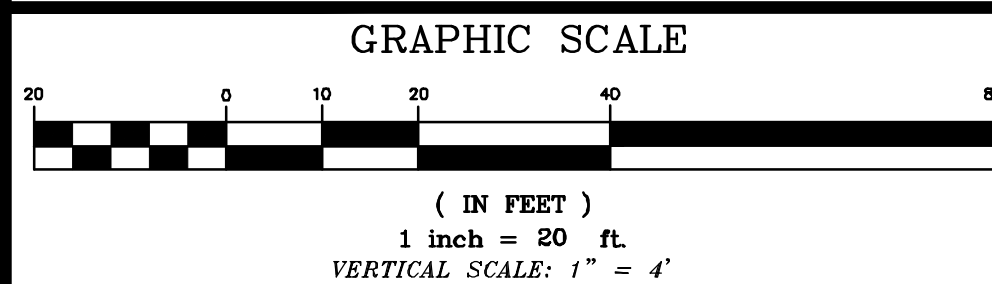
9.) ALL LOT AND DRIVEWAY CONSTRUCTION IS TO CONFORM WITH THE GRADING PLANS, EROSION & SEDIMENT CONTROL DETAILS AND CONSTRUCTION DETAILS SHOWN ON E-101, E-102, & E-103 INCLUDED WITH IN THE SUBDIVISION PLAN SET. PLANS ALSO ON FILE AT THE OFFICE OF BERRY SURVEYING & ENGINEERING (603) 332-2863.

10.) LOTS ARE SUBJECT TO EASEMENTS SHOWN ON THE EASEMENT PLANS SHEETS #14-16, AND ARE TO BE RECORDED AT THE S.C.R.D.



PLAN VIEW YOUNG ROAD

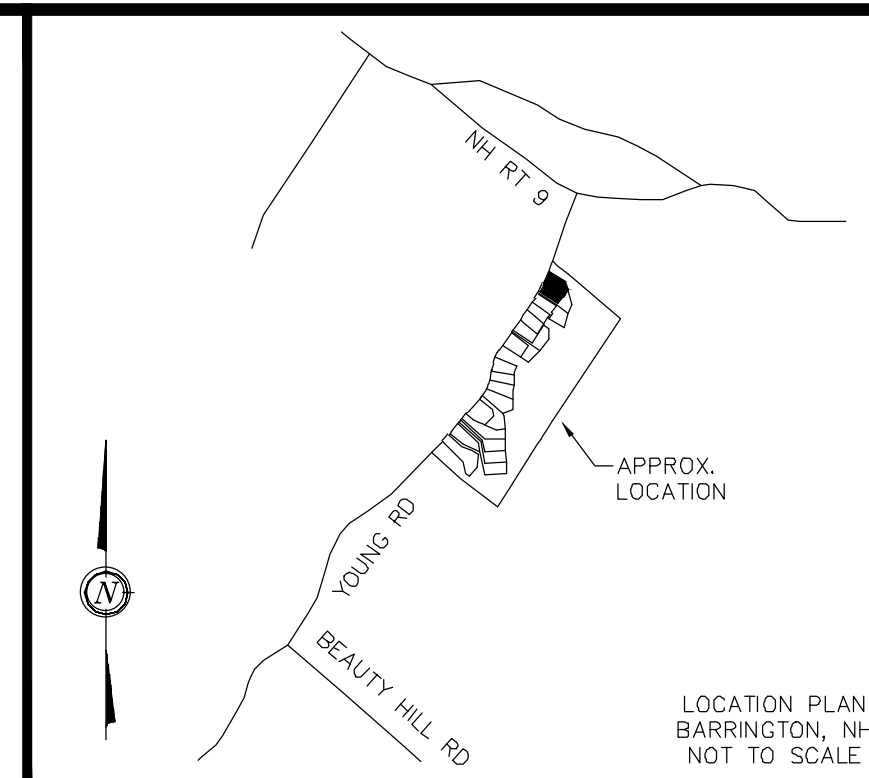
PROFILE VIEW SIGHT LINE



FOR TOWN APPROVAL PURPOSES :

THE SUBDIVISION REGULATIONS OF THE TOWN OF BARRINGTON ARE A PART OF THIS PLAT, AND APPROVAL OF THIS PLAN IS CONTINGENT UPON COMPLETION OF ALL REQUIREMENTS OF SAID SUBDIVISION REGULATIONS, EXCEPTING ONLY MODIFICATIONS MADE IN WRITING BY THE BOARD AND ATTACHED HERETO.

HWY-1 & 2N



#3	12-21-23	REVISED PER CMA ENGINEERS REVIEW SIGHT DISTANCE PLAN REVISIONS MINOR REVISIONS TO LAYOUT
#2	8-21-23	
#1	3-20-23	
REVISION	DATE	DESCRIPTION

SIGHT DISTANCE PLAN YOUNG ROAD LOTS 1&2 NORTHBOUND

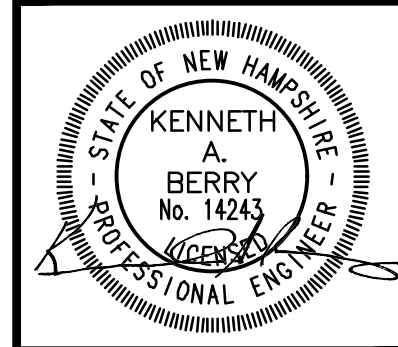
FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603) 332-2863

SCALE : 1 IN. EQUALS 20 FT.

DATE : FEBRUARY 15, 2023

FILE NO. : DB 2022 - 109



SHEET 43 OF 64

HWY-1 & 2N

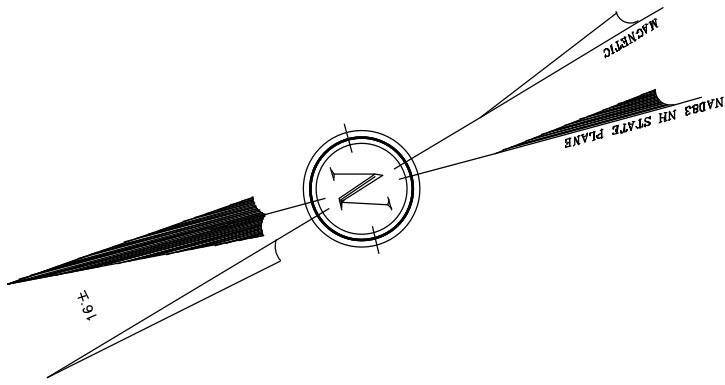
NOTES:

- 1.) OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
- 1A.) APPLICANT: PAUL THIBODEAU
76 YOUNG ROAD
BARRINGTON, NH 03825
- 2.) TAX MAP 240, LOT 8
- 3.) LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
- 4.) S.C.R.D. BOOK 5103, PAGE 080
- 5.) THIS IS A 23 LOT RESIDENTIAL SUBDIVISION.
- 6.) THE INTENT OF THIS PLAN IS TO DEMONSTRATE THE AVAILABLE SIGHT DISTANCE FROM THE PROPOSED DRIVEWAY OF LOTS 8-3, 8-4 & 8-5.
- 7.) EXISTING CONDITIONS INFORMATION IS BASED ON A SURVEY PERFORMED BY BERRY SURVEYING & ENGINEERING AND IS ENCLOSED IN THIS PACKAGE. EXISTING AND PROPOSED CONTOURS ARE PROVIDED AT 1' INTERVALS.
- 8.) THIS PROJECT SHALL BE CONSTRUCTED IN ACCORDANCE WITH NHDOT STANDARD SPECIFICATIONS DATED 2016. CURRENT STANDARD PLANS, SUPPLEMENTAL SPECIFICATIONS AND SPECIAL PROVISIONS INCLUDED IN THE PROPOSAL.
- 9.) ALL LOT AND DRIVEWAY CONSTRUCTION IS TO CONFORM WITH THE GRADING PLANS, EROSION & SEDIMENT CONTROL DETAILS AND CONSTRUCTION DETAILS SHOWN ON E-101, E-102, & E-103 INCLUDED WITH IN THE SUBDIVISION PLAN SET. PLANS ALSO ON FILE AT THE OFFICE OF BERRY SURVEYING & ENGINEERING (603) 332-2863.
- 10.) LOTS ARE SUBJECT TO EASEMENTS SHOWN ON THE EASEMENT PLANS, SHEETS #14-16, AND ARE TO BE RECORDED AT THE S.C.R.D.

GRAPHIC SCALE

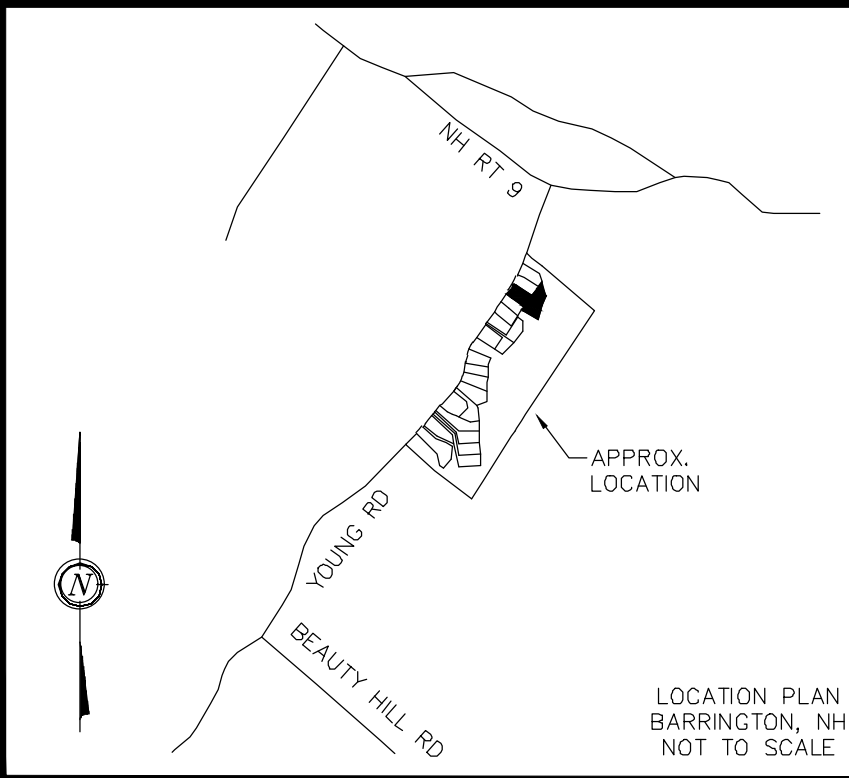


(IN FEET)
1 inch = 20 ft.

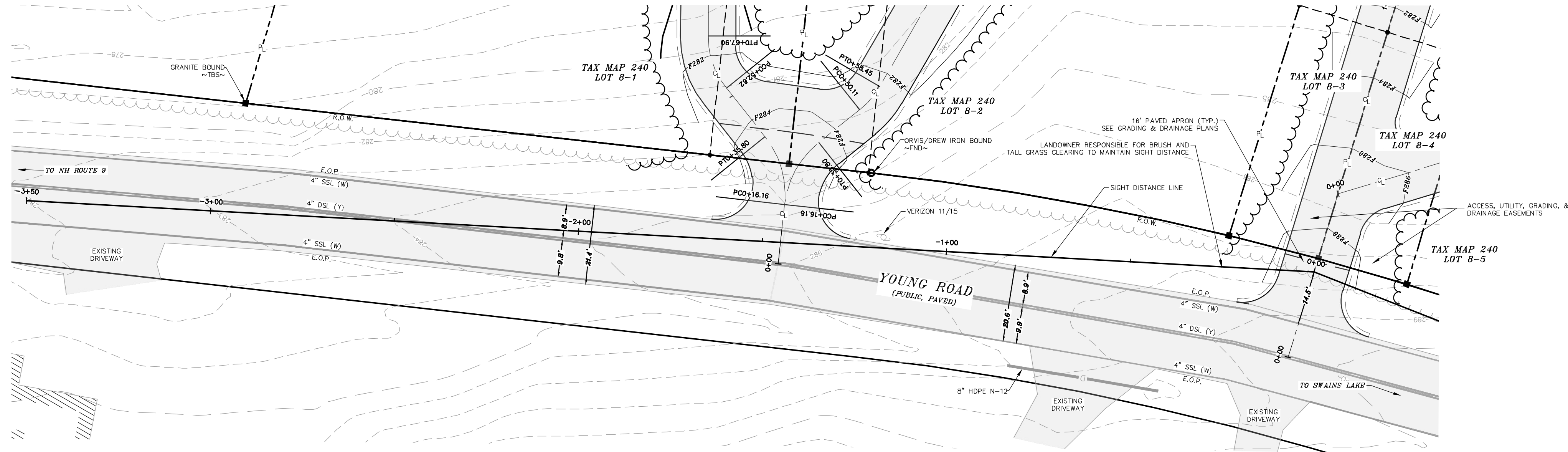


LEGEND:

- IRON PIPE ~FND~
IRON BOUND ~FND~
3/4" REBAR W/ 10 CAP ~TBS~
GRANITE BOUND ~TBS~
- UTILITY POLE
TEST PIT
FLOW ARROW
TEMPORARY BENCHMARK (T.B.M.)
- STONE WALL
PERIMETER BOUNDARY
SUBDIVISION LINE
EASEMENT LINE
POORLY DRAINED JURISDICTIONAL WETLAND
WETLAND BUFFER
BUILDING SETBACK LINE
CENTER LINE
CONTOUR MINOR, EXISTING
CONTOUR MAJOR, EXISTING
EXISTING DRAINAGE LINE
CONTOUR MINOR, PROPOSED
CONTOUR MAJOR, PROPOSED
- S.C.R.D.
TYP.
FND
PL
R.O.W.
E.O.P.
SSL (W/Y)
DSL (Y)
- STRAFFORD COUNTY REGISTRY OF DEEDS
TYPICAL
FOUND
PROPERTY LINE
RIGHT OF WAY
EDGE OF PAVEMENT
SINGLE SOLID LINE (WHITE/YELLOW)
DOUBLE SOLID LINE (YELLOW)
- 35% OR GREATER SLOPE



LOCATION PLAN
BARRINGTON, NH
NOT TO SCALE



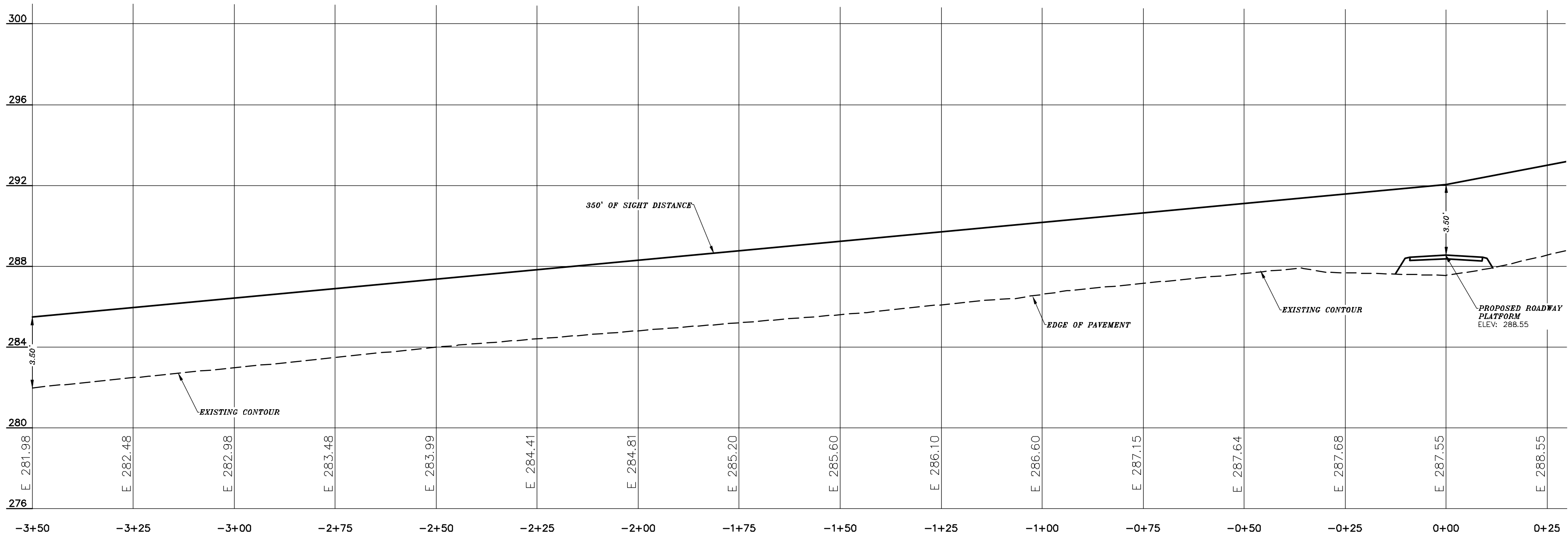
PLAN VIEW YOUNG ROAD

PROFILE VIEW SIGHT LINE

GRAPHIC SCALE



(IN FEET)
1 inch = 20 ft.
VERTICAL SCALE: 1" = 4'



FOR TOWN APPROVAL PURPOSES :

THE SUBDIVISION REGULATIONS OF THE TOWN OF BARRINGTON ARE A PART OF THIS PLAT, AND APPROVAL OF THIS PLAN IS CONTINGENT UPON COMPLETION OF ALL REQUIREMENTS OF SAID SUBDIVISION REGULATIONS, EXCEPTING ONLY MODIFICATIONS MADE IN WRITING BY THE BOARD AND ATTACHED HERETO.

HWY-3,4&5S

SIGHT DISTANCE PLAN YOUNG ROAD LOTS 3,4&5 SOUTHBOUND

FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

REVISED PER CMA ENGINEERS REVIEW
SIGHT DISTANCE PLAN REVISIONS
MINOR REVISIONS TO LAYOUT

DESCRIPTION

DATE

REVISION

#3
#2
#1

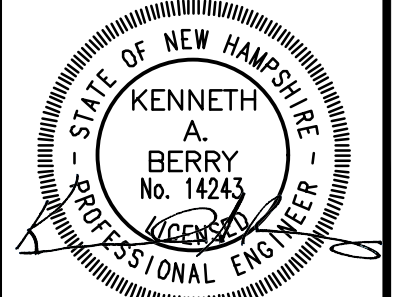
12-21-23
8-21-23
3-20-23

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863

SCALE : 1 IN. EQUALS 20 FT.

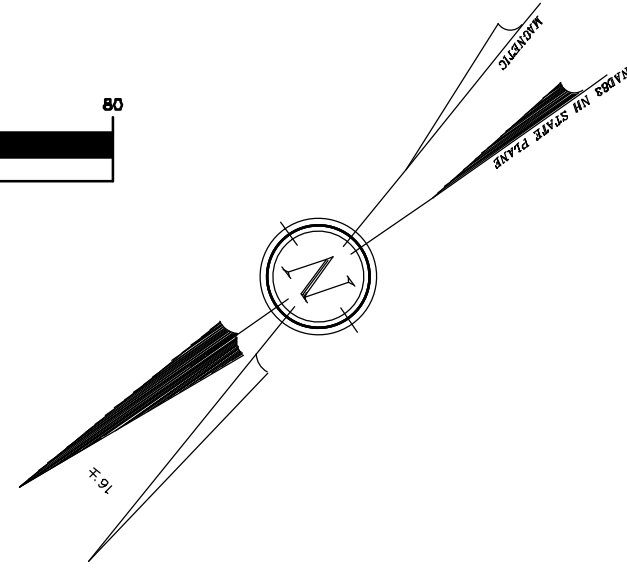
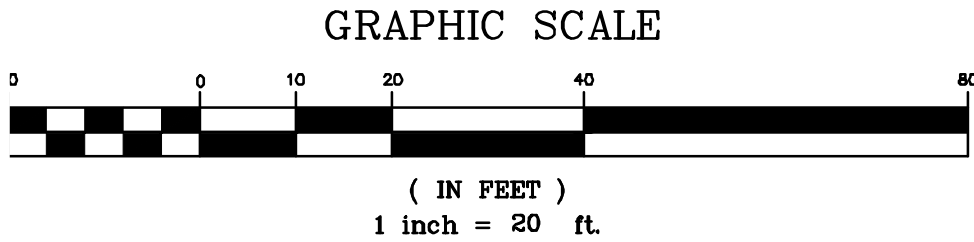
DATE : FEBRUARY 15, 2023

FILE NO. : DB 2022 - 109



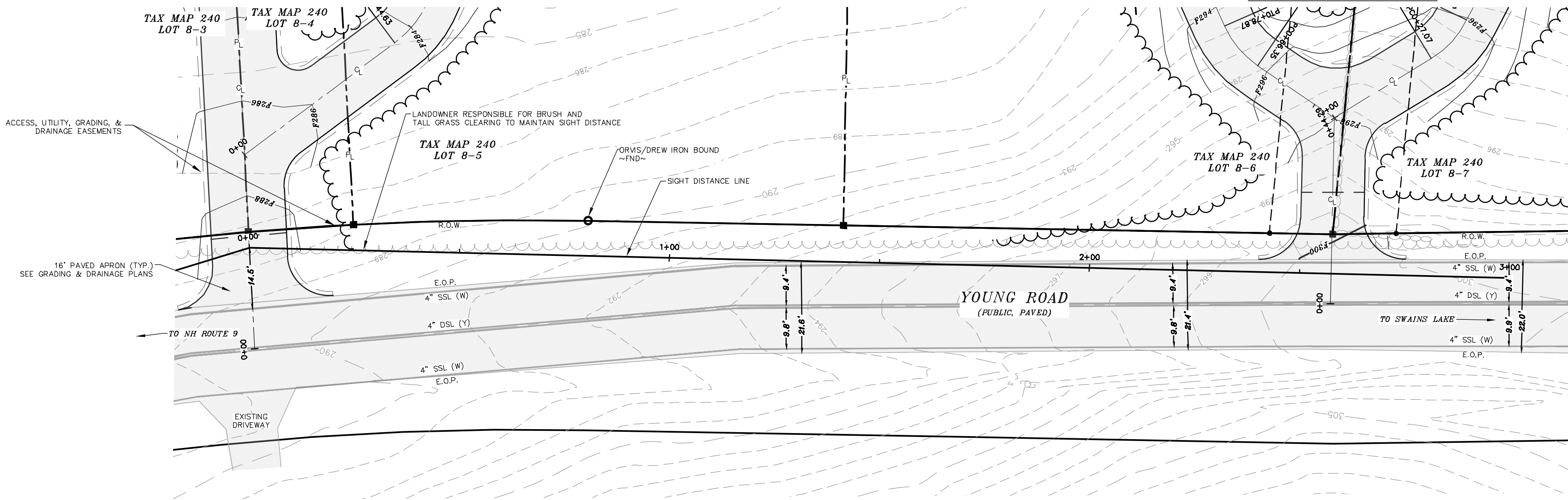
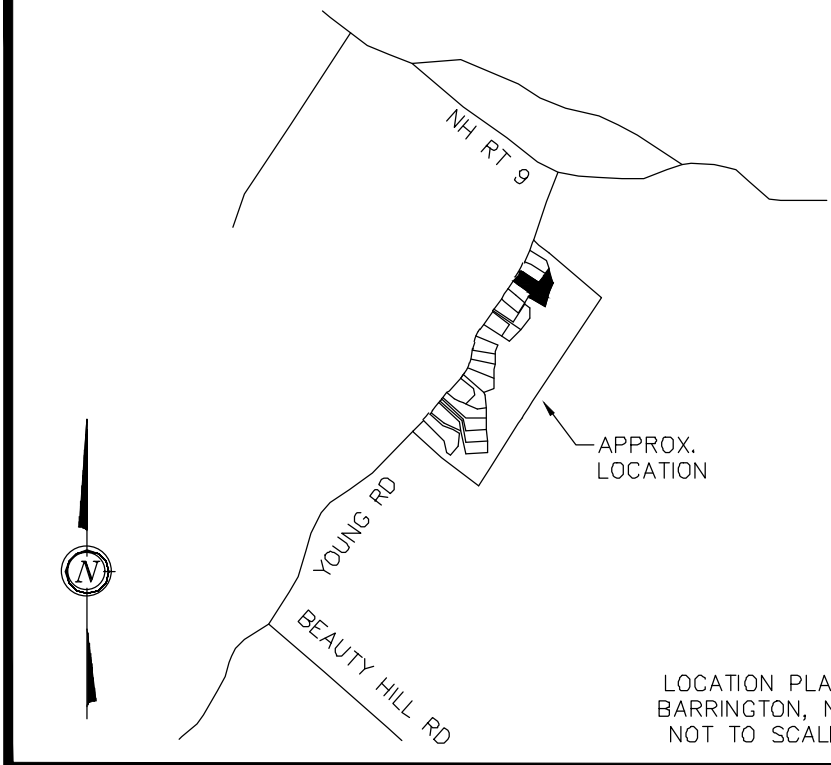
NOTES:

- 1.) OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
- 1A.) APPLICANT: PAUL THIBODEAU
76 YOUNG ROAD
BARRINGTON, NH 03825
- 2.) TAX MAP 240, LOT 8
- 3.) LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
- 4.) S.C.R.D. BOOK 5103, PAGE 080
- 5.) THIS IS A 23 LOT RESIDENTIAL SUBDIVISION.
- 6.) THE INTENT OF THIS PLAN IS TO DEMONSTRATE THE AVAILABLE SIGHT DISTANCE FROM THE PROPOSED DRIVEWAY OF LOTS 8-3, 8-4 & 8-5.
- 7.) EXISTING CONDITIONS INFORMATION IS BASED ON A SURVEY PERFORMED BY BERRY SURVEYING & ENGINEERING AND IS ENCLOSED IN THIS PACKAGE. EXISTING AND PROPOSED CONTOURS ARE PROVIDED AT 1' INTERVALS.
- 8.) THIS PROJECT SHALL BE CONSTRUCTED IN ACCORDANCE WITH NHDOT STANDARD SPECIFICATIONS DATED 2016. CURRENT STANDARD PLANS, SUPPLEMENTAL SPECIFICATIONS AND SPECIAL PROVISIONS INCLUDED IN THE PROPOSAL.
- 9.) ALL LOT AND DRIVEWAY CONSTRUCTION IS TO CONFORM WITH THE GRADING PLANS, EROSION & SEDIMENT CONTROL DETAILS AND CONSTRUCTION DETAILS SHOWN ON E-101, E-102, & E-103 INCLUDED WITH IN THE SUBDIVISION PLAN SET. PLANS ALSO ON FILE AT THE OFFICE OF BERRY SURVEYING & ENGINEERING (603) 332-2863.
- 10.) LOTS ARE SUBJECT TO EASEMENTS SHOWN ON THE EASEMENT PLANS, SHEETS #14-16, AND ARE TO BE RECORDED AT THE S.C.R.D.



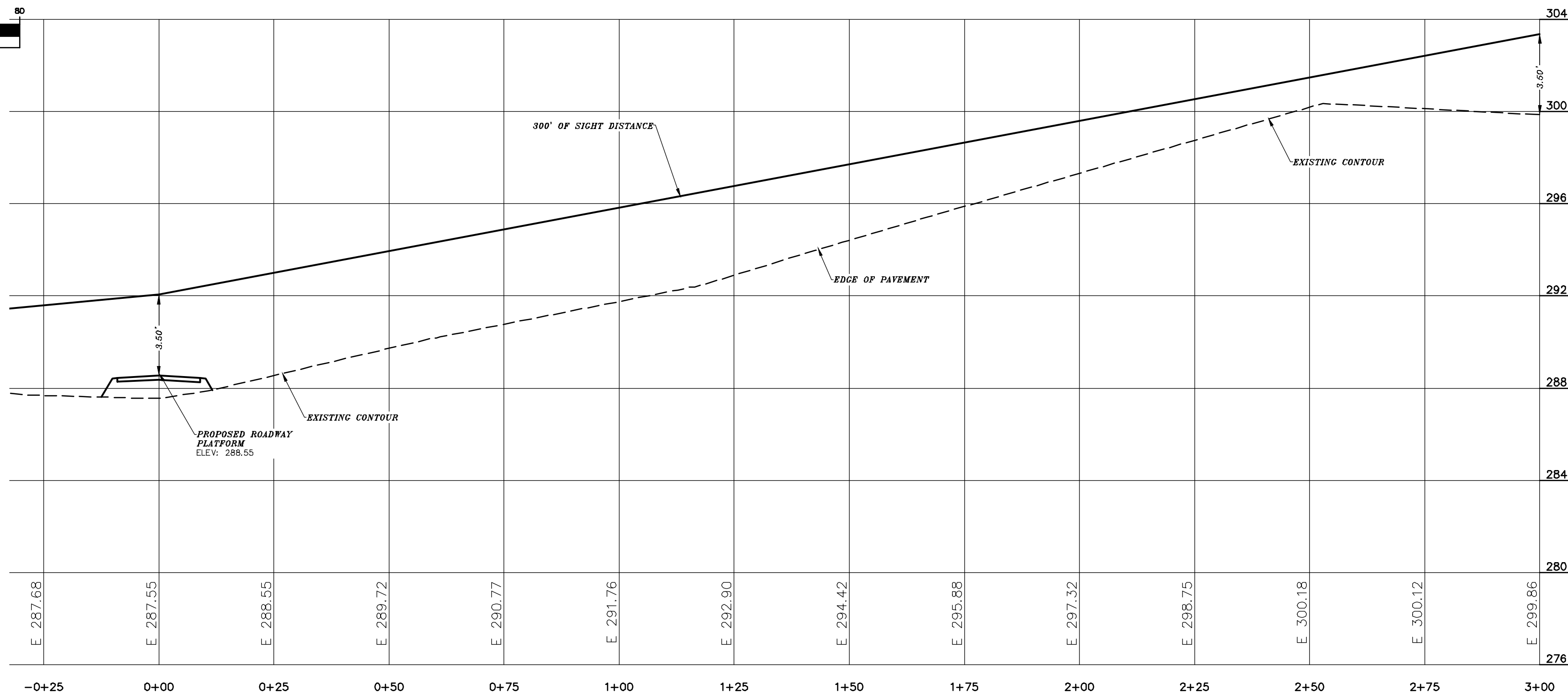
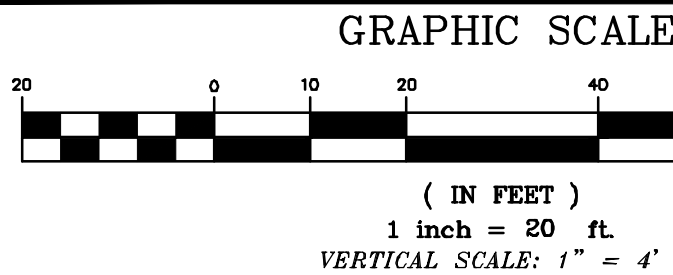
LEGEND:

- IRON PIPE ~FND~
IRON BOUND ~FND~
3/4" REBAR W/ ID CAP ~TBS~
GRANITE BOUND ~TBS~
- UTILITY POLE
TEST PIT
FLOW ARROW
TEMPORARY BENCHMARK (T.B.M.)
- STONE WALL
PERIMETER BOUNDARY
SUBDIVISION LINE
EASEMENT LINE
POORLY DRAINED JURISDICTIONAL WETLAND
WETLAND BUFFER
BUILDING SETBACK LINE
CENTER LINE
CONTOUR MINOR, EXISTING
CONTOUR MAJOR, EXISTING
EXISTING DRAINAGE LINE
CONTOUR MINOR, PROPOSED
CONTOUR MAJOR, PROPOSED
- S.C.R.D.
TYP.
FND
PL
R.O.W.
E.O.P.
SSL (W/Y)
DSL (Y)
- STRAFFORD COUNTY REGISTRY OF DEEDS
TYPICAL
FOUND
PROPERTY LINE
RIGHT OF WAY
EDGE OF PAVEMENT
SINGLE SOLID LINE (WHITE/YELLOW)
DOUBLE SOLID LINE (YELLOW)
- 35% OR GREATER SLOPE



PLAN VIEW YOUNG ROAD

PROFILE VIEW SIGHT LINE



FOR TOWN APPROVAL PURPOSES :

THE SUBDIVISION REGULATIONS OF THE TOWN OF BARRINGTON ARE A PART OF THIS PLAT, AND APPROVAL OF THIS PLAN IS CONTINGENT UPON COMPLETION OF ALL REQUIREMENTS OF SAID SUBDIVISION REGULATIONS, EXCEPTING ONLY MODIFICATIONS MADE IN WRITING BY THE BOARD AND ATTACHED HERETO.

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 20 FT.
DATE : FEBRUARY 15, 2023
FILE NO. : DB 2022 - 109

KENNETH A. BERRY
No. 14243
PROFESSIONAL ENGINEER - CIVIL

SHEET 45 OF 64

SIGHT DISTANCE PLAN YOUNG ROAD LOTS 3,4&5 NORTHBOUND

FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

REVISED PER CMA ENGINEERS REVIEW
SIGHT DISTANCE PLAN REVISIONS
MINOR REVISIONS TO LAYOUT

DESCRIPTION

DATE

REVISION

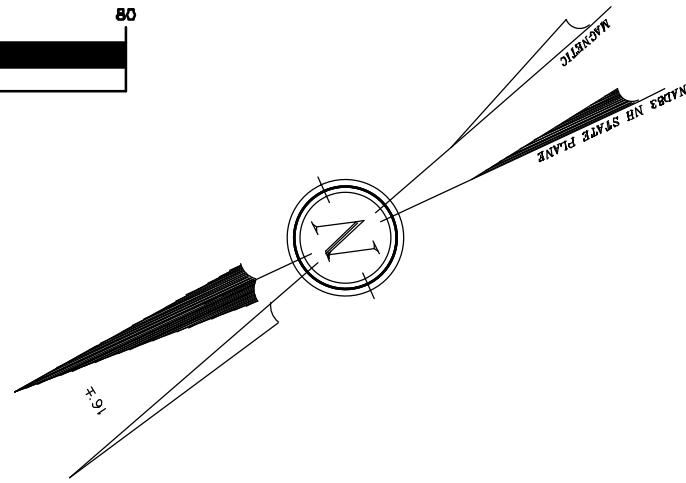
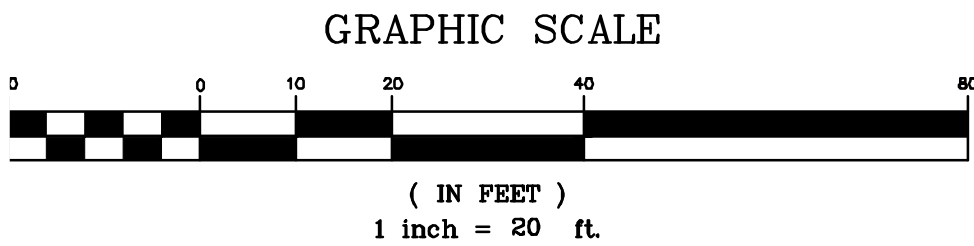
12-21-23
8-21-23
3-20-23

#3
#2
#1

HWY-3,4&5N

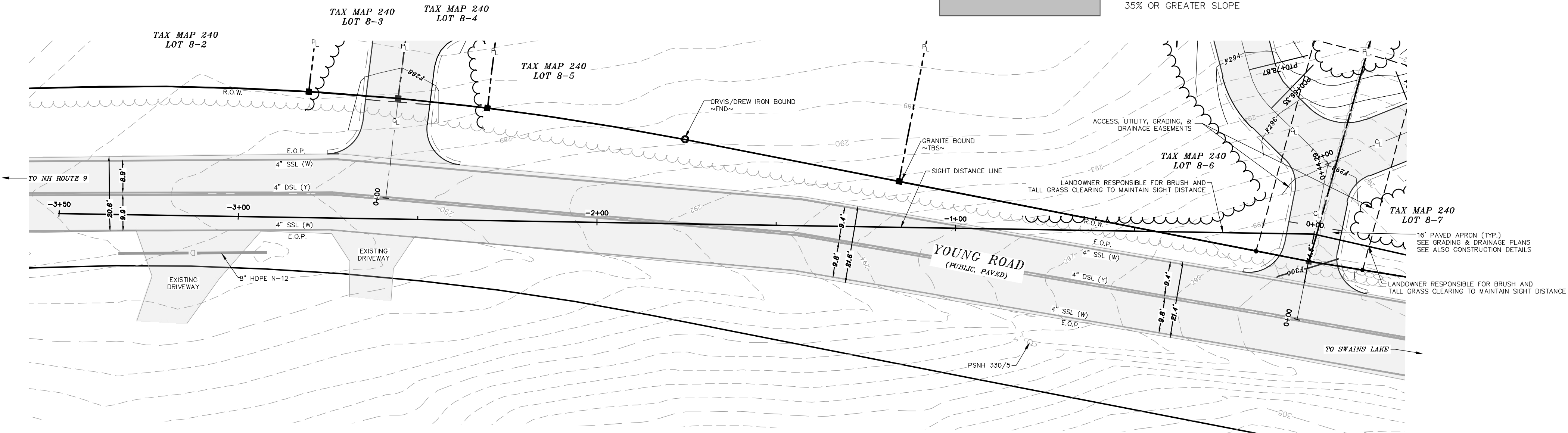
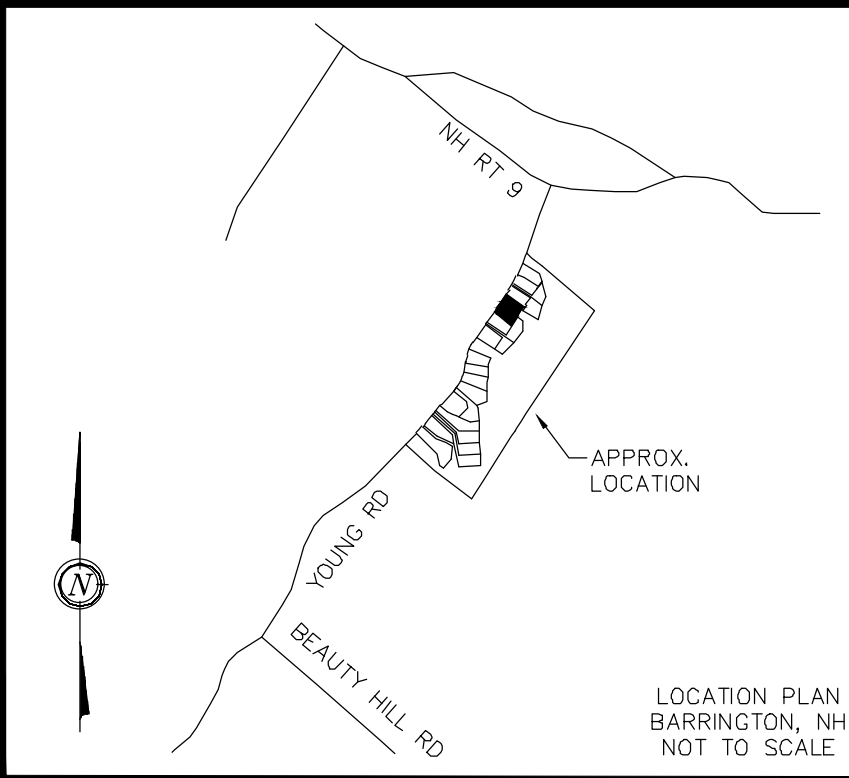
NOTES:

- 1.) OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
- 1A.) APPLICANT: PAUL THIBODEAU
76 YOUNG ROAD
BARRINGTON, NH 03825
- 2.) TAX MAP 240, LOT 8
- 3.) LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
- 4.) S.C.R.D. BOOK 5103, PAGE 080
- 5.) THIS IS A 23 LOT RESIDENTIAL SUBDIVISION.
- 6.) THE INTENT OF THIS PLAN IS TO DEMONSTRATE THE AVAILABLE SIGHT DISTANCE FROM THE PROPOSED DRIVEWAY OF LOT 8-6 & 8-7.
- 7.) EXISTING CONDITIONS INFORMATION IS BASED ON A SURVEY PERFORMED BY BERRY SURVEYING & ENGINEERING AND IS ENCLOSED IN THIS PACKAGE. EXISTING AND PROPOSED CONTOURS ARE PROVIDED AT 1' INTERVALS.
- 8.) THIS PROJECT SHALL BE CONSTRUCTED IN ACCORDANCE WITH NHDOT STANDARD SPECIFICATIONS DATED 2016. CURRENT STANDARD PLANS, SUPPLEMENTAL SPECIFICATIONS AND SPECIAL PROVISIONS INCLUDED IN THE PROPOSAL.
- 9.) ALL LOT AND DRIVEWAY CONSTRUCTION IS TO CONFORM WITH THE GRADING PLANS, EROSION & SEDIMENT CONTROL DETAILS AND CONSTRUCTION DETAILS SHOWN ON E-101, E-102, & E-103 INCLUDED WITH IN THE SUBDIVISION PLAN SET. PLANS ALSO ON FILE AT THE OFFICE OF BERRY SURVEYING & ENGINEERING (603) 332-2863.
- 10.) LOTS ARE SUBJECT TO EASEMENTS SHOWN ON THE EASEMENT PLANS, SHEETS #14-16, AND ARE TO BE RECORDED AT THE S.C.R.D.



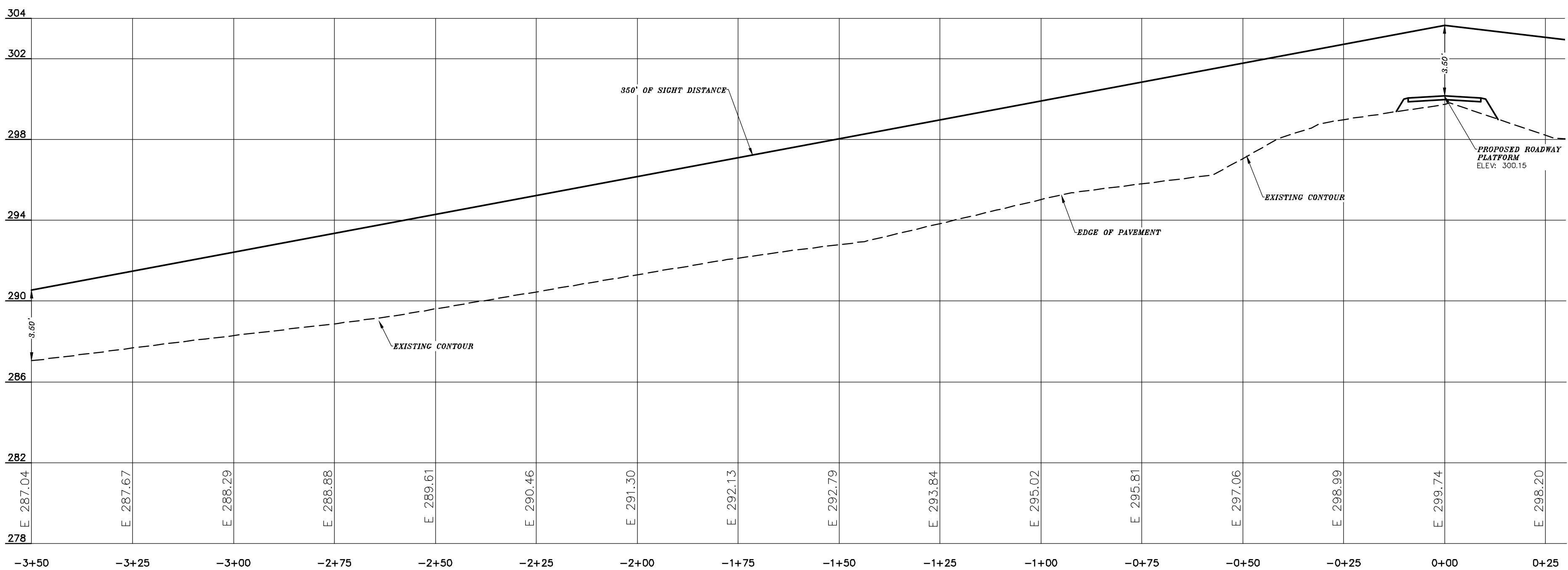
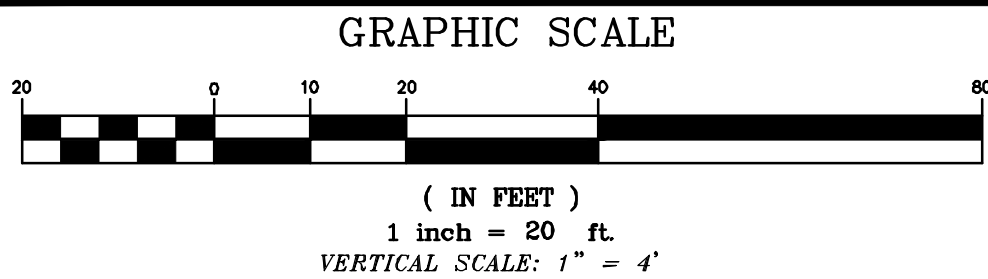
LEGEND:

- IRON PIPE ~FND~
IRON BOUND ~FND~
3/4" REBAR W/ ID CAP ~TBS~
GRANITE BOUND ~TBS~
- UTILITY POLE
TEST PIT
FLOW ARROW
TEMPORARY BENCHMARK (T.B.M.)
- STONE WALL
PERIMETER BOUNDARY
SUBDIVISION LINE
EASEMENT LINE
POORLY DRAINED JURISDICTIONAL WETLAND
WETLAND BUFFER
BUILDING SETBACK LINE
CENTER LINE
CONTOUR MINOR, EXISTING
CONTOUR MAJOR, EXISTING
EXISTING DRAINAGE LINE
CONTOUR MINOR, PROPOSED
CONTOUR MAJOR, PROPOSED
- S.C.R.D.
TYP.
FND
PL
R.O.W.
E.O.P.
SSL (W/Y)
DSL (Y)
- STRAFFORD COUNTY REGISTRY OF DEEDS
TYPICAL
FOUND
PROPERTY LINE
RIGHT OF WAY
EDGE OF PAVEMENT
SINGLE SOLID LINE (WHITE/YELLOW)
DOUBLE SOLID LINE (YELLOW)
- 35% OR GREATER SLOPE



PLAN VIEW YOUNG ROAD

PROFILE VIEW SIGHT LINE



FOR TOWN APPROVAL PURPOSES :

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HWY-6&7S

SIGHT DISTANCE PLAN YOUNG ROAD LOTS 6&7 SOUTHBOUND

FOR
LAND OF
PAUL THIBODEAU
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

REVISED PER CMA ENGINEERS REVIEW
SIGHT DISTANCE PLAN REVISIONS
MINOR REVISIONS TO LAYOUT

12-21-23
8-21-23
3-20-23

#3
#2
#1

REVISION

DATE

DESCRIPTION

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 20 FT.
DATE : FEBRUARY 15, 2023
FILE NO. : DB 2022 - 109

STATE OF NEW HAMPSHIRE
KENNETH A. BERRY
No. 14243
PROFESSIONAL ENGINEER

SHEET 46 OF 64

1.) OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825

1A.) APPLICANT: PAUL THIBODEAU
76 YOUNG ROAD
BARRINGTON, NH 03825

3.) LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.

5.) THIS IS A 23 LOT RESIDENTIAL

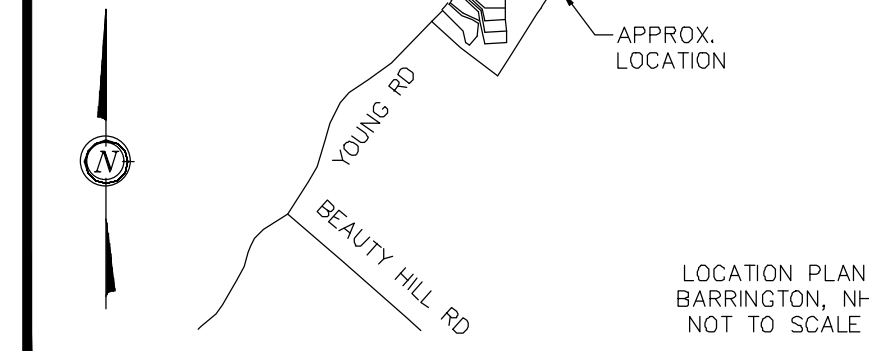
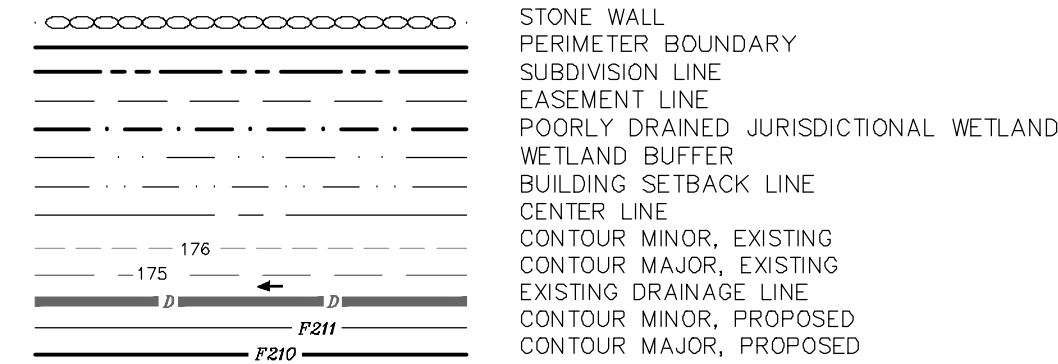
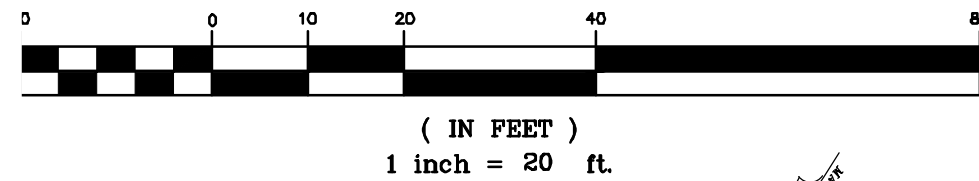
6.) THE INTENT OF THIS PLAN IS TO DEMONSTRATE THE DISTANCE FROM THE PROPOSED DRIVEWAY TO THE

7.) EXISTING CONDITIONS INFORMATION IS BASED ON A SURVEY PERFORMED BY BERRY SURVEYING & ENGINEERING AND IS ENCLOSED IN THIS PACKAGE. EXISTING AND PROPOSED CONTOURS ARE PROVIDED AT 1' INTERVALS.

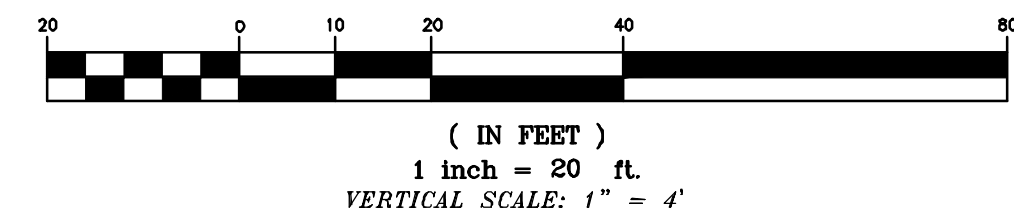
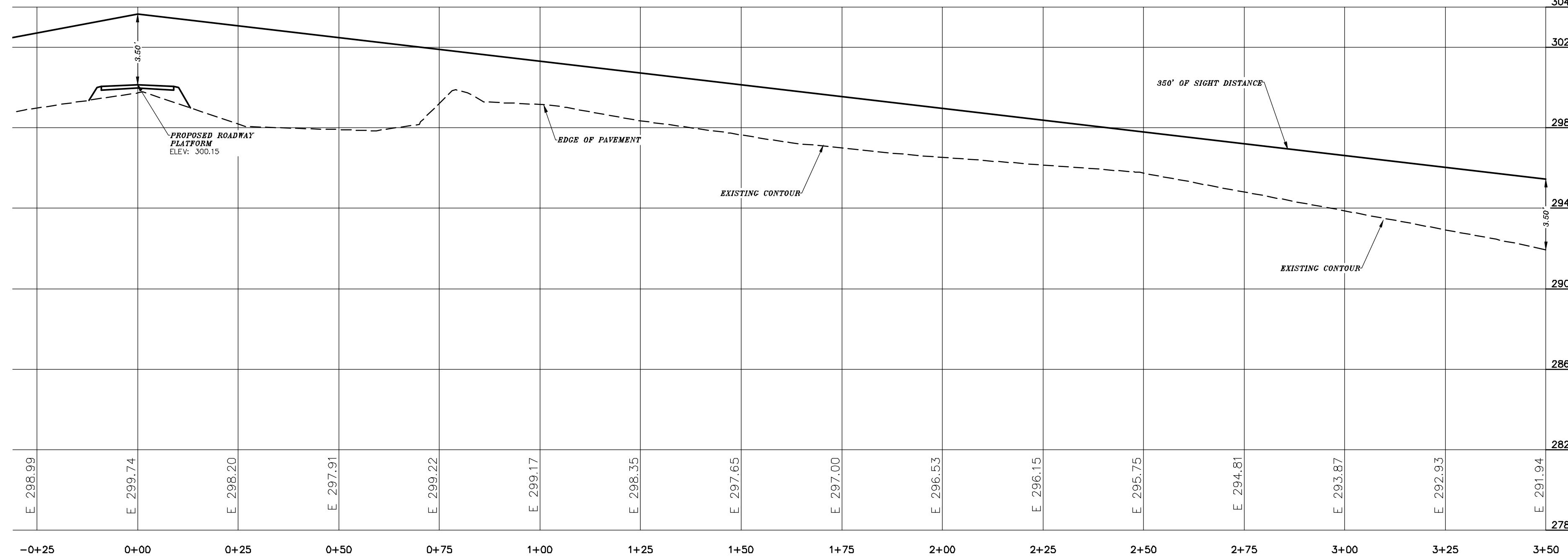
8.) THIS PROJECT SHALL BE CONSTRUCTED IN ACCORDANCE WITH NHDOT STANDARD SPECIFICATIONS DATED 2016. CURRENT STANDARD PLANS, SUPPLEMENTAL SPECIFICATIONS AND SPECIAL PROVISIONS INCLUDED IN THE PROPOSAL.

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10.) LOTS ARE SUBJECT TO EASEMENTS SHOWN ON THE EASEMENT PLANS SHEETS #14-16, AND ARE TO BE RECORDED AT THE S.C.R.D.



PROFILE VIEW SIGHT LINE



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HWY-6&7N

SIGHT DISTANCE PLAN YOUNG ROAD LOTS 6&7 NORTHBOUND

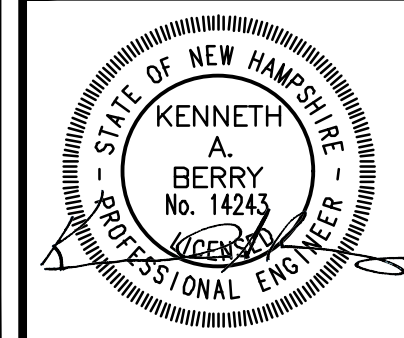
FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

BERRY SURVEYING & ENGINEERING
 335 SECOND CROWN POINT ROAD
 BARRINGTON, NH 03825 (603) 332-2863

SCALE : 1 IN. EQUALS 20 FT.

DATE : FEBRUARY 15, 2023

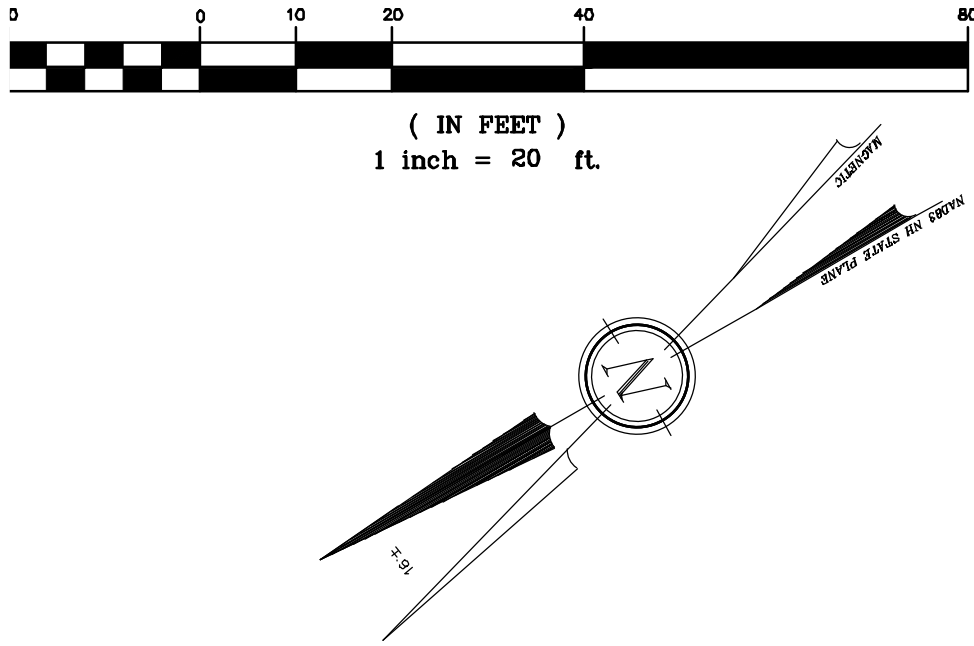
FILE NO. : DB 2022 - 109



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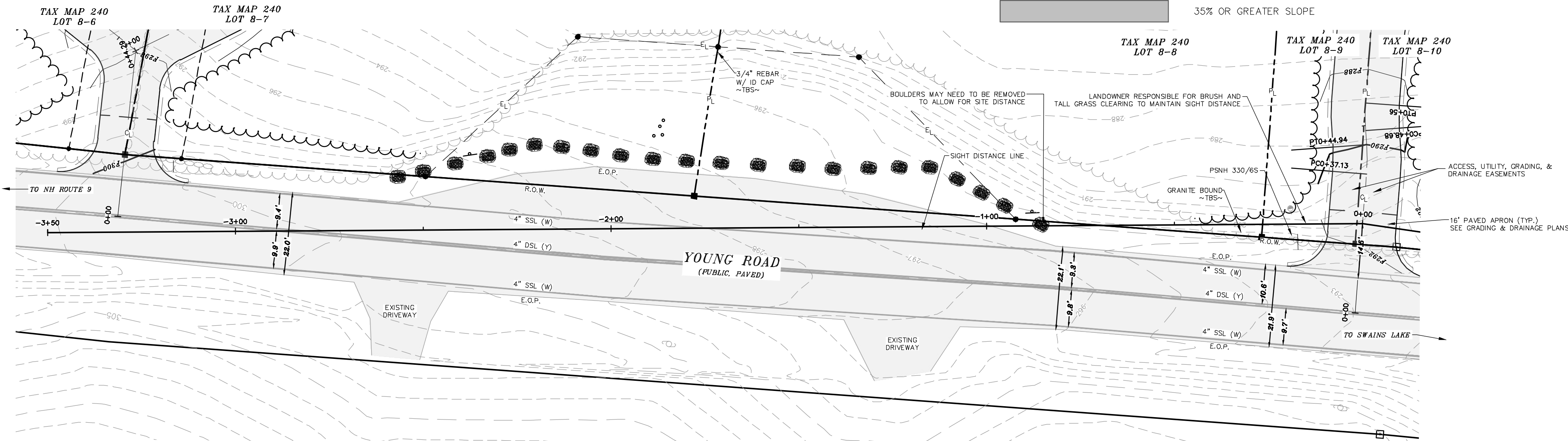
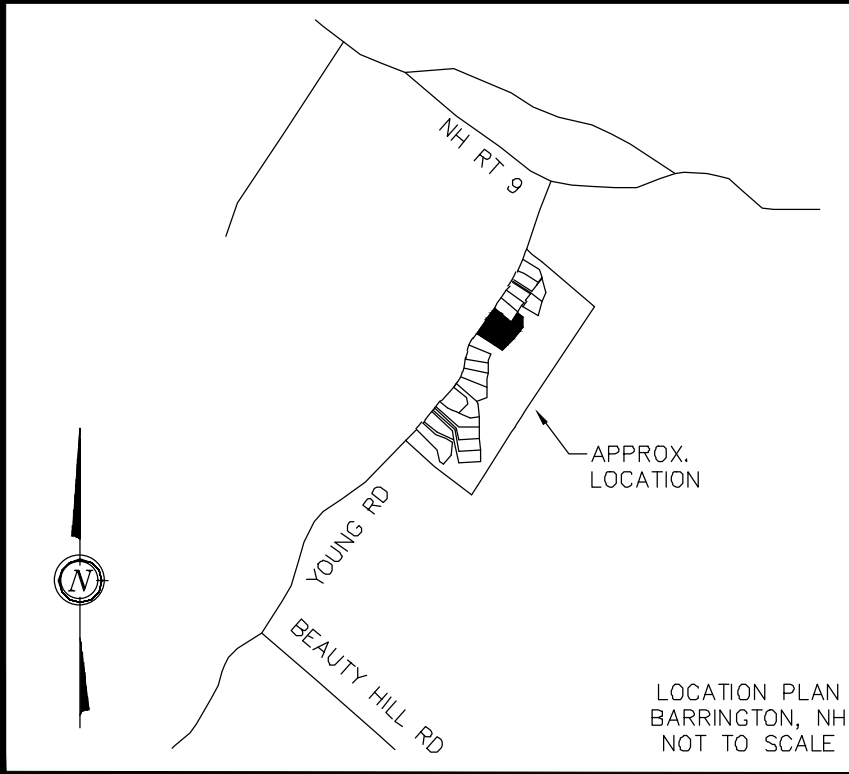
- OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
- TAX MAP 240, LOT 8
- LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
- S.C.R.D. BOOK 5103, PAGE 080
- THIS IS A 23 LOT RESIDENTIAL SUBDIVISION.
- THE INTENT OF THIS PLAN IS TO DEMONSTRATE THE AVAILABLE SIGHT DISTANCE FROM THE PROPOSED DRIVEWAY OF LOTS 8-8, 8-9, 8-10 & 8-11.
- EXISTING CONDITIONS INFORMATION IS BASED ON A SURVEY PERFORMED BY BERRY SURVEYING & ENGINEERING AND IS ENCLOSED IN THIS PACKAGE. EXISTING AND PROPOSED CONTOURS ARE PROVIDED AT 1' INTERVALS.
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GRAPHIC SCALE



LEGEND:

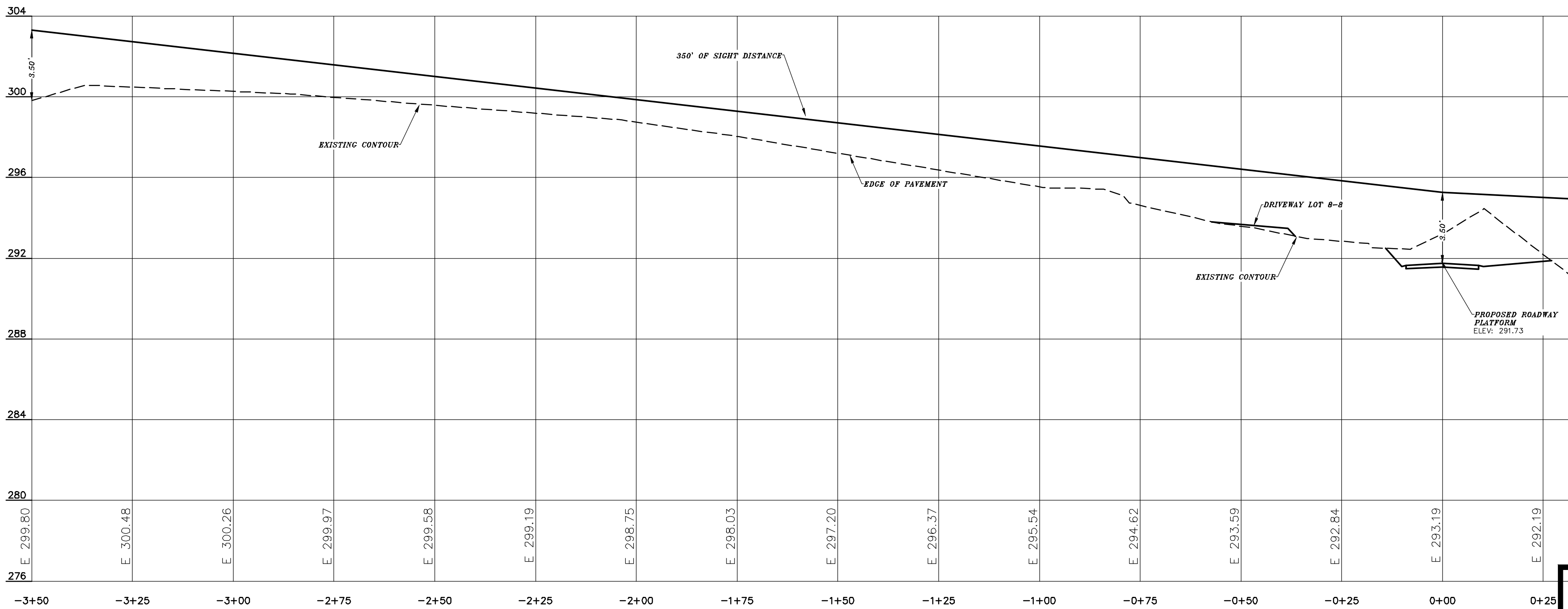
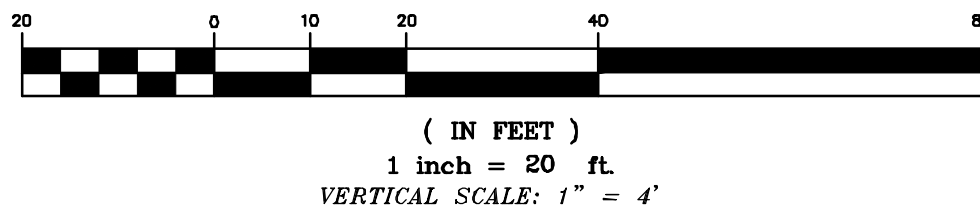
- IRON PIPE ~FND~
- IRON BOUND ~FND~
- 3/4" REBAR W/ ID CAP ~TBS~
- GRANITE BOUND ~TBS~
- UTILITY POLE
- TEST PIT
- FLOW ARROW
- TEMPORARY BENCHMARK (T.B.M.)
- STONE WALL
- PERIMETER BOUNDARY
- SUBDIVISION LINE
- EASEMENT LINE
- POORLY DRAINED JURISDICTIONAL WETLAND
- WETLAND BUFFER
- BUILDING SETBACK LINE
- CENTER LINE
- CONTOUR MINOR, EXISTING
- CONTOUR MAJOR, EXISTING
- EXISTING DRAINAGE LINE
- CONTOUR MINOR, PROPOSED
- CONTOUR MAJOR, PROPOSED
- S.C.R.D.
- TYP.
- FND
- PL
- R.O.W.
- E.O.P.
- SSL (W/Y)
- DSL (Y)
- 35% OR GREATER SLOPE



PLAN VIEW YOUNG ROAD

PROFILE VIEW SIGHT LINE

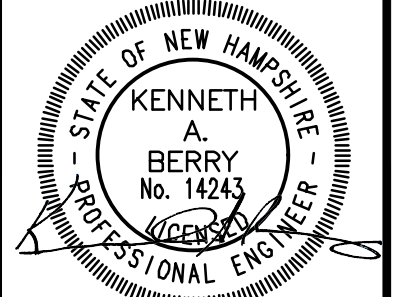
GRAPHIC SCALE



FOR TOWN APPROVAL PURPOSES :

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BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 20 FT.
DATE : FEBRUARY 15, 2023
FILE NO. : DB 2022 - 109



HWY-8,9,10&11S

SIGHT DISTANCE PLAN YOUNG ROAD LOTS 8,9,10,&11 SOUTHBOUND

FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

REVISED PER CMA ENGINEERS REVIEW
SIGHT DISTANCE PLAN REVISIONS
MINOR REVISIONS TO LAYOUT

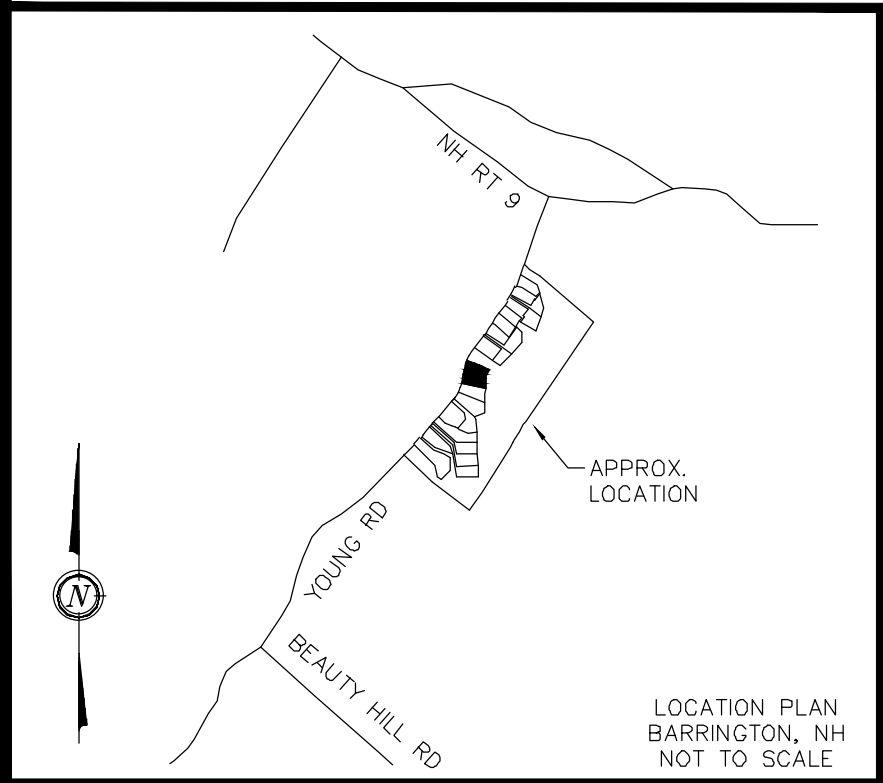
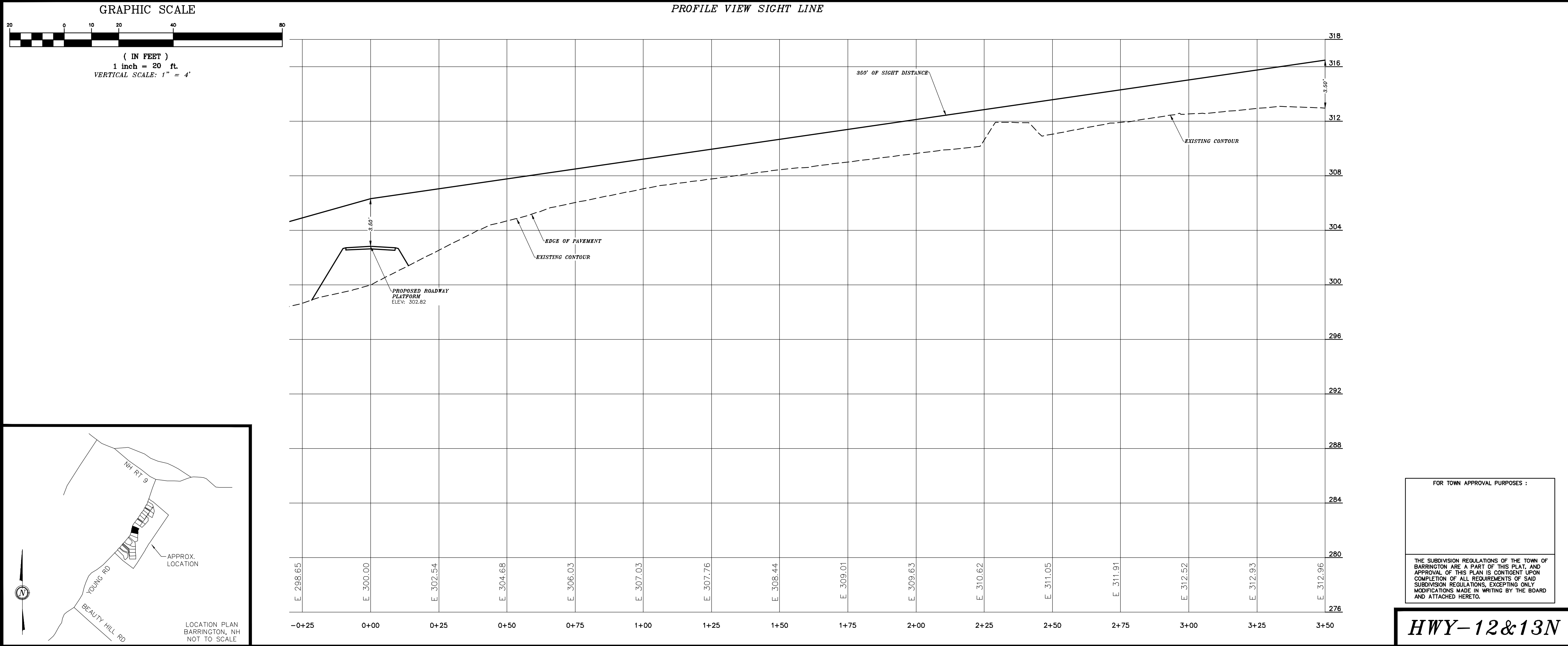
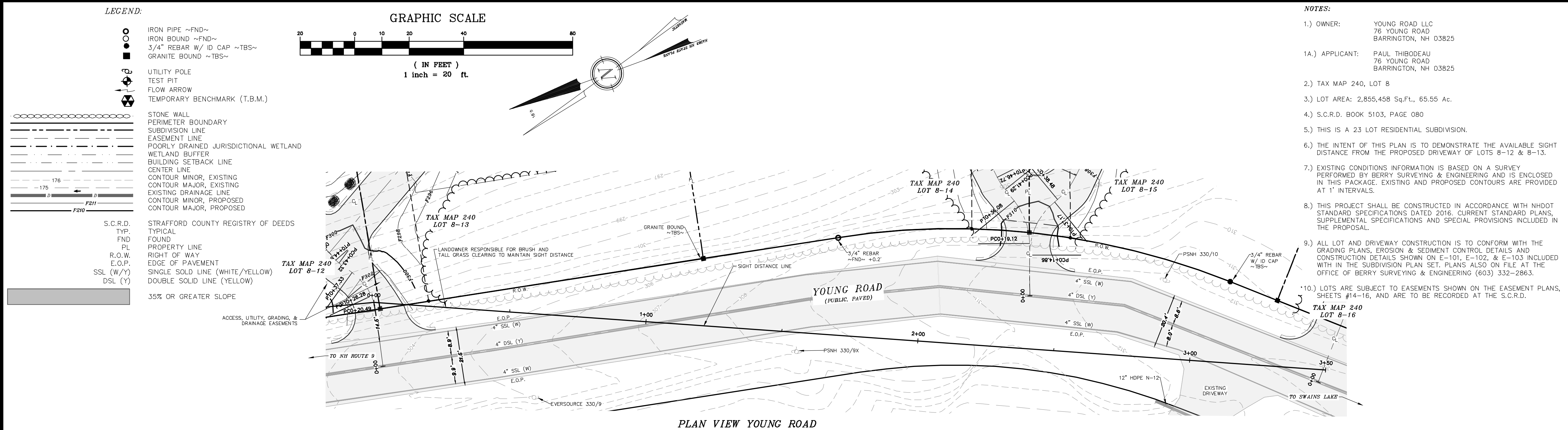
12-21-23
8-21-23
3-20-23

#3
#2
#1

REVISION

DATE

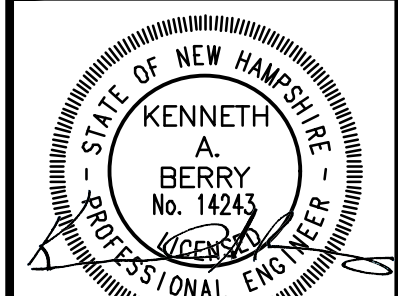
DESCRIPTION



REVISION	DATE	DESCRIPTION
#3	12-21-23	REVISED PER CMA ENGINEERS REVIEW
#2	8-21-23	SIGHT DISTANCE PLAN REVISIONS
#1	3-20-23	MINOR REVISIONS TO LAYOUT

FOR	PAUL THIBODEAU
LAND OF	YOUNG ROAD LLC
YOUNG ROAD	BARRINGTON, NH
TAX MAP 240, LOT 8	

BERRY SURVEYING & ENGINEERING	335 SECOND CROWN POINT ROAD	BARRINGTON, NH 03825 (603)332-2863
SCALE :	1 IN. EQUALS 20 FT.	
DATE :	FEBRUARY 15, 2023	
FILE NO. :	DB 2022 - 109	



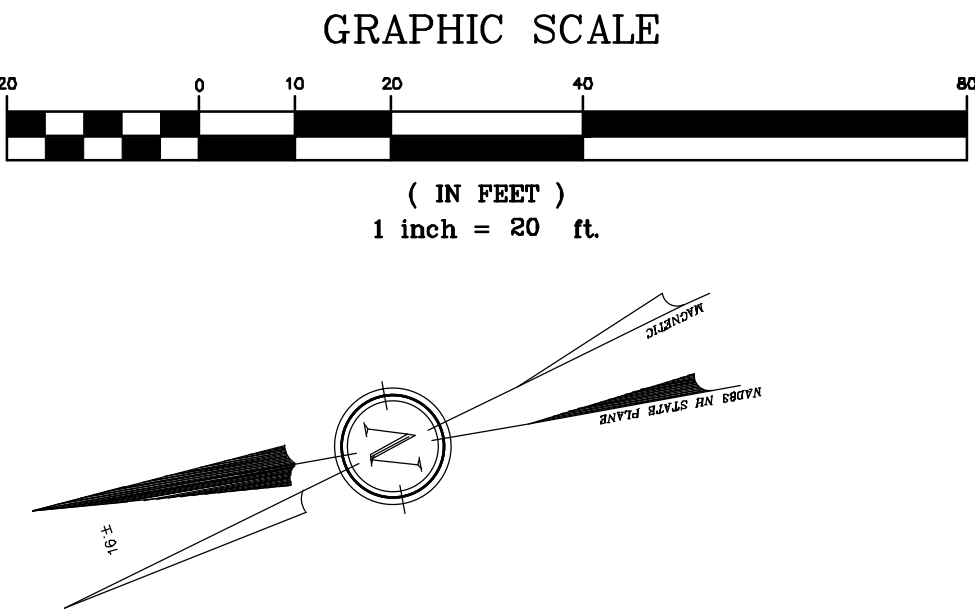
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HWY-12&13N

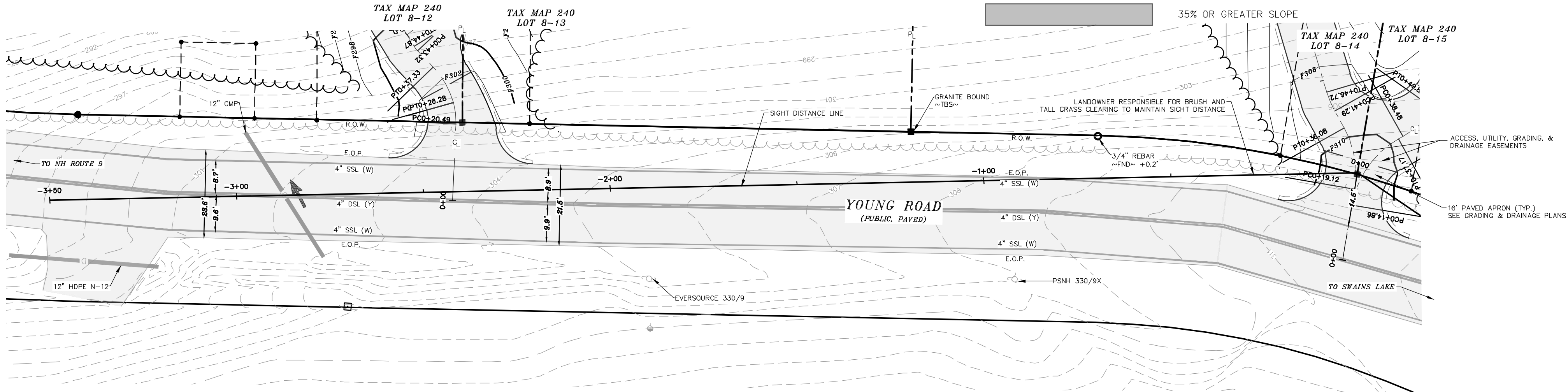
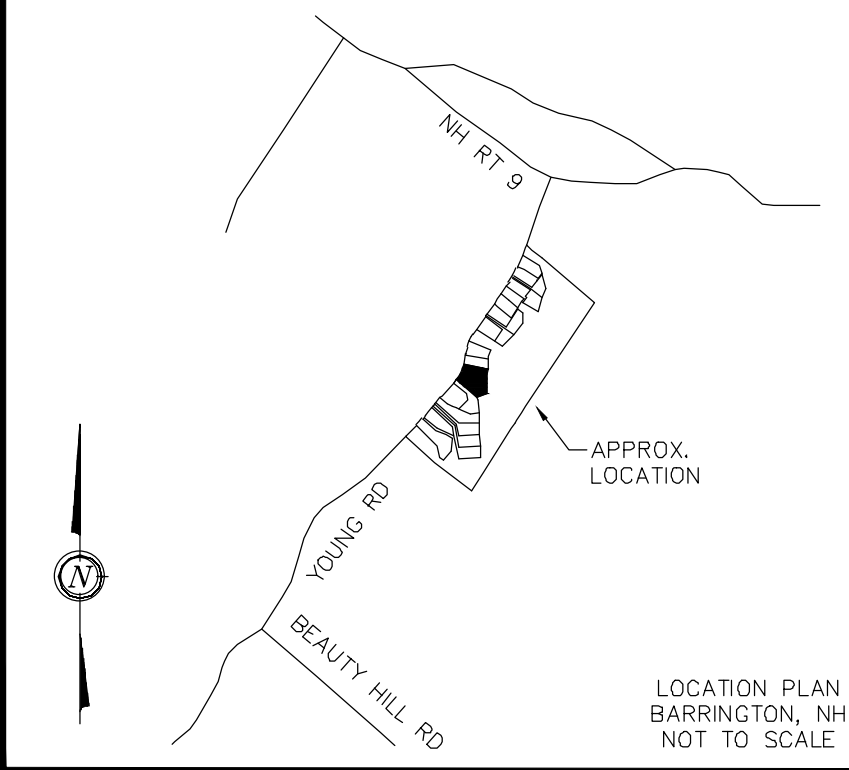
NOTES:

- OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
- TAX MAP 240, LOT 8
- LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
- S.C.R.D. BOOK 5103, PAGE 080
- THIS IS A 23 LOT RESIDENTIAL SUBDIVISION.
- THE INTENT OF THIS PLAN IS TO DEMONSTRATE THE AVAILABLE SIGHT DISTANCE FROM THE PROPOSED DRIVEWAY OF LOT 8-14 & 8-15.
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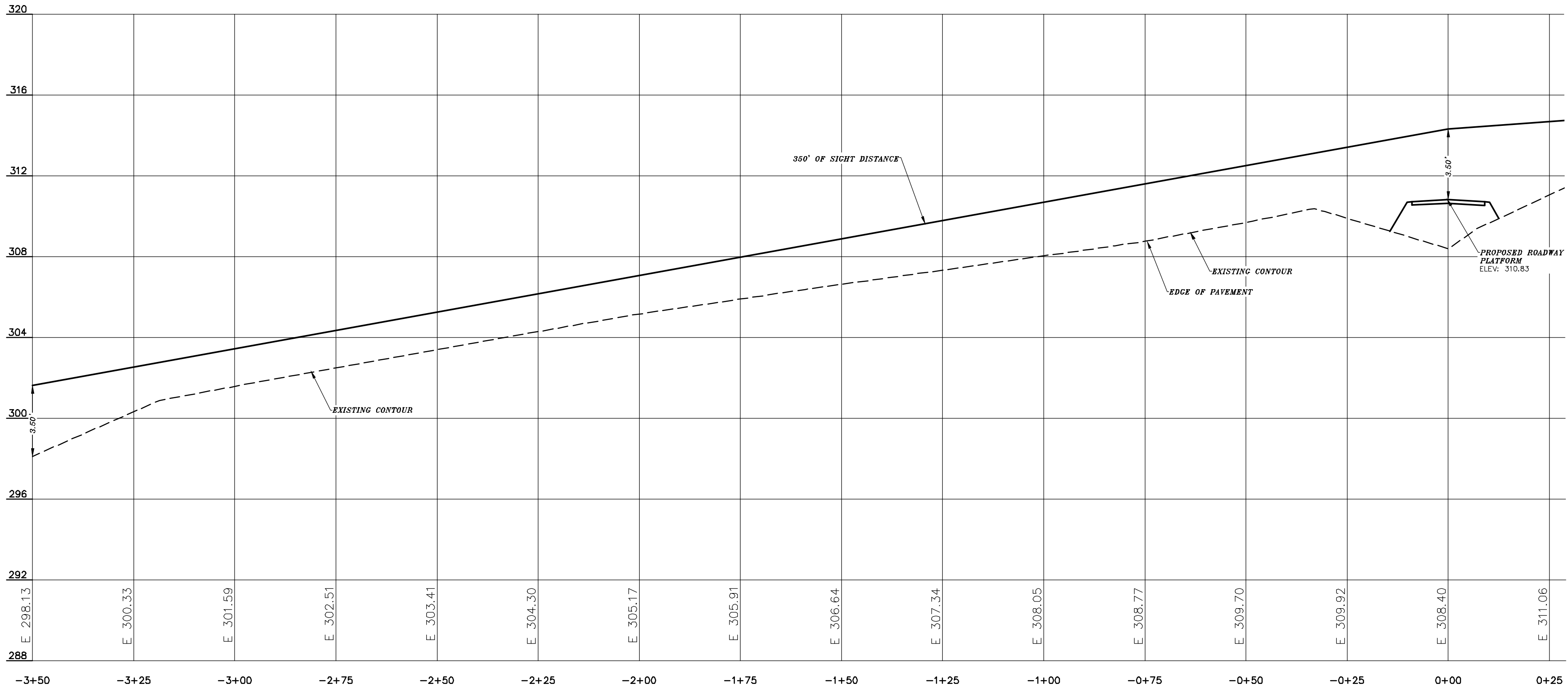
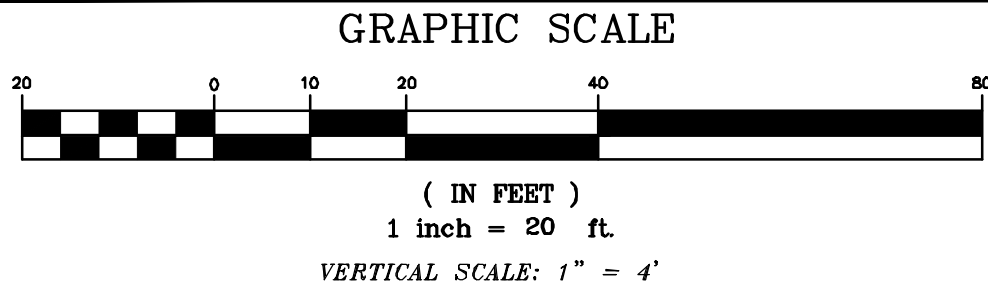
LEGEND:

- IRON PIPE ~FND~
- IRON BOUND ~FND~
- 3/4" REBAR W/ ID CAP ~TBS~
- GRANITE BOUND ~TBS~
- UTILITY POLE
- TEST PIT
- FLOW ARROW
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- PERIMETER BOUNDARY
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- EASEMENT LINE
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- CONTOUR MINOR, EXISTING
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- CONTOUR MINOR, PROPOSED
- CONTOUR MAJOR, PROPOSED
- S.C.R.D.
- TYP.
- FND
- PL
- R.O.W.
- E.O.P.
- SSL (W/Y)
- DSL (Y)
- STRAFFORD COUNTY REGISTRY OF DEEDS
- TYPICAL
- FOUND
- PROPERTY LINE
- RIGHT OF WAY
- EDGE OF PAVEMENT
- SINGLE SOLID LINE (WHITE/YELLOW)
- DOUBLE SOLID LINE (YELLOW)



PLAN VIEW YOUNG ROAD

PROFILE VIEW SIGHT LINE



FOR TOWN APPROVAL PURPOSES :

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BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 20 FT.
DATE : FEBRUARY 15, 2023
FILE NO. : DB 2022 - 109

KENNETH A. BERRY
No. 14243
PROFESSIONAL ENGINEER

SIGHT DISTANCE PLAN YOUNG ROAD LOTS 14&15 SOUTHBOUND

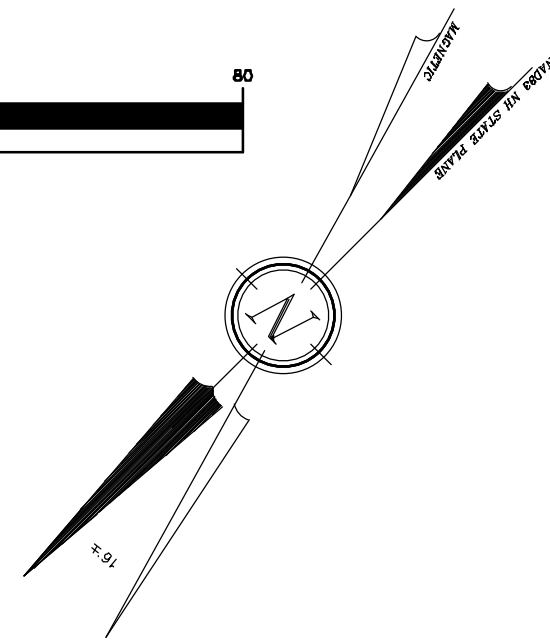
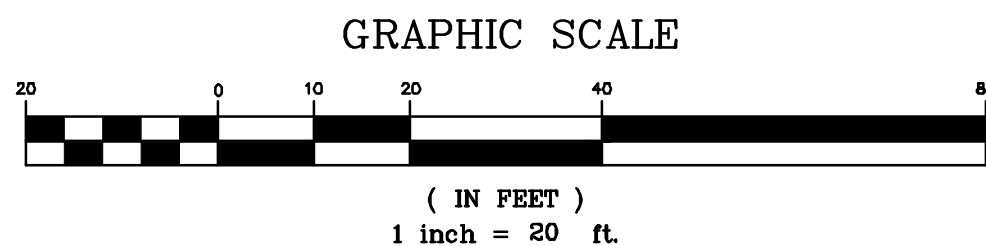
FOR LAND OF
PAUL THIBODEAU
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

REVISION	DATE	DESCRIPTION
#3	12-21-23	REVISED PER CMA ENGINEERS REVIEW
#2	8-21-23	SIGHT DISTANCE PLAN REVISIONS
#1	3-20-23	MINOR REVISIONS TO LAYOUT





























HWY-14&15S

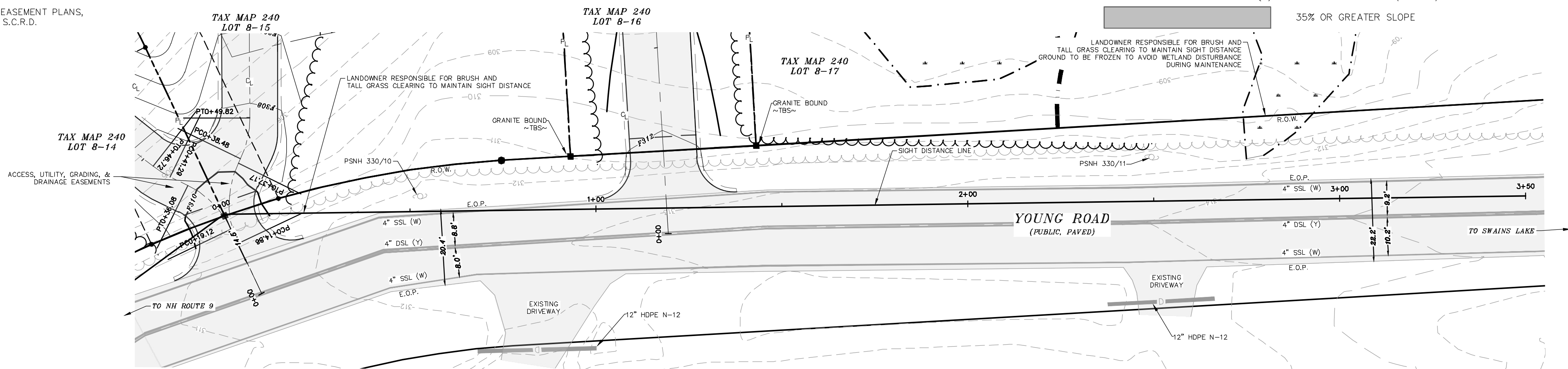
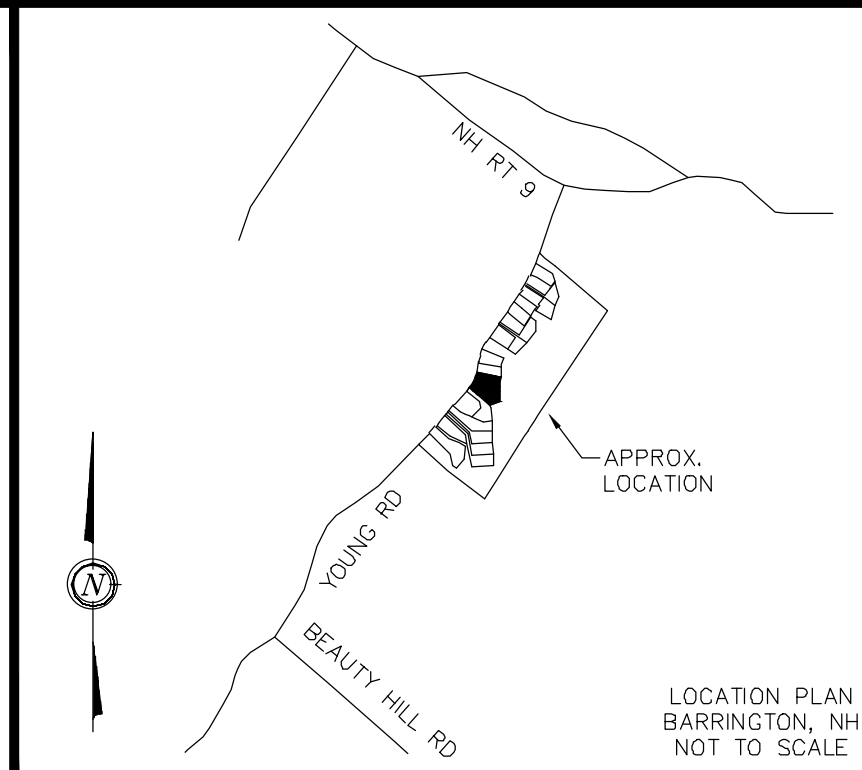
NOTES:

- 1.) OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
- 1A.) APPLICANT: PAUL THIBODEAU
76 YOUNG ROAD
BARRINGTON, NH 03825
- 2.) TAX MAP 240, LOT 8
- 3.) LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
- 4.) S.C.R.D. BOOK 5103, PAGE 080
- 5.) THIS IS A 23 LOT RESIDENTIAL SUBDIVISION.
- 6.) THE INTENT OF THIS PLAN IS TO DEMONSTRATE THE AVAILABLE SIGHT DISTANCE FROM THE PROPOSED DRIVEWAY OF LOTS 8-14 & 8-15.
- 7.) EXISTING CONDITIONS INFORMATION IS BASED ON A SURVEY PERFORMED BY BERRY SURVEYING & ENGINEERING AND IS ENCLOSED IN THIS PACKAGE. EXISTING AND PROPOSED CONTOURS ARE PROVIDED AT 1' INTERVALS.
- 8.) THIS PROJECT SHALL BE CONSTRUCTED IN ACCORDANCE WITH NHDOT STANDARD SPECIFICATIONS DATED 2016. CURRENT STANDARD PLANS, SUPPLEMENTAL SPECIFICATIONS AND SPECIAL PROVISIONS INCLUDED IN THE PROPOSAL.
- 9.) ALL LOT AND DRIVEWAY CONSTRUCTION IS TO CONFORM WITH THE GRADING PLANS, EROSION & SEDIMENT CONTROL DETAILS AND CONSTRUCTION DETAILS SHOWN ON E-101, E-102, & E-103 INCLUDED WITH IN THE SUBDIVISION PLAN SET. PLANS ALSO ON FILE AT THE OFFICE OF BERRY SURVEYING & ENGINEERING (603) 332-2863.
- 10.) LOTS ARE SUBJECT TO EASEMENTS SHOWN ON THE EASEMENT PLANS, SHEETS #14-16, AND ARE TO BE RECORDED AT THE S.C.R.D.



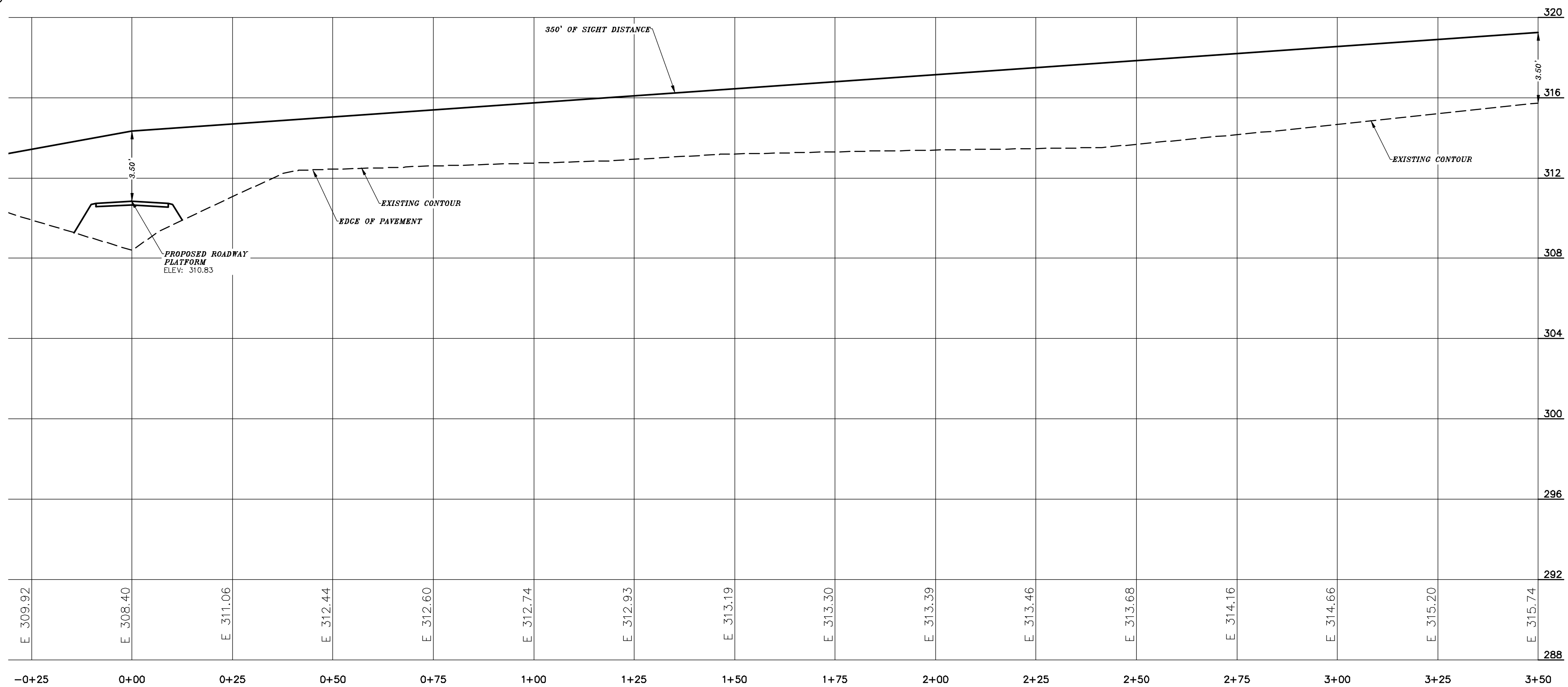
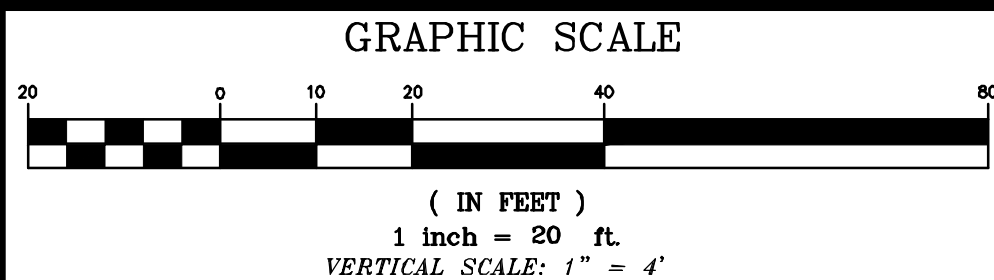
LEGEND:

- | | |
|---|---------------------------------------|
|  | IRON PIPE ~FND~ |
|  | IRON BOUND ~FND~ |
|  | 3/4" REBAR W/ ID CAP ~TBS~ |
|  | GRANITE BOUND ~TBS~ |
|  | UTILITY POLE |
|  | TEST PIT |
|  | FLOW ARROW |
|  | STONE WALL |
|  | PERIMETER BOUNDARY |
|  | SUBDIVISION LINE |
|  | EASEMENT LINE |
|  | POORLY DRAINED JURISDICTIONAL WETLAND |
|  | WETLAND BUFFER |
|  | BUILDING SETBACK LINE |
|  | CENTER LINE |
|  | CONTOUR MINOR, EXISTING |
|  | CONTOUR MAJOR, EXISTING |
|  | EXISTING DRAINAGE LINE |
|  | CONTOUR MINOR, PROPOSED |
|  | CONTOUR MAJOR, PROPOSED |
|  | STRAFFORD COUNTY REGISTRY OF DEEDS |
|  | TYPICAL |
|  | FOUND |
|  | PROPERTY LINE |
|  | RIGHT OF WAY |
|  | EDGE OF PAVEMENT |
|  | SINGLE SOLID LINE (WHITE/YELLOW) |
|  | DOUBLE SOLID LINE (YELLOW) |



PLAN VIEW YOUNG ROAD

PROFILE VIEW SIGHT LINE



FOR TOWN APPROVAL PURPOSES :

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HWY-14&15N

SIGHT DISTANCE PLAN YOUNG ROAD LOTS 14&15 NORTHBOUND

FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

REVISIONS PER CMA ENGINEERS REVIEW	DESCRIPTION
SIGHT DISTANCE PLAN REVISIONS	
MINOR REVISIONS TO LAYOUT	

DATE _____

REVISION

#3

#3

#3

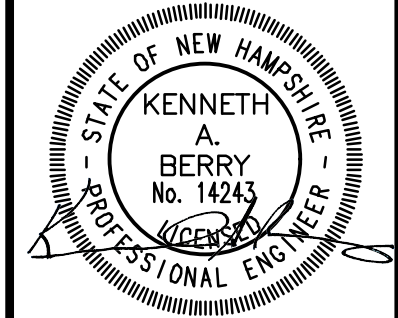
#3

#3

#3

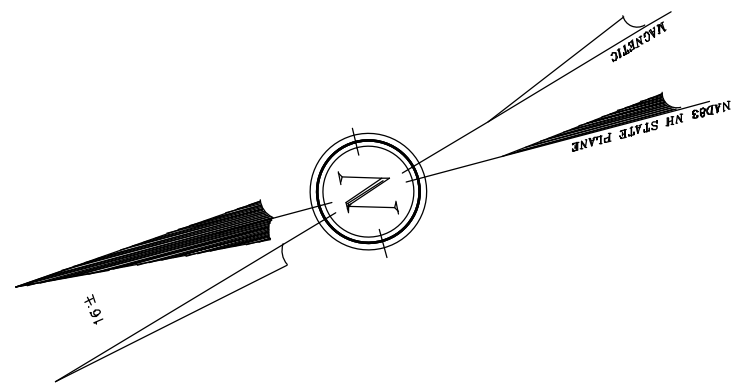
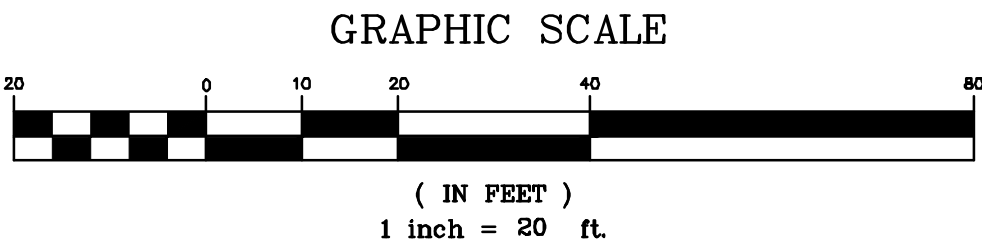
BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603) 332-2863

SCALE : 1 IN. EQUALS 20 FT.
DATE : FEBRUARY 15, 2023
FILE NO. : DB 2022 - 109



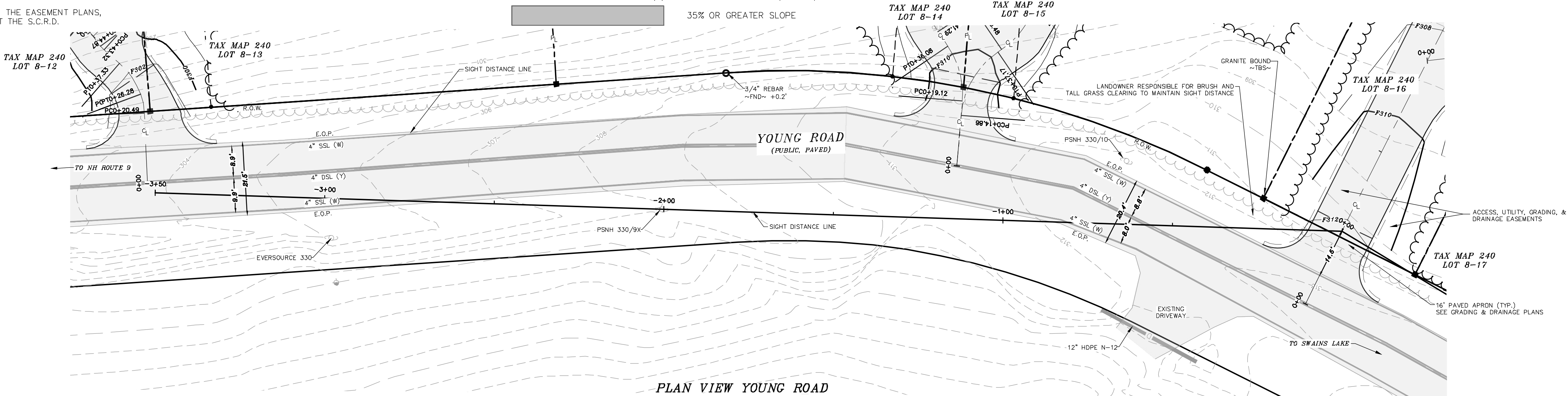
NOTES:

- OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
- A.) APPLICANT: PAUL THIBODEAU
76 YOUNG ROAD
BARRINGTON, NH 03825
- TAX MAP 240, LOT 8
- LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
- S.C.R.D. BOOK 5103, PAGE 080
- THIS IS A 23 LOT RESIDENTIAL SUBDIVISION.
- THE INTENT OF THIS PLAN IS TO DEMONSTRATE THE AVAILABLE SIGHT DISTANCE FROM THE PROPOSED DRIVEWAY OF LOTS 8-16 & 8-17.
- EXISTING CONDITIONS INFORMATION IS BASED ON A SURVEY PERFORMED BY BERRY SURVEYING & ENGINEERING AND IS ENCLOSED IN THIS PACKAGE. EXISTING AND PROPOSED CONTOURS ARE PROVIDED AT 1' INTERVALS.
- THIS PROJECT SHALL BE CONSTRUCTED IN ACCORDANCE WITH NHDOT STANDARD SPECIFICATIONS DATED 2016. CURRENT STANDARD PLANS, SUPPLEMENTAL SPECIFICATIONS AND SPECIAL PROVISIONS INCLUDED IN THE PROPOSAL.
- ALL LOT AND DRIVEWAY CONSTRUCTION IS TO CONFORM WITH THE GRADING PLANS, EROSION & SEDIMENT CONTROL DETAILS AND CONSTRUCTION DETAILS SHOWN ON E-101, E-102, & E-103 INCLUDED WITH IN THE SUBDIVISION PLAN SET. PLANS ALSO ON FILE AT THE OFFICE OF BERRY SURVEYING & ENGINEERING (603) 332-2863.
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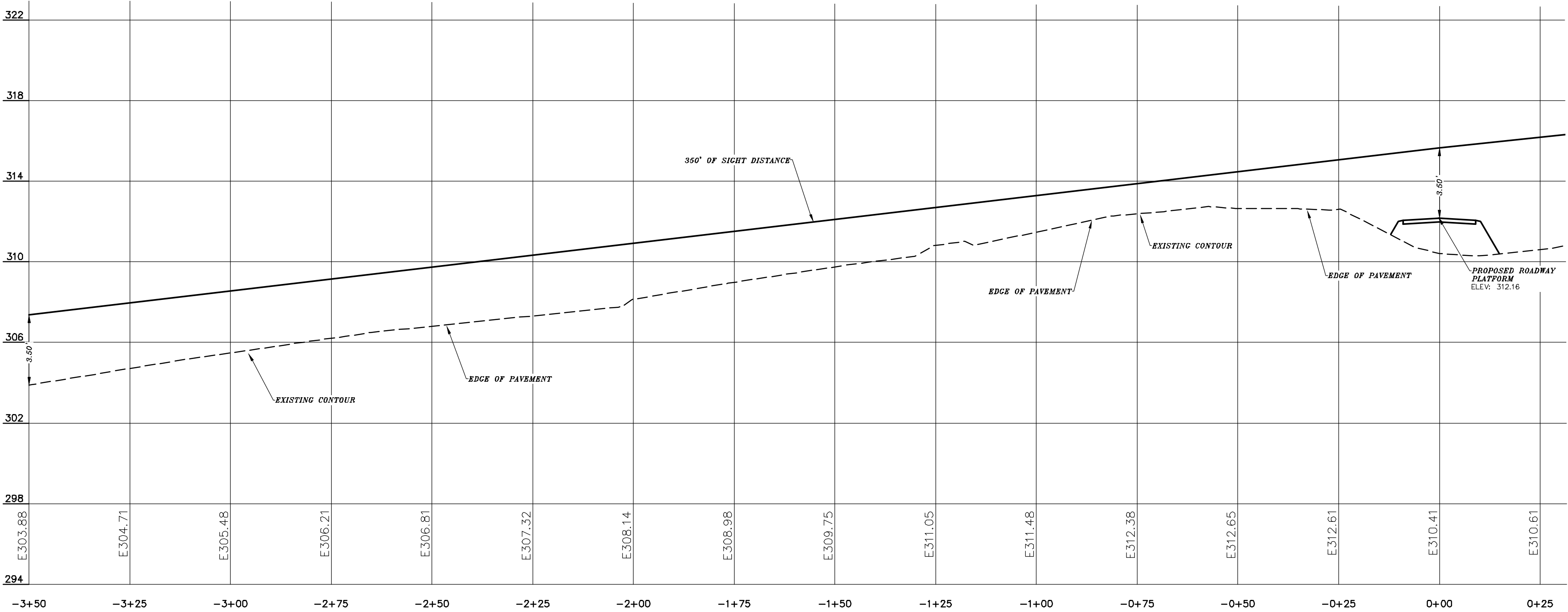
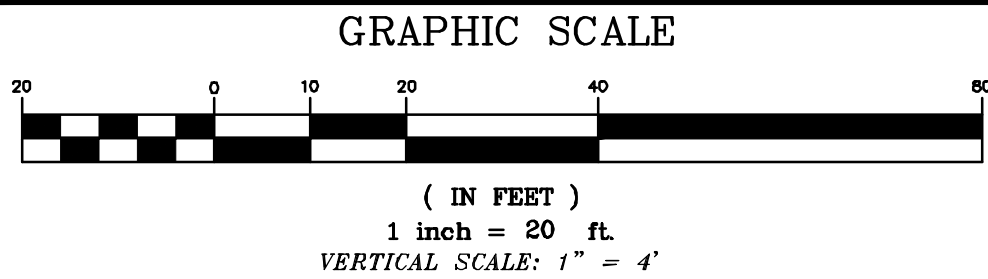
LEGEND:

- IRON PIPE ~FND~
- IRON BOUND ~FND~
- 3/4" REBAR W/ ID CAP ~TBS~
- GRANITE BOUND ~TBS~
- UTILITY POLE
- TEST PIT
- FLOW ARROW
- TEMPORARY BENCHMARK (T.B.M.)
- STONE WALL
- PERIMETER BOUNDARY
- SUBDIVISION LINE
- EASEMENT LINE
- POORLY DRAINED JURISDICTIONAL WETLAND
- WETLAND BUFFER
- BUILDING SETBACK LINE
- CENTER LINE
- CONTOUR MINOR, EXISTING
- CONTOUR MAJOR, EXISTING
- EXISTING DRAINAGE LINE
- CONTOUR MINOR, PROPOSED
- CONTOUR MAJOR, PROPOSED
- S.C.R.D.
- TYP.
- FND
- PL
- R.O.W.
- E.O.P.
- SSL (W/Y)
- DSL (Y)
- 35% OR GREATER SLOPE



PLAN VIEW YOUNG ROAD

PROFILE VIEW SIGHT LINE



FOR TOWN APPROVAL PURPOSES :

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HWY-16&17S

REVISD PER CMA ENGINEERS REVIEW
SIGHT DISTANCE PLAN REVISIONS
MINOR REVISIONS TO LAYOUT

DESCRIPTION

DATE

REVISION

#3

#2

#1

12-21-23

8-21-23

3-20-23

FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

SIGHT DISTANCE PLAN YOUNG ROAD LOTS 16 & 17 SOUTHBOUND

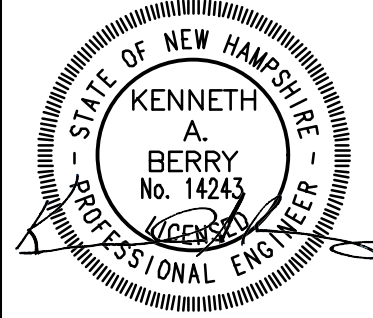
BERRY SURVEYING & ENGINEERING

335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863

SCALE : 1 IN. EQUALS 20 FT.

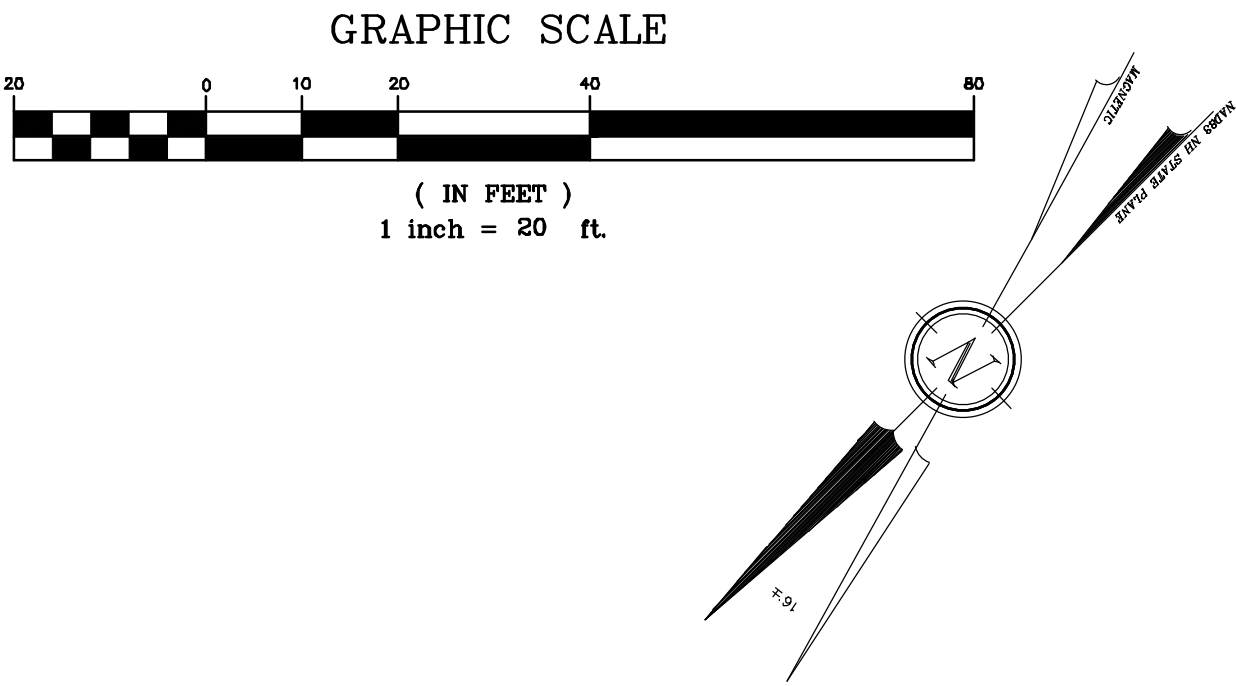
DATE : FEBRUARY 15, 2023

FILE NO. : DB 2022 - 109



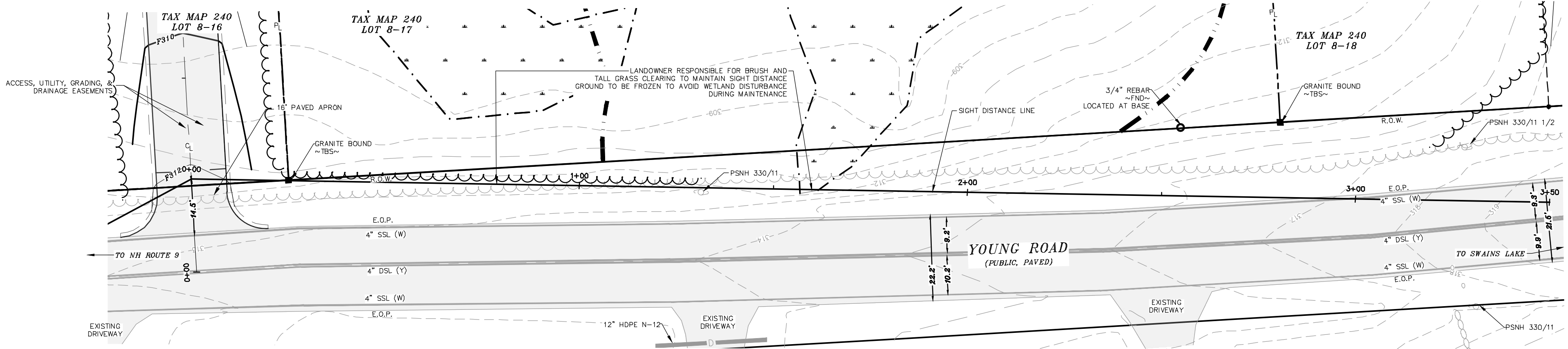
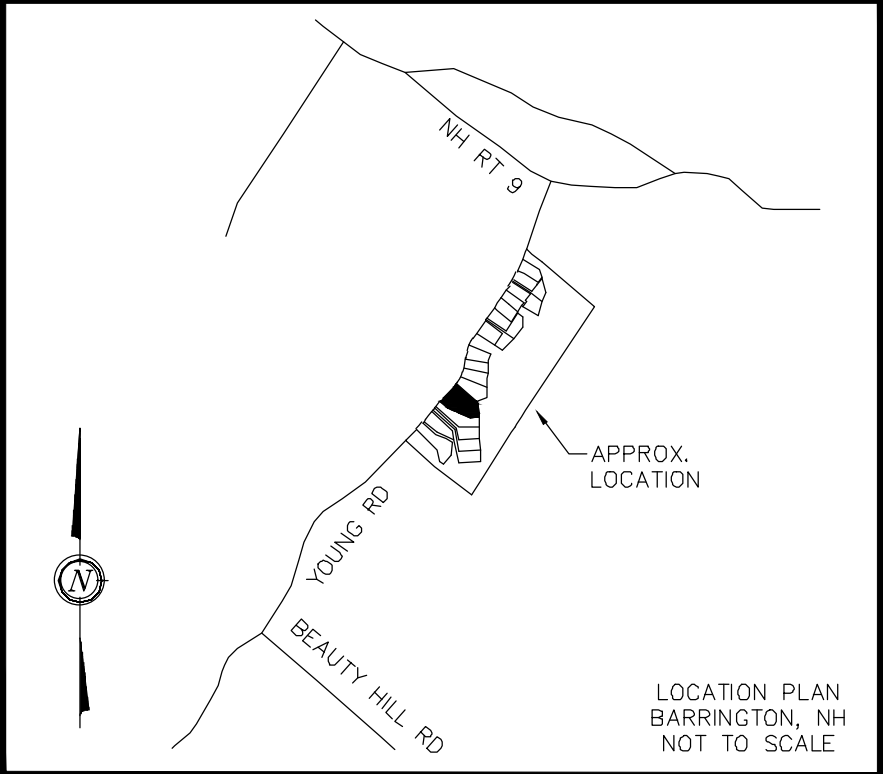
NOTES:

- 1.) OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
- 1A.) APPLICANT: PAUL THIBODEAU
76 YOUNG ROAD
BARRINGTON, NH 03825
- 2.) TAX MAP 240, LOT 8
- 3.) LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
- 4.) S.C.R.D. BOOK 5103, PAGE 080
- 5.) THIS IS A 23 LOT RESIDENTIAL SUBDIVISION.
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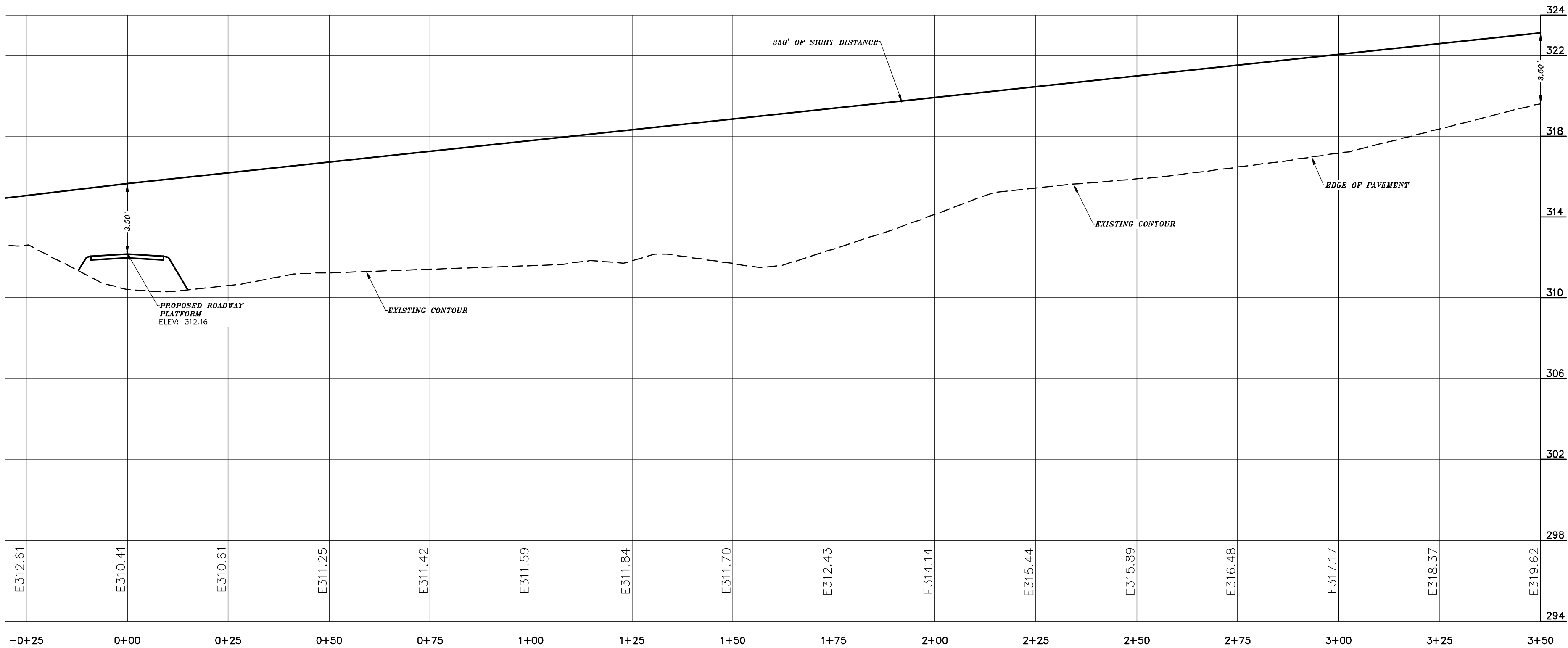
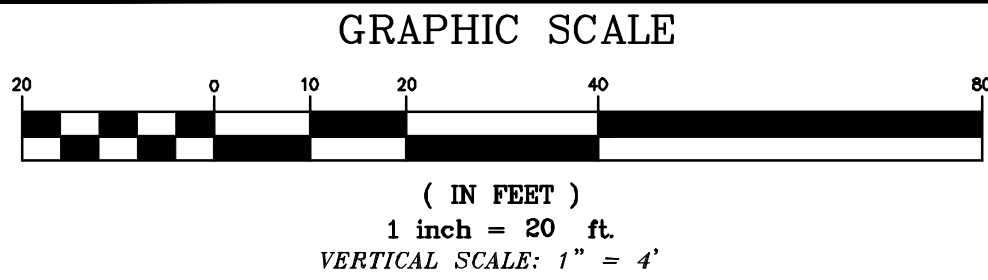
LEGEND:

- IRON PIPE ~FND~
- IRON BOUND ~FND~
- 3/4" REBAR W/ ID CAP ~TBS~
- GRANITE BOUND ~TBS~
- UTILITY POLE
- TEST PIT
- FLOW ARROW
- TEMPORARY BENCHMARK (T.B.M.)
- STONE WALL
- PERIMETER BOUNDARY
- SUBDIVISION LINE
- EASEMENT LINE
- POORLY DRAINED JURISDICTIONAL WETLAND
- WETLAND BUFFER
- BUILDING SETBACK LINE
- CENTER LINE
- CONTOUR MINOR, EXISTING
- CONTOUR MAJOR, EXISTING
- EXISTING DRAINAGE LINE
- CONTOUR MINOR, PROPOSED
- CONTOUR MAJOR, PROPOSED
- STRAFFORD COUNTY REGISTRY OF DEEDS
- TYP.
- FND
- PL
- R.O.W.
- E.O.P.
- SSL (W/Y)
- DSL (Y)
- 35% OR GREATER SLOPE



PLAN VIEW YOUNG ROAD

PROFILE VIEW SIGHT LINE



FOR TOWN APPROVAL PURPOSES :

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BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 20 FT.
DATE : FEBRUARY 15, 2023
FILE NO. : DB 2022 - 109

KENNETH A. BERRY
No. 14243
PROFESSIONAL ENGINEER - CIVIL

SIGHT DISTANCE PLAN YOUNG ROAD LOTS 16 & 17 NORTHBOUND

FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

REVISION	DATE	DESCRIPTION
#3	12-21-23	REVISED PER CMA ENGINEERS REVIEW
#2	8-21-23	SIGHT DISTANCE PLAN REVISIONS
#1	3-20-23	MINOR REVISIONS TO LAYOUT

HWY-16&17N

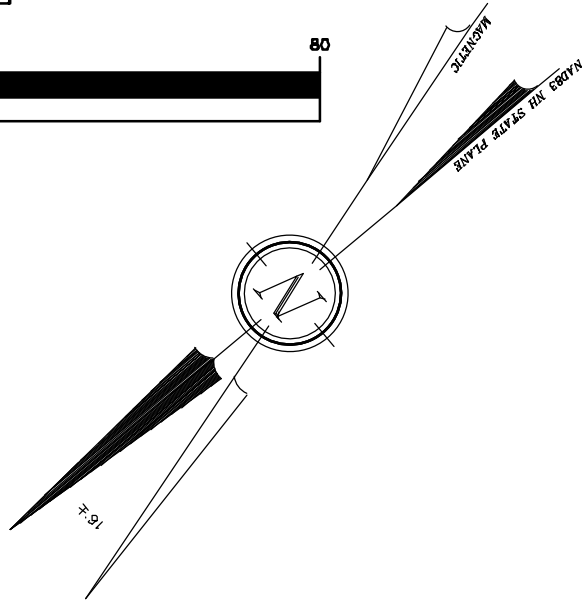
NOTES:

- 1.) OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
- 1A.) APPLICANT: PAUL THIBODEAU
76 YOUNG ROAD
BARRINGTON, NH 03825
- 2.) TAX MAP 240, LOT 8
- 3.) LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
- 4.) S.C.R.D. BOOK 5103, PAGE 080
- 5.) THIS IS A 23 LOT RESIDENTIAL SUBDIVISION.
- 6.) THE INTENT OF THIS PLAN IS TO DEMONSTRATE THE AVAILABLE SIGHT DISTANCE FROM THE PROPOSED DRIVEWAY OF LOTS 8-18 & 8-19.
- 7.) EXISTING CONDITIONS INFORMATION IS BASED ON A SURVEY PERFORMED BY BERRY SURVEYING & ENGINEERING AND IS ENCLOSED IN THIS PACKAGE. EXISTING AND PROPOSED CONTOURS ARE PROVIDED AT 1' INTERVALS.
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- 9.) ALL LOT AND DRIVEWAY CONSTRUCTION IS TO CONFORM WITH THE GRADING PLANS, EROSION & SEDIMENT CONTROL DETAILS AND CONSTRUCTION DETAILS SHOWN ON E-101, E-102, & E-103 INCLUDED WITH IN THE SUBDIVISION PLAN SET. PLANS ALSO ON FILE AT THE OFFICE OF BERRY SURVEYING & ENGINEERING (603) 332-2863.
- 10.) LOTS ARE SUBJECT TO EASEMENTS SHOWN ON THE EASEMENT PLANS, SHEETS #14-16, AND ARE TO BE RECORDED AT THE S.C.R.D.

GRAPHIC SCALE

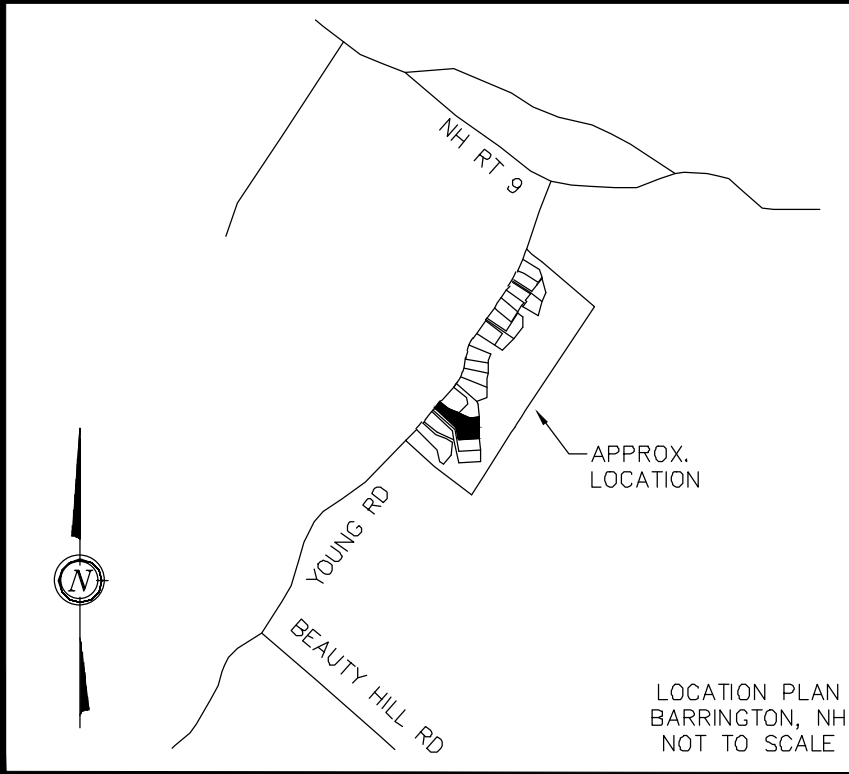


(IN FEET)
1 inch = 20 ft.

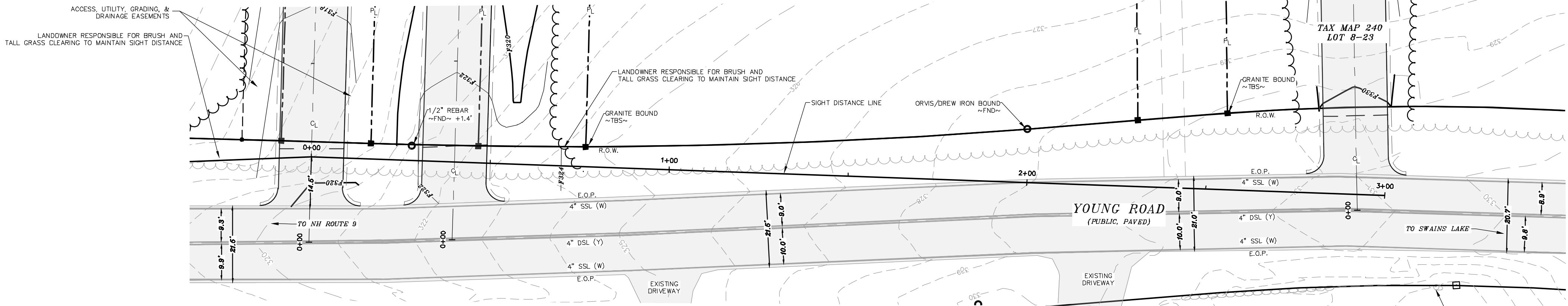


LEGEND:

- IRON PIPE ~FND~
IRON BOUND ~FND~
3/4" REBAR W/ ID CAP ~TBS~
GRANITE BOUND ~TBS~
- UTILITY POLE
TEST PIT
FLOW ARROW
TEMPORARY BENCHMARK (T.B.M.)
- STONE WALL
PERIMETER BOUNDARY
SUBDIVISION LINE
EASEMENT LINE
POORLY DRAINED JURISDICTIONAL WETLAND
WETLAND BUFFER
BUILDING SETBACK LINE
CENTER LINE
CONTOUR MINOR, EXISTING
CONTOUR MAJOR, EXISTING
EXISTING DRAINAGE LINE
CONTOUR MINOR, PROPOSED
CONTOUR MAJOR, PROPOSED
- S.C.R.D. STRAFFORD COUNTY REGISTRY OF DEEDS
TYP. TYPICAL
FND FOUND
PL PROPERTY LINE
R.O.W. RIGHT OF WAY
E.O.P. EDGE OF PAVEMENT
SSL (W/Y) SINGLE SOLID LINE (WHITE/YELLOW)
DSL (Y) DOUBLE SOLID LINE (YELLOW)
- 35% OR GREATER SLOPE



LOCATION PLAN
BARRINGTON, NH
NOT TO SCALE

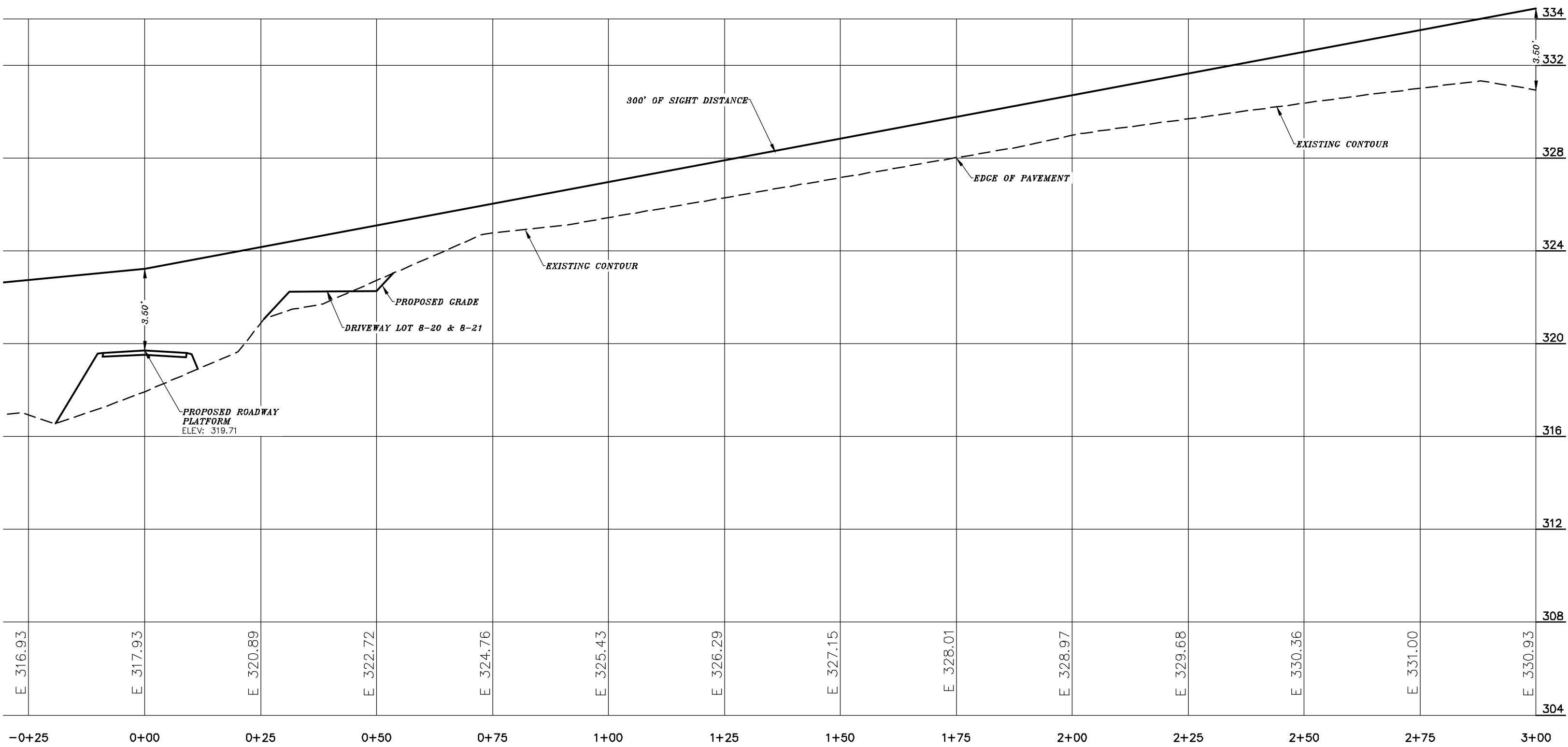


PLAN VIEW YOUNG ROAD
PROFILE VIEW SIGHT LINE

GRAPHIC SCALE



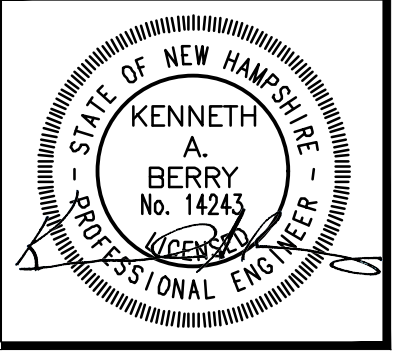
(IN FEET)
1 inch = 20 ft.
VERTICAL SCALE: 1" = 4'



FOR TOWN APPROVAL PURPOSES :

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BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 20 FT.
DATE : FEBRUARY 15, 2023
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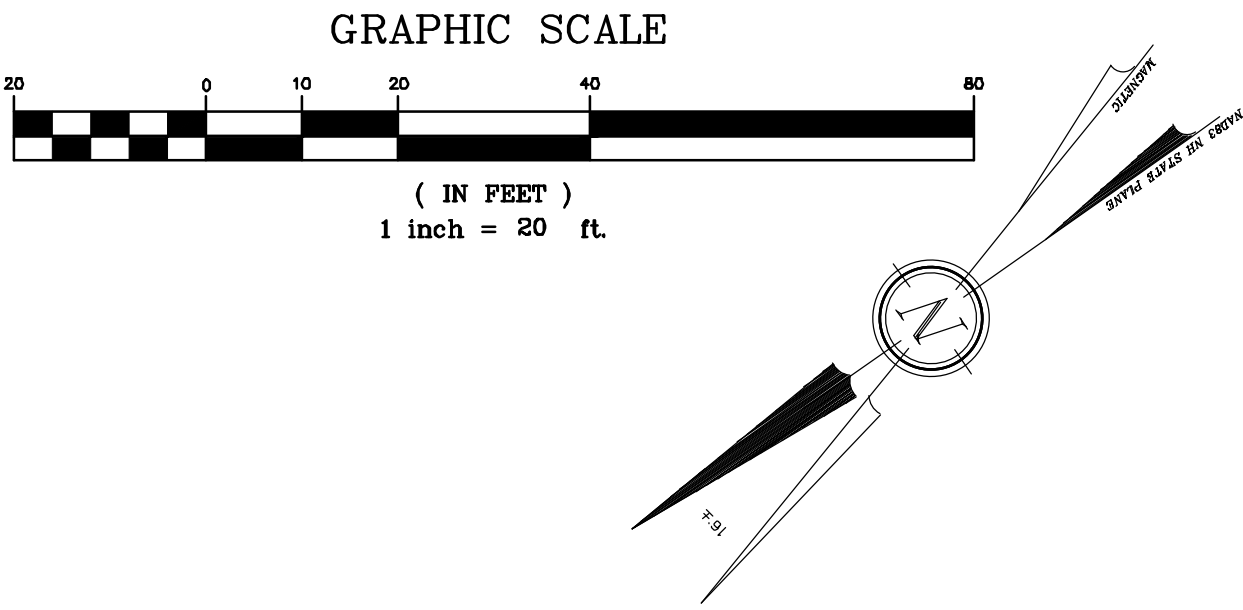
SIGHT DISTANCE PLAN YOUNG ROAD LOTS 18 & 19 NORTHBOUND
FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

REVISION	DATE	DESCRIPTION
#3	12-21-23	REVISED PER CMA ENGINEERS REVIEW
#2	8-21-23	SIGHT DISTANCE PLAN REVISIONS
#1	3-20-23	MINOR REVISIONS TO LAYOUT

HWY-18&19N

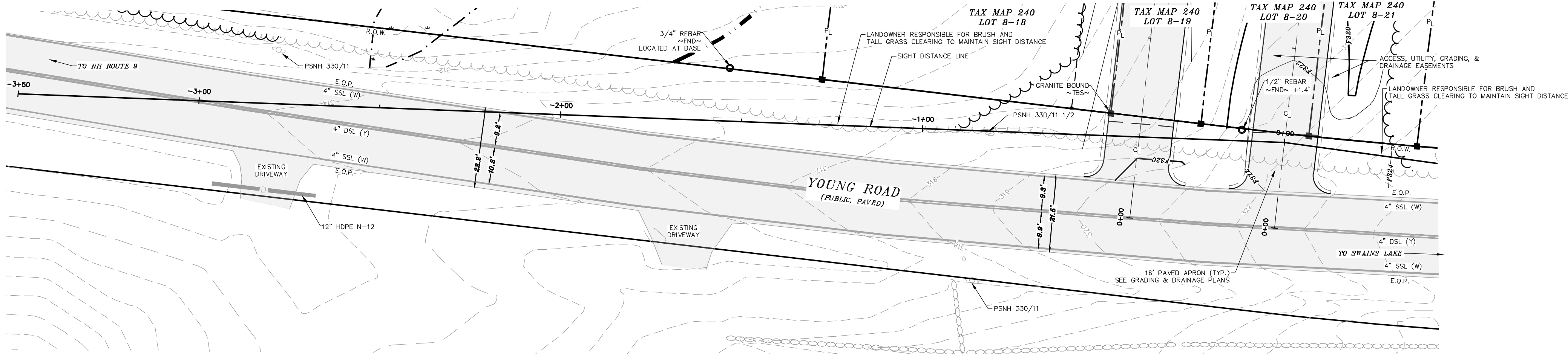
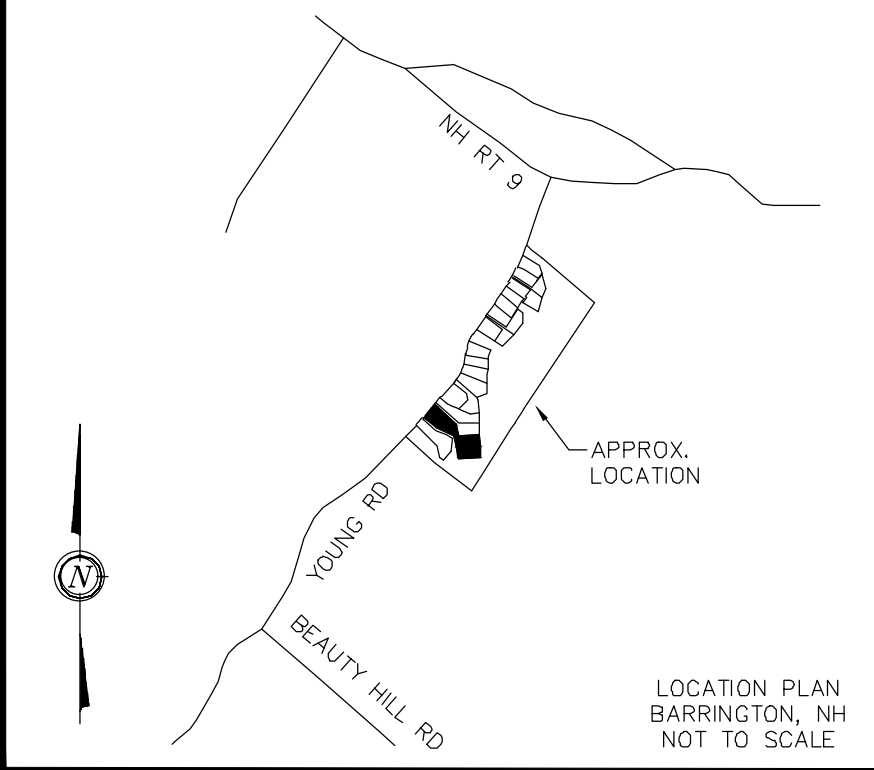
NOTES:

- 1.) OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
- 1A.) APPLICANT: PAUL THIBODEAU
76 YOUNG ROAD
BARRINGTON, NH 03825
- 2.) TAX MAP 240, LOT 8
- 3.) LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
- 4.) S.C.R.D. BOOK 5103, PAGE 080
- 5.) THIS IS A 23 LOT RESIDENTIAL SUBDIVISION.
- 6.) THE INTENT OF THIS PLAN IS TO DEMONSTRATE THE AVAILABLE SIGHT DISTANCE FROM THE PROPOSED DRIVEWAY OF LOTS 8-20, 8-21, & 8-22.
- 7.) EXISTING CONDITIONS INFORMATION IS BASED ON A SURVEY PERFORMED BY BERRY SURVEYING & ENGINEERING AND IS ENCLOSED IN THIS PACKAGE. EXISTING AND PROPOSED CONTOURS ARE PROVIDED AT 1' INTERVALS.
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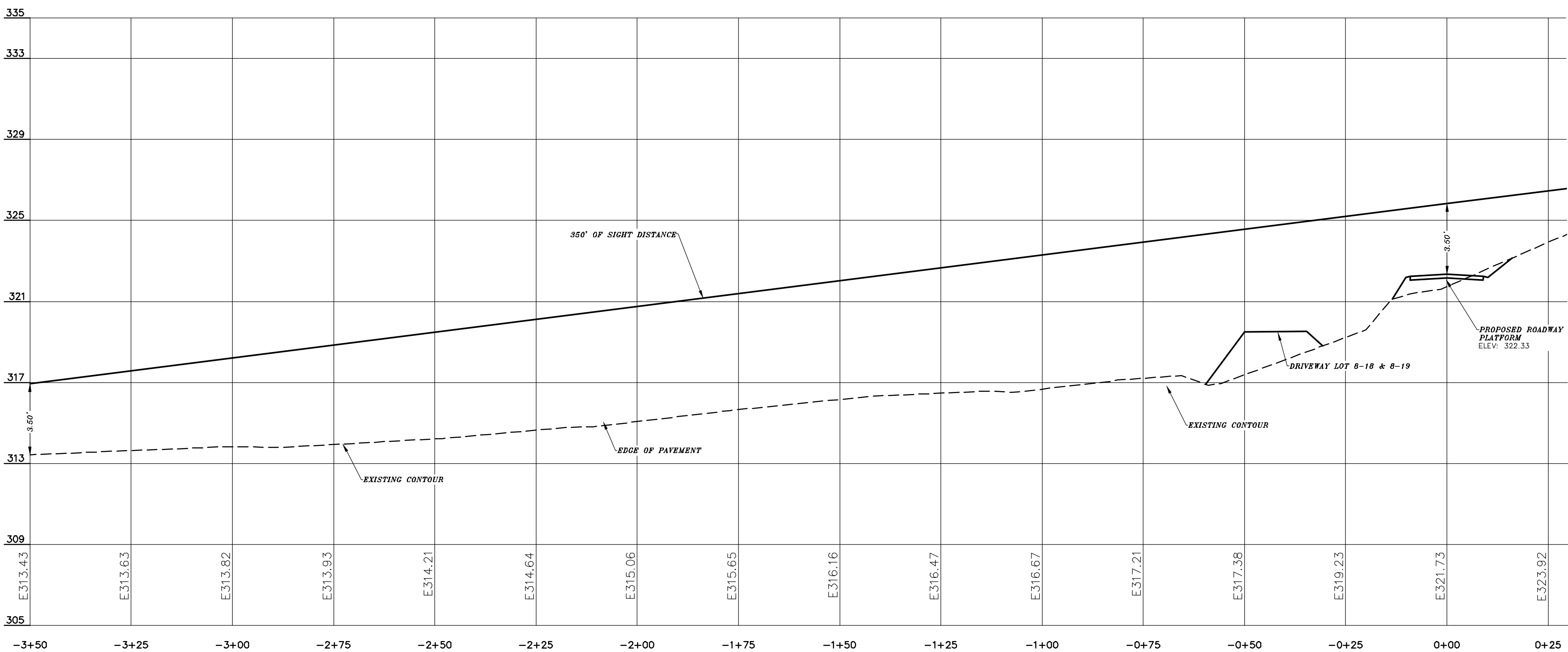
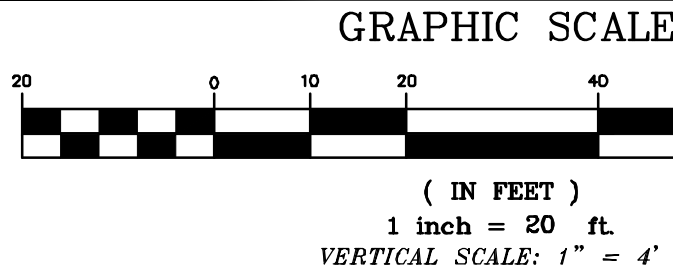
LEGEND:

- IRON PIPE ~FND~
IRON BOUND ~FND~
3/4" REBAR W/ 10 CAP ~TBS~
GRANITE BOUND ~TBS~
- UTILITY POLE
TEST PIT
FLOW ARROW
TEMPORARY BENCHMARK (T.B.M.)
- STONE WALL
PERIMETER BOUNDARY
SUBDIVISION LINE
EASEMENT LINE
POORLY DRAINED JURISDICTIONAL WETLAND
WETLAND BUFFER
BUILDING SETBACK LINE
CENTER LINE
CONTOUR MINOR, EXISTING
CONTOUR MAJOR, EXISTING
EXISTING DRAINAGE LINE
CONTOUR MINOR, PROPOSED
CONTOUR MAJOR, PROPOSED
- S.C.R.D. TYP.
FND
PL
R.O.W.
E.O.P.
SSL (W/Y)
DSL (Y)
- STRAFFORD COUNTY REGISTRY OF DEEDS
TYPICAL
FOUND
PROPERTY LINE
RIGHT OF WAY
EDGE OF PAVEMENT
SINGLE SOLID LINE (WHITE/YELLOW)
DOUBLE SOLID LINE (YELLOW)
- 35% OR GREATER SLOPE



PLAN VIEW YOUNG ROAD

PROFILE VIEW SIGHT LINE



FOR TOWN APPROVAL PURPOSES :

THE SUBDIVISION REGULATIONS OF THE TOWN OF BARRINGTON ARE A PART OF THIS PLAT, AND APPROVAL OF THIS PLAN IS CONTINGENT UPON COMPLETION OF ALL REQUIREMENTS OF SAID SUBDIVISION REGULATIONS, EXCEPTING ONLY MODIFICATIONS MADE IN WRITING BY THE BOARD AND ATTACHED HERETO.

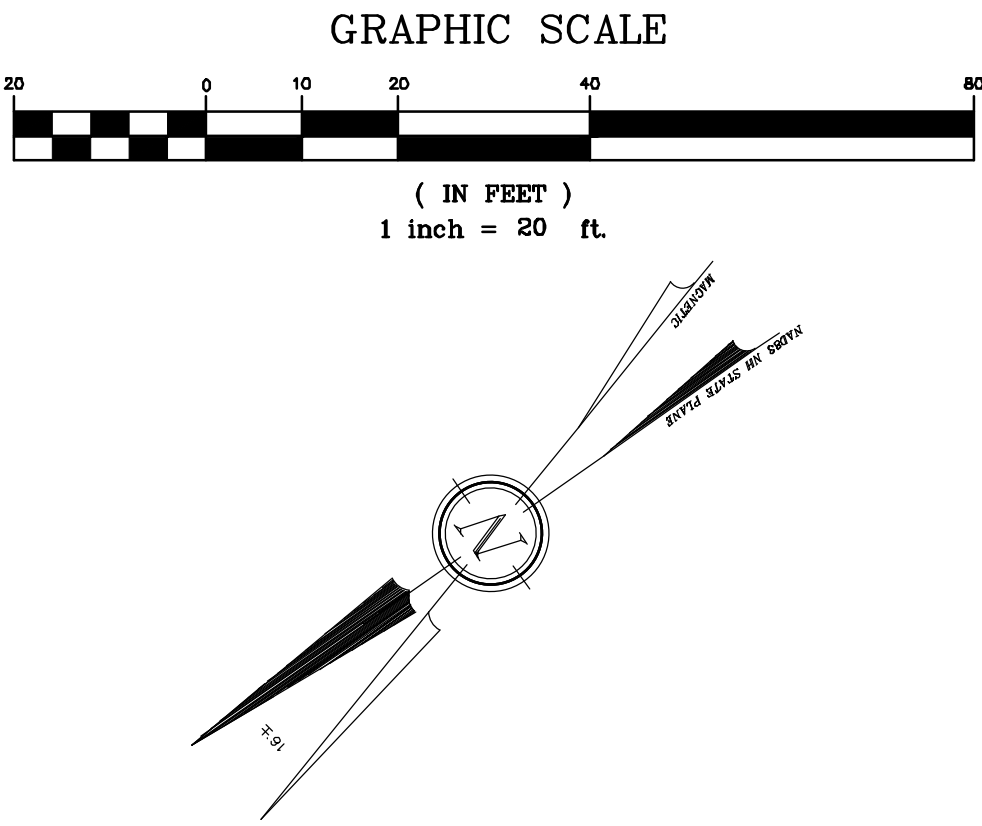
BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : 1 IN. EQUALS 20 FT.
DATE : FEBRUARY 15, 2023
FILE NO. : DB 2022 - 109

KENNETH A. BERRY
No. 14243
PROFESSIONAL ENGINEER

HWY-20,21,&22S

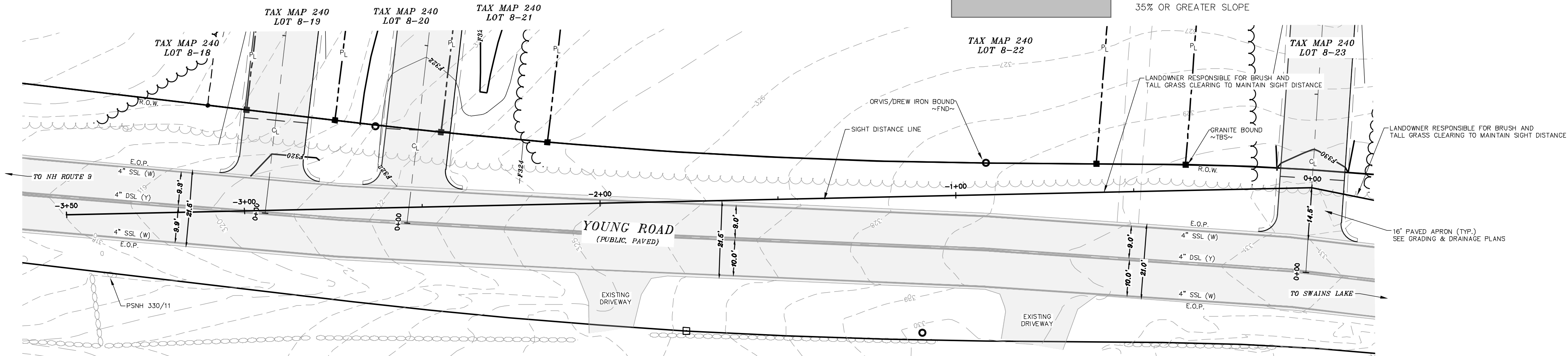
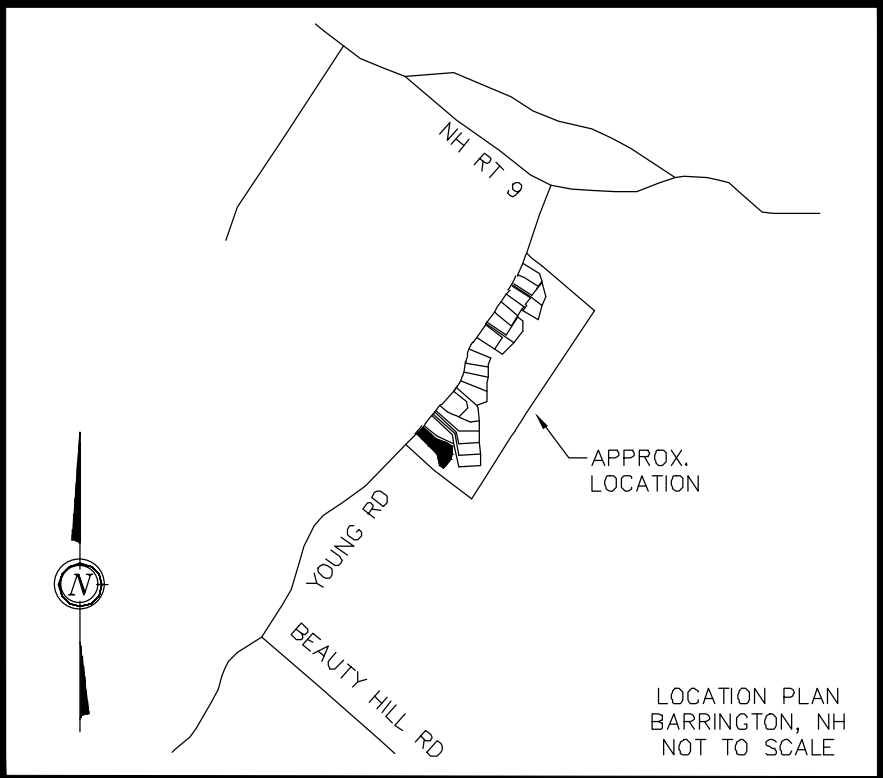
NOTES:

- 1.) OWNER: YOUNG ROAD LLC
76 YOUNG ROAD
BARRINGTON, NH 03825
- 1A.) APPLICANT: PAUL THIBODEAU
76 YOUNG ROAD
BARRINGTON, NH 03825
- 2.) TAX MAP 240, LOT 8
- 3.) LOT AREA: 2,855,458 Sq.Ft., 65.55 Ac.
- 4.) S.C.R.D. BOOK 5103, PAGE 080
- 5.) THIS IS A 23 LOT RESIDENTIAL SUBDIVISION.
- 6.) THE INTENT OF THIS PLAN IS TO DEMONSTRATE THE AVAILABLE SIGHT DISTANCE FROM THE PROPOSED DRIVEWAY OF LOT 8-23.
- 7.) EXISTING CONDITIONS INFORMATION IS BASED ON A SURVEY PERFORMED BY BERRY SURVEYING & ENGINEERING AND IS ENCLOSED IN THIS PACKAGE. EXISTING AND PROPOSED CONTOURS ARE PROVIDED AT 1' INTERVALS.
- 8.) THIS PROJECT SHALL BE CONSTRUCTED IN ACCORDANCE WITH NHDOT STANDARD SPECIFICATIONS DATED 2016. CURRENT STANDARD PLANS, SUPPLEMENTAL SPECIFICATIONS AND SPECIAL PROVISIONS INCLUDED IN THE PROPOSAL.
- 9.) ALL LOT AND DRIVEWAY CONSTRUCTION IS TO CONFORM WITH THE GRADING PLANS, EROSION & SEDIMENT CONTROL DETAILS AND CONSTRUCTION DETAILS SHOWN ON E-101, E-102, & E-103 INCLUDED WITH IN THE SUBDIVISION PLAN SET. PLANS ALSO ON FILE AT THE OFFICE OF BERRY SURVEYING & ENGINEERING (603) 332-2863.



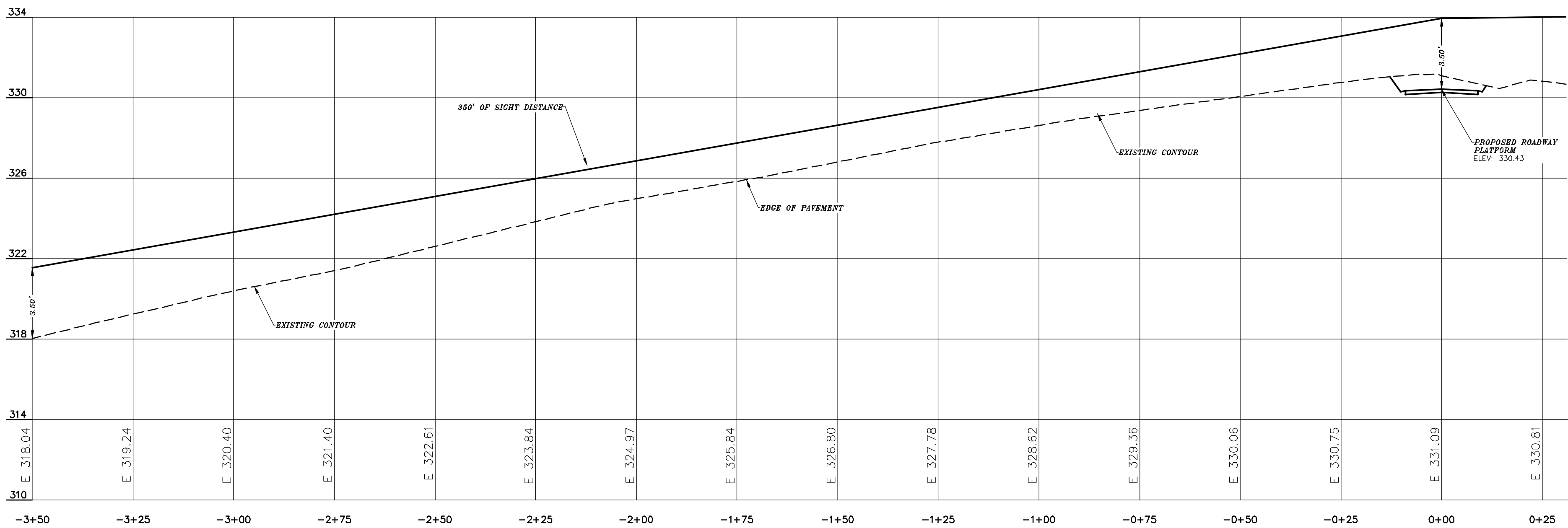
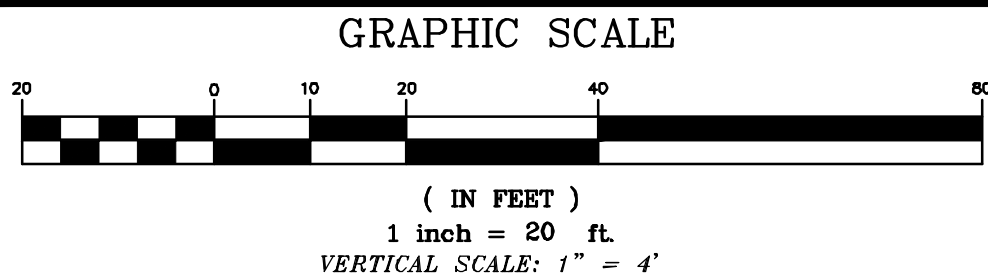
LEGEND:

- IRON PIPE ~FND~
IRON BOUND ~FND~
3/4" REBAR W/ ID CAP ~TBS~
GRANITE BOUND ~TBS~
- UTILITY POLE
TEST PIT
FLOW ARROW
TEMPORARY BENCHMARK (T.B.M.)
- STONE WALL
PERMETER BOUNDARY
SUBDIVISION LINE
EASEMENT LINE
POORLY DRAINED JURISDICTIONAL WETLAND
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CONTOUR MINOR, PROPOSED
CONTOUR MAJOR, PROPOSED
- S.C.R.D. STRAFFORD COUNTY REGISTRY OF DEEDS
TYP. TYPICAL
FND FOUND
PL PROPERTY LINE
R.O.W. RIGHT OF WAY
E.O.P. EDGE OF PAVEMENT
SSL (W/Y) SINGLE SOLID LINE (WHITE/YELLOW)
DSL (Y) DOUBLE SOLID LINE (YELLOW)
- 35% OR GREATER SLOPE



PLAN VIEW YOUNG ROAD

PROFILE VIEW SIGHT LINE



FOR TOWN APPROVAL PURPOSES :

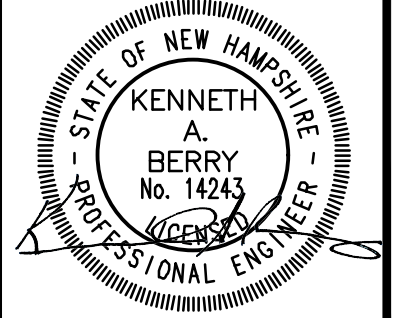
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HWY-23S

SIGHT DISTANCE PLAN YOUNG ROAD LOT 23 SOUTHBOUND

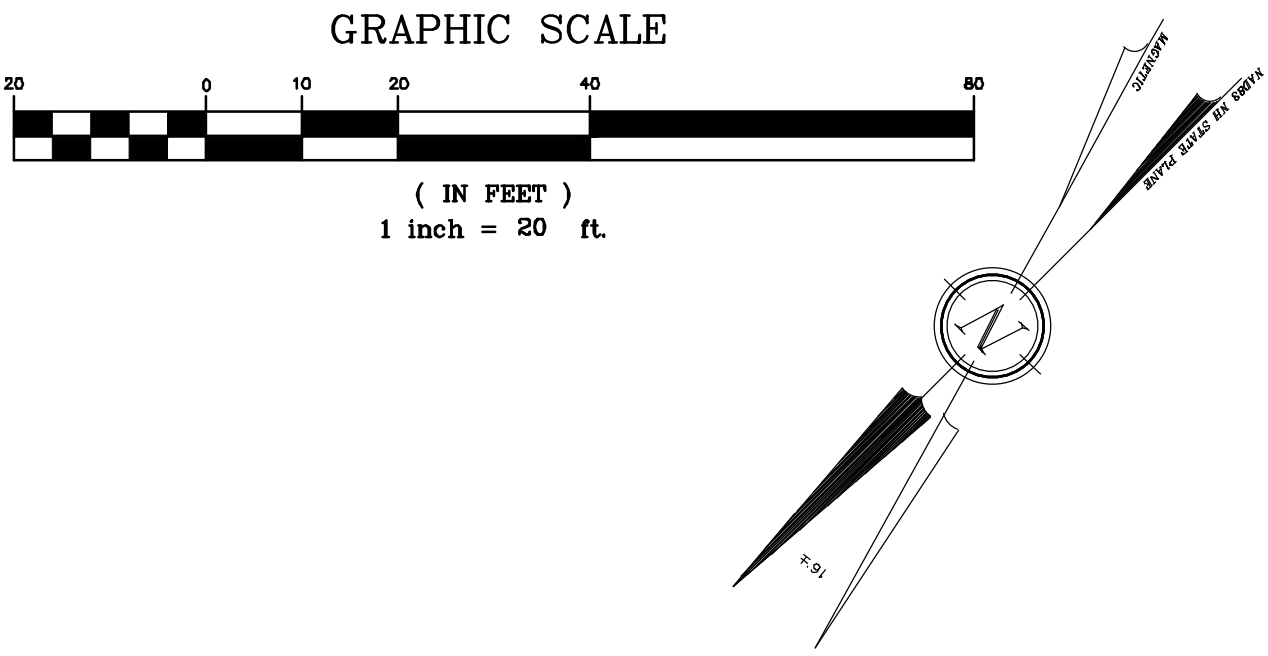
FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
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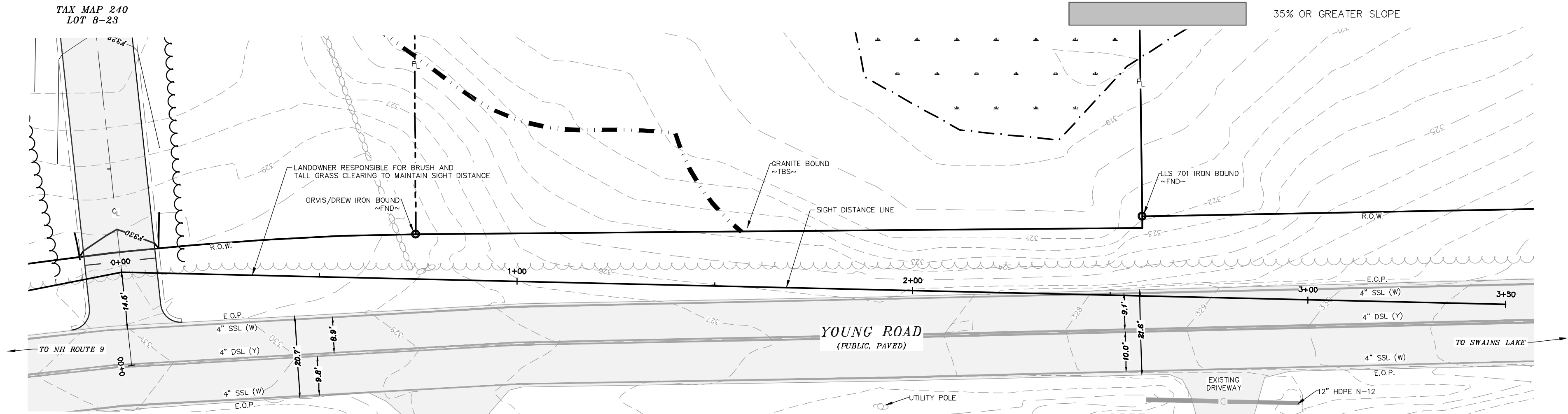
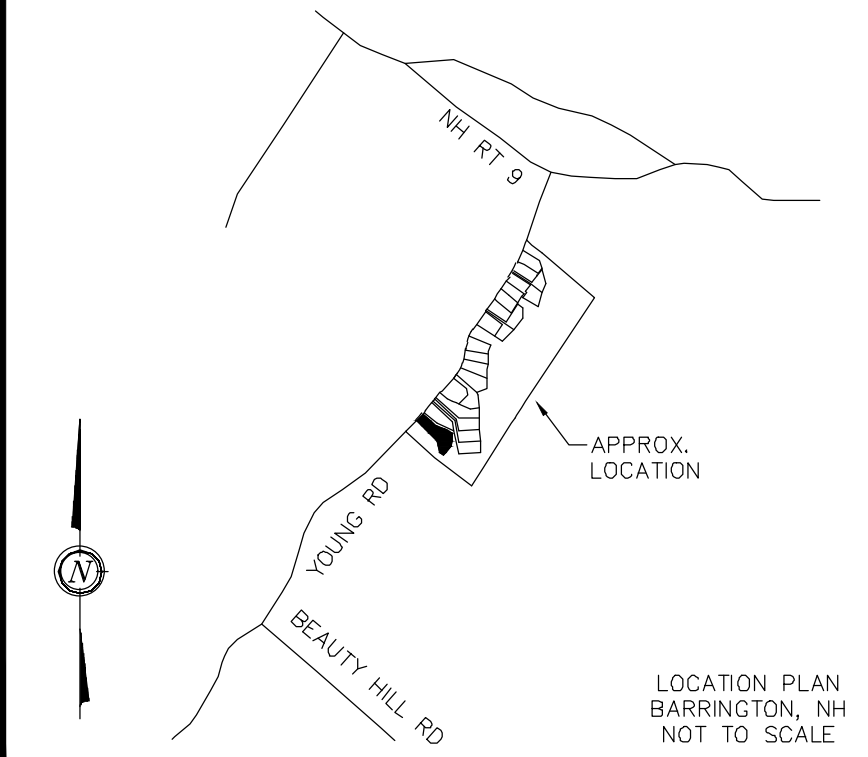


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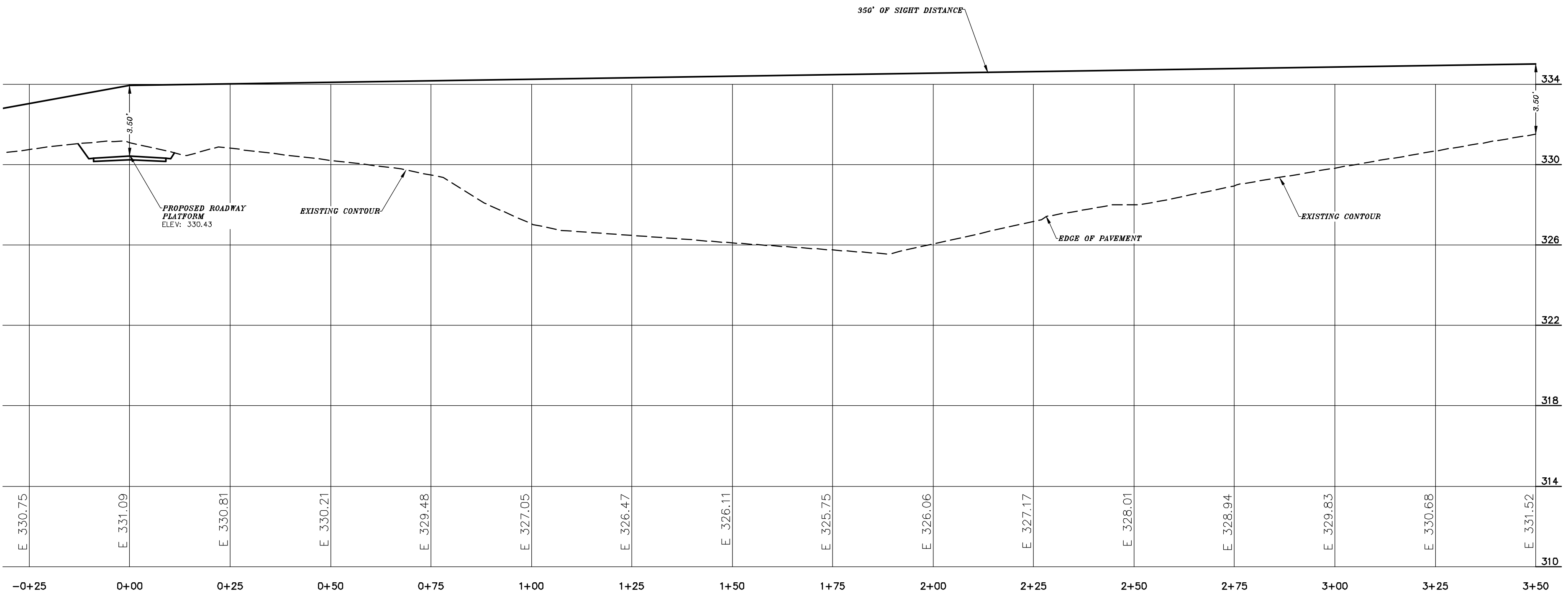
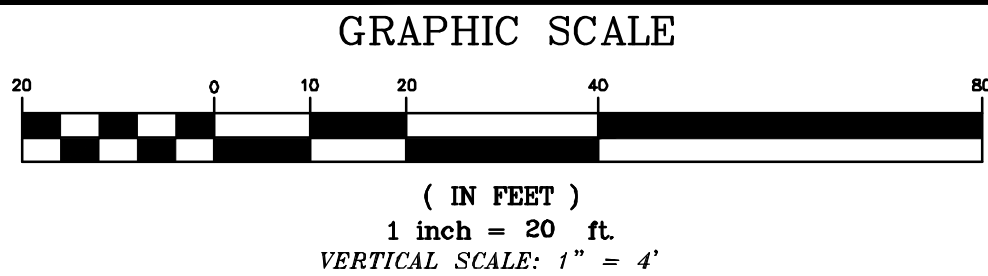


- LEGEND:
- IRON PIPE ~FND~
 - IRON BOUND ~FND~
 - 3/4" REBAR W/ ID CAP ~TBS~
 - GRANITE BOUND ~TBS~
 - UTILITY POLE
 - TEST PIT
 - FLOW ARROW
 - TEMPORARY BENCHMARK (T.B.M.)
 - STONE WALL
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 - STRAFFORD COUNTY REGISTRY OF DEEDS
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PLAN VIEW YOUNG ROAD

PROFILE VIEW SIGHT LINE



FOR TOWN APPROVAL PURPOSES :

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HWY-23N

SIGHT DISTANCE PLAN YOUNG ROAD LOT 23 NORTHBOUND

FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

REVISED PER CMA ENGINEERS REVIEW
SIGHT DISTANCE PLAN REVISIONS
MINOR REVISIONS TO LAYOUT

DESCRIPTION

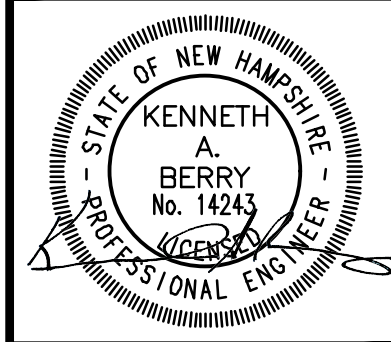
DATE

REVISION

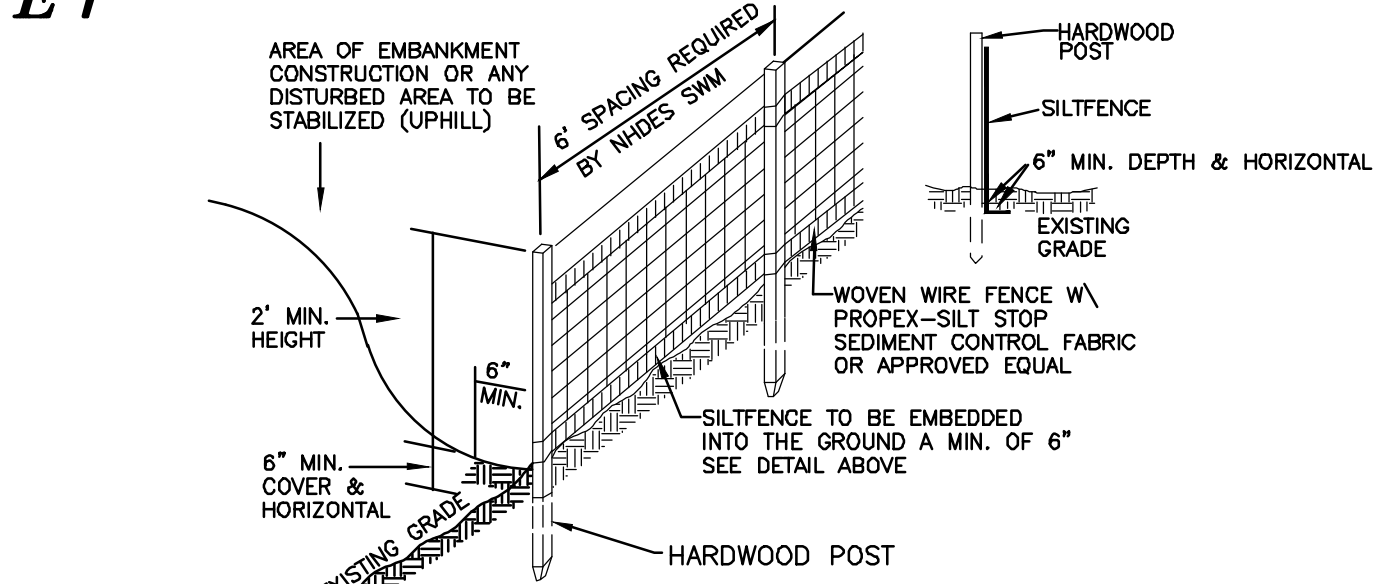
12-21-23
8-21-23
3-20-23

#3
#2
#1

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335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
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E1



SILT FENCE CONSTRUCTION SPECIFICATIONS

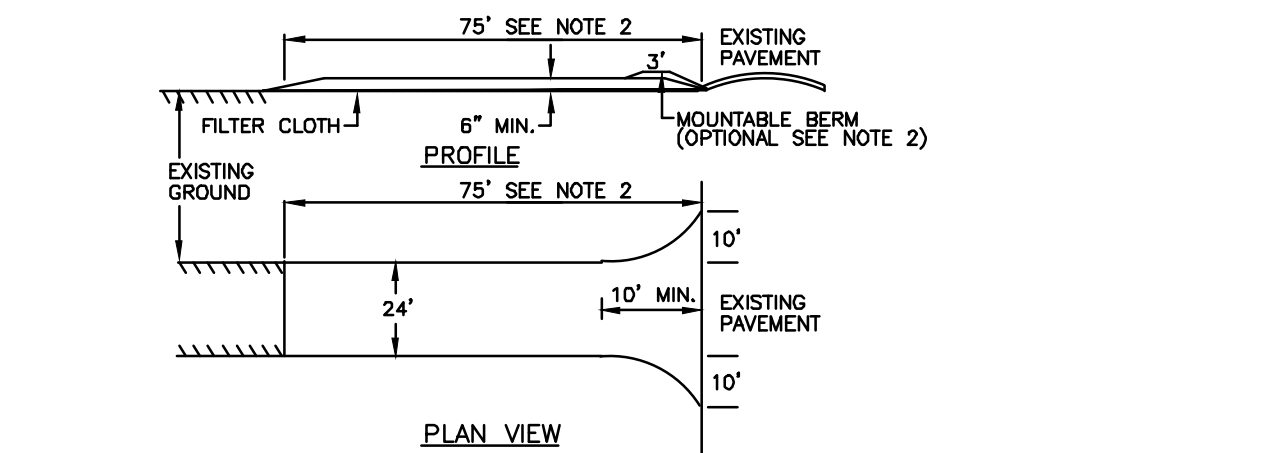
- WOVEN WIRE FENCE TO BE FASTENED SECURELY TO FENCE POSTS WITH WIRE TIES OR STAPLES AND FILTER CLOTH SHALL BE FASTENED TO WOVEN WIRE EVERY 24" AT TOP MID AND BOTTOM SECTIONS AND BE EMBEDDED INTO GROUND A MINIMUM OF 8" THE FENCE POSTS SHALL BE A MINIMUM 48" LONG, SPACED A MAXIMUM 6' APART, AND DRIVEN A MINIMUM OF 16" INTO THE GROUND.
- WHEN TWO SECTIONS OF FILTER CLOTH ADJOIN EACH OTHER, THE ENDS OF THE FABRIC SHALL BE OVERLAPPED BY SIX INCHES, FOLDED AND STAPLED TO PREVENT SEDIMENT FROM BY-PASSING.
- MAINTENANCE SHALL BE PERFORMED AS NEEDED AND SEDIMENT REMOVED WHEN "BULGES" DEVELOP IN THE SILT FENCE AND PROPERLY DISPOSED OF. SEE MAINTENANCE NOTE BELOW, REMOVAL OF SEDIMENT REQUIRED AT A DEPTH OF 6-INCHES.
- PLACE THE ENDS OF THE SILT FENCE UP CONTOUR TO PROVIDE FOR SEDIMENT STORAGE.
- SILT FENCES SHALL BE REMOVED WHEN NO LONGER NEEDED AND THE SEDIMENT COLLECTED SHALL BE DISPOSED AS DIRECTED BY THE ENGINEER.
- THE AREA DISTURBED BY THE REMOVAL SHALL BE SMOOTHED AND RE-VEGETATED.
- TO BE CONSTRUCTED IAW NH SWM #3 4-2 SEDIMENT CONTROL PRACTICES, SILT FENCE, PAGE 90.

SILT FENCE MAINTENANCE

- SILT FENCES SHALL BE INSPECTED IMMEDIATELY AFTER EACH RAINFALL AND AT LEAST DAILY DURING PROLONGED RAINFALL. ANY REPAIRS THAT ARE REQUIRED SHALL BE MADE IMMEDIATELY.
- IF THE FABRIC ON A SILT FENCE SHOULD DECOMPOSE OR BECOME INEFFECTIVE DURING THE EXPECTED LIFE OF THE FENCE, THE FABRIC SHALL BE REPLACED PROMPTLY.
- SEDIMENT DEPOSITS SHOULD BE REMOVED WHEN THEY REACH SIX-INCHES IN DEPTH.
- SEDIMENT DEPOSITS THAT ARE REMOVED OR LEFT IN PLACE AFTER THE FABRIC HAS BEEN REMOVED SHALL BE GRADED TO CONFORM WITH THE EXISTING TOPOGRAPHY AND VEGETATED.

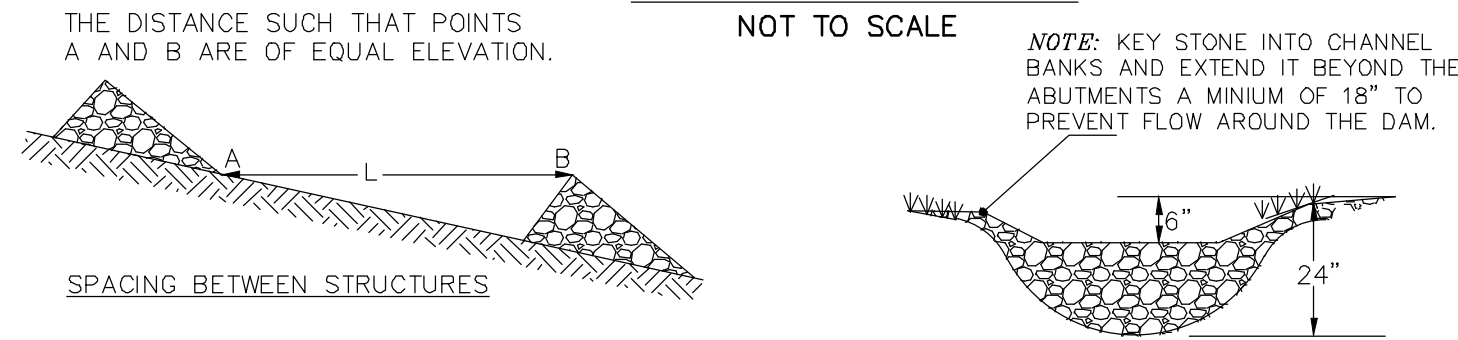
SILT FENCE DETAIL
NOT TO SCALE

E5 STABILIZED CONSTRUCTION ENTRANCE
NOT TO SCALE

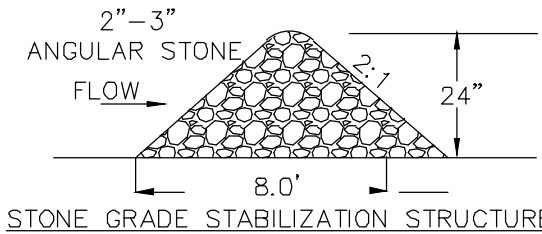


- STONE FOR A STABILIZED CONSTRUCTION ENTRANCE SHALL BE 3 INCH ANGULAR STONE, RECLAIMED STONE, OR RECYCLED CONCRETE EQUIVALENT.
- THE LENGTH OF THE STABILIZED ENTRANCE SHALL NOT BE LESS THAN 75 FEET, EXCEPT THAT THE MINIMUM LENGTH MAY BE REDUCED TO 50 FEET IF A 3-INCH TO 6-INCH BERM IS INSTALLED AT THE ENTRANCE OF THE PROJECT SITE. CONTRACTOR HAS OPTION TO CHOOSE.
- THE THICKNESS OF THE STABILIZED ENTRANCE SHALL NOT BE LESS THAN 6 INCHES.
- THE WIDTH OF THE ENTRANCE SHALL NOT BE LESS THAN THE FULL WIDTH OF THE ENTRANCE WHERE INGRESS OR EGRESS OCCURS OR 10 FEET, WHICHEVER IS GREATER.
- GEOTEXTILE FILTER CLOTH SHALL BE PLACED OVER THE ENTIRE AREA PRIOR TO PLACING STONE.
- ALL SURFACE WATER THAT IS FLOWING TO OR DIVERTED TOWARD THE CONSTRUCTION ENTRANCE SHALL BE PIPED BENEATH THE ENTRANCE. IF PIPING IS IMPRACTICAL, A BERM WITH 3:1 SLOPES THAT CAN BE CROSSED BY VEHICLES MAY BE SUBSTITUTED FOR THE PIPE.
- THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION THAT WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH ADDITIONAL STONE AS CONDITIONS DEMAND AND REPAIR AND/OR CLEAN OUT OF ANY MEASURES USED TO TRAP SEDIMENT. ALL SEDIMENT SPILLED, WASHED, OR TRACKED ONTO PUBLIC RIGHT-OF-WAY MUST BE REMOVED PROMPTLY.
- TO BE CONSTRUCTED IAW NH SWM #3 4-2 SEDIMENT CONTROL PRACTICES, TEMPORARY CONSTRUCTION EXIT, PAGE 124.

STONE CHECK DAM
NOT TO SCALE



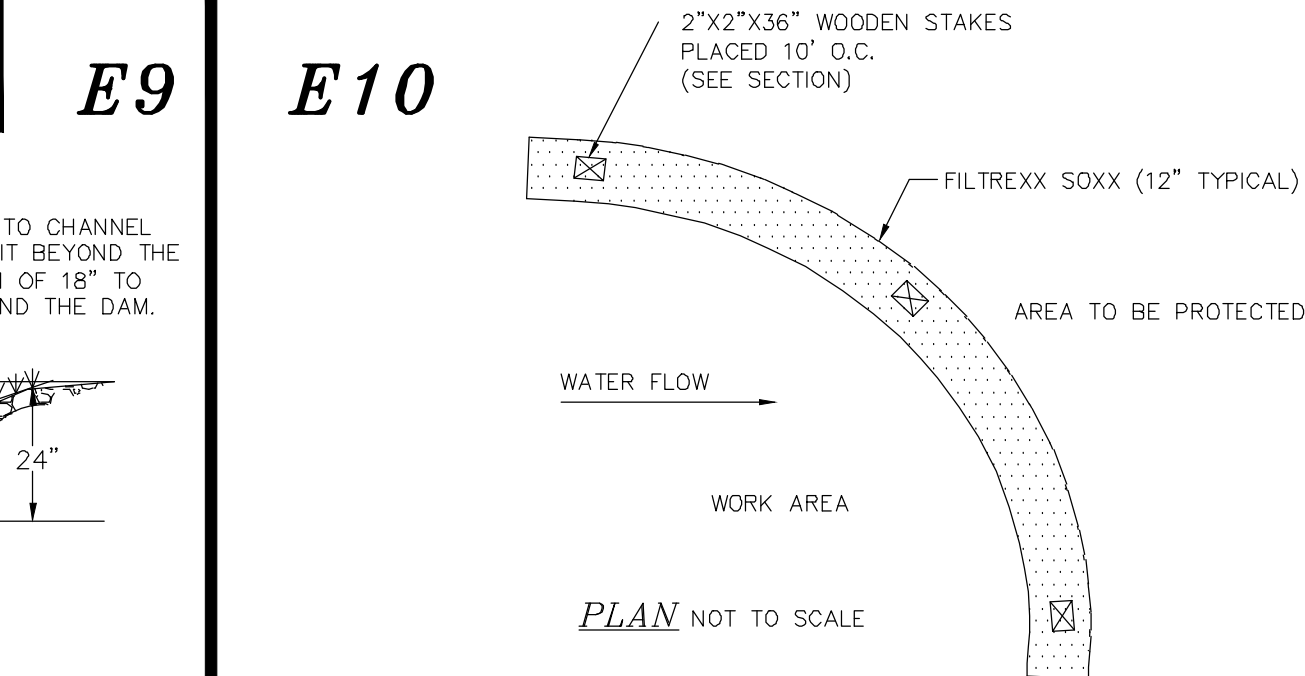
- CHECK DAMS SHOULD BE INSTALLED BEFORE RUNOFF IS DIRECTED TO THE SWALE OR DRAINAGE DITCH.
- THE MAXIMUM CONTRIBUTING DRAINAGE AREA TO THE DAM SHOULD BE LESS THAN ONE ACRE.
- THE MAXIMUM HEIGHT OF THE DAM SHOULD BE TWO FEET.
- THE CENTER OF THE DAM SHOULD BE AT LEAST SIX INCHES LOWER THAN THE OUTER EDGES.
- THE MAXIMUM SPACING IS AS SHOWN ON THE PROJECT SITE PLANS.
- CHECK DAMS WILL NOT BE USED IN A FLOWING STREAM.
- TEMPORARY CHECK DAMS WILL BE REMOVED ONCE THE SWALE OR DITCH IS DETERMINED STABLE.
- TO BE CONSTRUCTED IAW NH SWM #3 4-2 SEDIMENT CONTROL PRACTICES, TEMPORARY CHECK DAMS, PAGE 114.
- CONTRACTOR HAS OPTION OF SILT SOXX CHECK DAM OR STONE CHECK DAM



STONE GRADE STABILIZATION STRUCTURE

E9

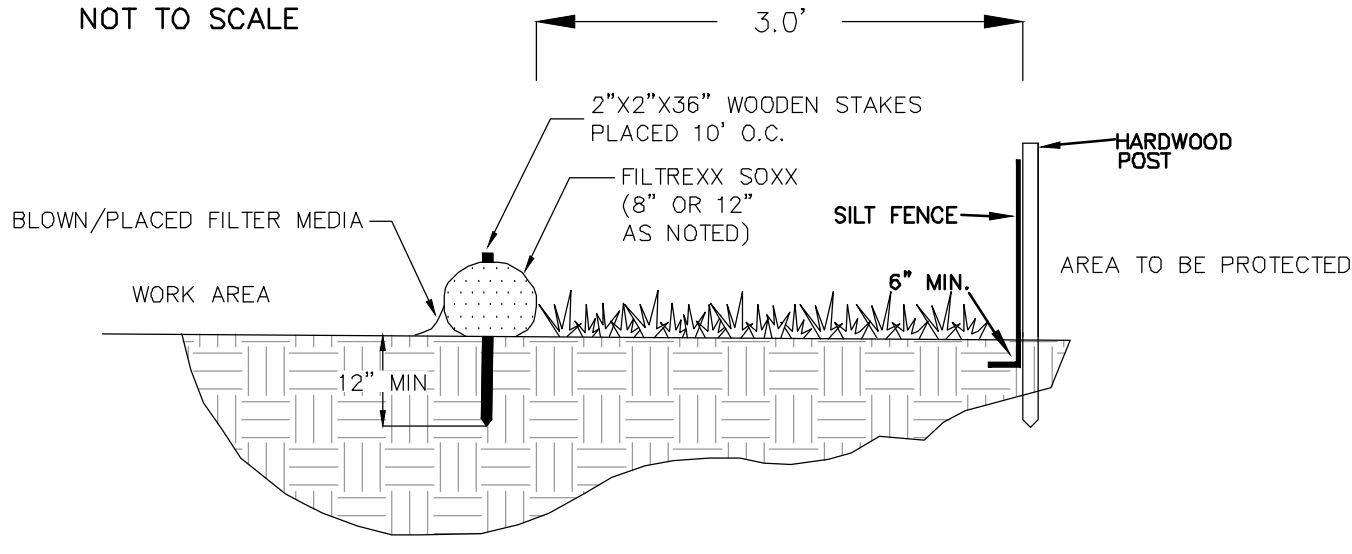
E10



NOTES

- ALL MATERIAL TO MEET FILTREXX SPECIFICATIONS.
- FILTER MEDIA FILL TO MEET APPLICATION REQUIREMENTS.
- COMPOST MATERIAL TO BE DISPERSED ON SITE, AS DETERMINED BY ENGINEER.
- SILT/STOX MAY BE USED IN PLACE OF SILT FENCE OR OTHER SEDIMENT BARRIERS.
- SILT/STOX COMPOST/SOIL/ROCK/SEED FILL MATERIAL SHALL BE ADJUSTED AS NECESSARY TO MEET THE REQUIREMENTS OF THE SPECIFIC APPLICATION.
- FILTREXX SOXX IS A REGISTERED TRADEMARK OF FILTREXX INTERNATIONAL, LLC.
- SILT FENCE IS NOT A SUBSTITUTION FOR SILT SOXX AND ANY EQUAL SUBSTITUTION TO BE APPROVED.
- TO BE CONSTRUCTED IAW FILTREXX, SECTION 1: EROSION & SEDIMENT CONTROL (PAGE 323) - CONSTRUCTION ACTIVITIES, SWPPP CUT SHEET: FILTREXX SEDIMENT CONTROL.

FILTREXX SEDIMENT CONTROL
NOT TO SCALE

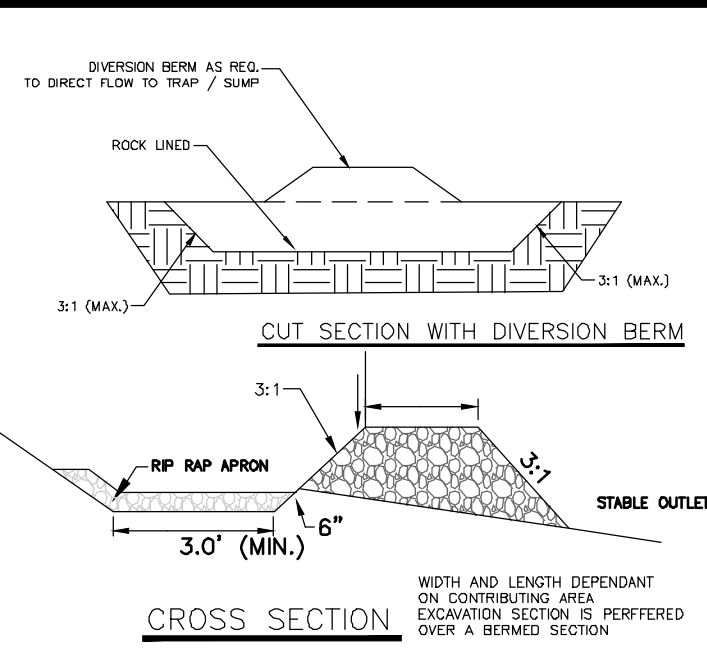


Filtrex International, LLC
35481 Grafton Eastern Rd | Grafton, OH 44044
440-926-2807 | fax: 440-926-4021
WWW.FILTREXX.COM
OR APPROVED EQUAL

NOTE: FOR AREAS REQUIRING DOUBLE PERIMETER CONTROL WITHIN 50' OF JURISDICTIONAL WETLANDS AND NOT FOR ALL SILT SOXX APPLICATIONS. THIS DUPLICATION MAY BE SPECIFIED AS 12" SILT SOXX OR ORANGE CONSTRUCTION FENCE AS NOTED.

SECTION NOT TO SCALE

E2

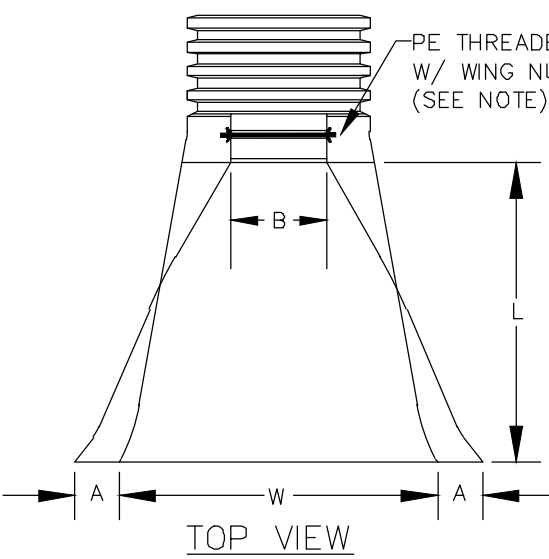


STONE LINED SEDIMENT TRAP
NOT TO SCALE

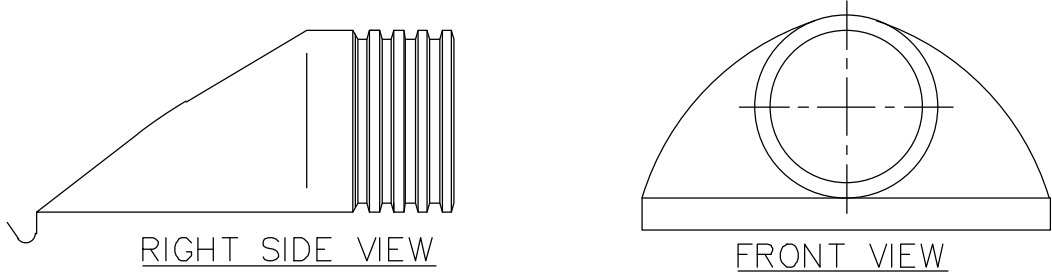
E3

PART No.	PIPE SIZE	A	B(MAX)	H	L	W
1510-NP	15" 375 mm	6.5" 165 mm	10" 254 mm	6.5" 165 mm	25" 635 mm	29" 735 mm
1810-NP	18" 450 mm	7.5" 190 mm	15" 380 mm	6.5" 165 mm	32" 812 mm	35" 890 mm
2410-NP	24" 600 mm	7.5" 190 mm	18" 450 mm	6.5" 165 mm	36" 900 mm	45" 1140 mm
3010-NP	30" 750 mm	10.5" 266 mm	N/A	7.0" 178 mm	53" 1345 mm	68" 1725 mm
3610-NP	36" 900 mm	10.5" 266 mm	N/A	7.0" 178 mm	53" 1345 mm	68" 1725 mm

NOTE: PE THREADED ROD W/ WING NUTS PROVIDED FOR END SECTIONS 15"-24".
30" & 36" END SECTIONS TO BE WELDED PER MANUFACTURER'S RECOMMENDATIONS.

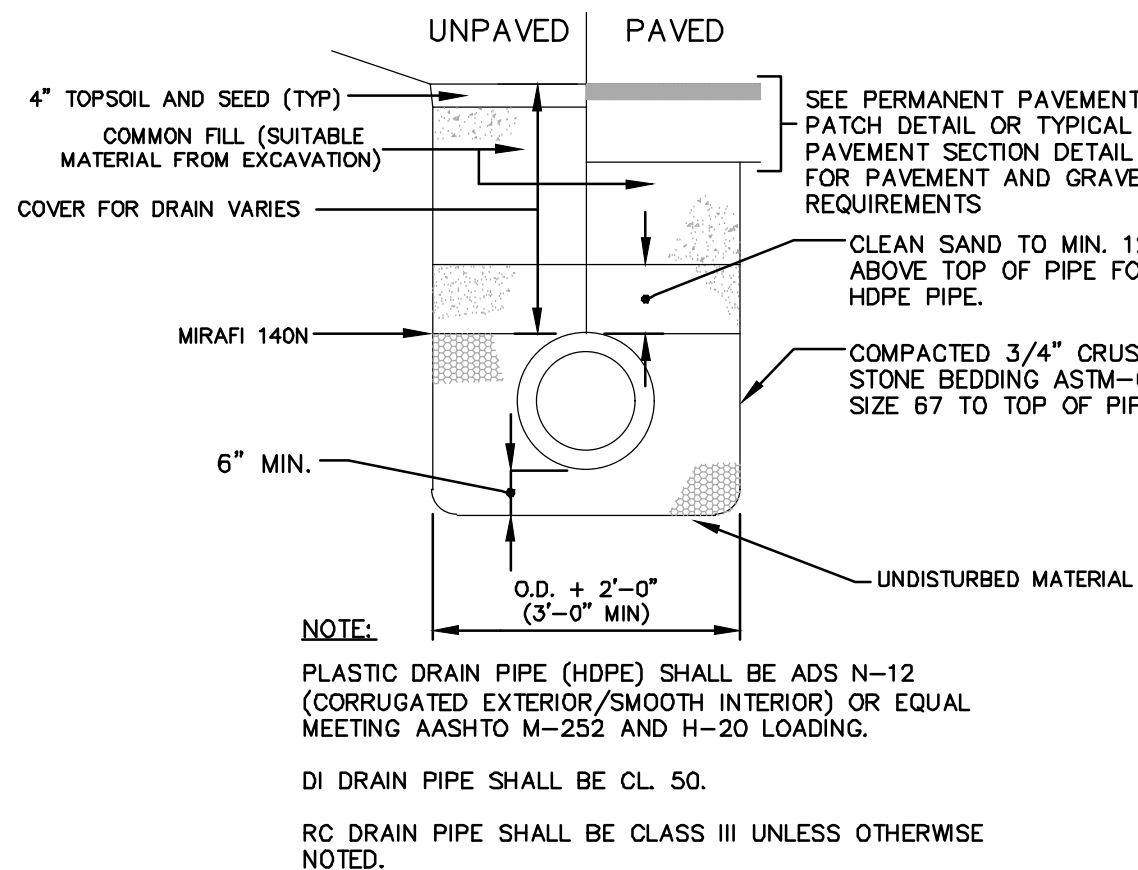


ADS N-12 FLARED END SECTIONS
NOT TO SCALE (ALL DIMENSIONS ARE NOMINAL)



ALL FLARED END SECTIONS WILL BE ANCHORED TO PREVENT FLOATING

E7



NOTE:

PLASTIC DRAIN PIPE (HDPE) SHALL BE ADS N-12 (CORRUGATED EXTERIOR/SMOOTH INTERIOR) OR EQUAL MEETING AASHTO M-252 AND H-20 LOADING.

DI DRAIN PIPE SHALL BE CL. 50.

RC DRAIN PIPE SHALL BE CLASS III UNLESS OTHERWISE NOTED.

TYPICAL DRAIN PIPE TRENCH
NOT TO SCALE

E8

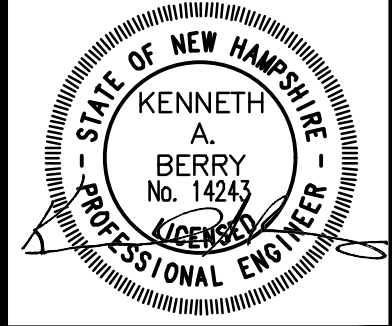
TEMPORARY EROSION CONTROL MEASURES

- THE SMALLEST PRACTICAL AREA OF LAND SHALL BE EXPOSED AT ANY ONE TIME.
- EROSION, SEDIMENT AND DETENTION MEASURES SHALL BE INSTALLED AS SHOWN ON THE PLANS AND AT LOCATIONS AS REQUIRED, DIRECTED BY THE ENGINEER.
- ALL DISTURBED AREAS SHALL BE RETURNED TO ORIGINAL GRADES AND ELEVATIONS. DISTURBED AREAS SHALL BE LOAMED WITH A MINIMUM OF 4" OF LOAM AND SEEDING WITH NOT LESS THAN ONE POUND OF SEED PER 50 SQUARE YARDS OF AREA. (SEE SEED SPECIFICATIONS THIS SHEET)
- ALL DISTURBED AREAS WILL BE RESTABILIZED WITHIN 30 DAYS. AT ANY ONE TIME, NO MORE THAN 5 ACRES, (217,800 Sq. Ft.) WILL BE DISTURBED.
- SILT FENCES AND PERIMETER BARRIERS SHALL BE INSPECTED PERIODICALLY AND AFTER EVERY RAIN DURING THE LIFE OF THE PROJECT. ALL DAMAGED AREAS SHALL BE REPAIRED, SEDIMENT DEPOSITS SHALL PERIODICALLY BE REMOVED AND DISPOSED OF.
- ALL DISTURBED AREAS HAVE BEEN STABILIZED, THE TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES ARE TO BE REMOVED AND THE AREA DISTURBED BY THE REMOVAL SMOOTHED AND RE-VEGETATED.
- ALL EROSION CONTROLS SHALL BE INSPECTED WEEKLY AND WITHIN 24 HOURS AFTER 0.50" OR GREATER RAIN EVENT.
- DITCHES, SWALES, AND BASINS SHALL BE STABILIZED PRIOR TO DIRECTING RUNOFF TO THEM.
- DRIVEWAYS AND CUT AND FILL SLOPES MUST BE STABILIZED WITHIN 72 HOURS OF ACHIEVING FINAL GRADE.
- STABILIZATION MEANS:
 - A MINIMUM OF 85% OF VEGETATIVE COVER HAS BEEN ESTABLISHED.
 - A MINIMUM OF 3 INCHES OF NON-EROSIVE MATERIAL SUCH AS STONE OR RIP RAP HAS BEEN INSTALLED, OR
 - EROSION CONTROL BLANKETS HAVE BEEN INSTALLED.
- THIS PROJECT IS TO BE MANAGED IN A MANNER THAT MEETS THE REQUIREMENTS AND INTENT OF RSA 430:53 AND CHAPTER AGR 3800 RELATIVE TO INVASIVE SPECIES.
- THE NHDES STORMWATER MANUAL, IN THREE VOLUMES, DATED DECEMBER 2008, IS A PART OF THIS PLAN SET AND THE MORE RESTRICTIVE WILL GOVERN. (NH SWM)

CONSTRUCTION & EROSION & SEDIMENT CONTROL DETAILS

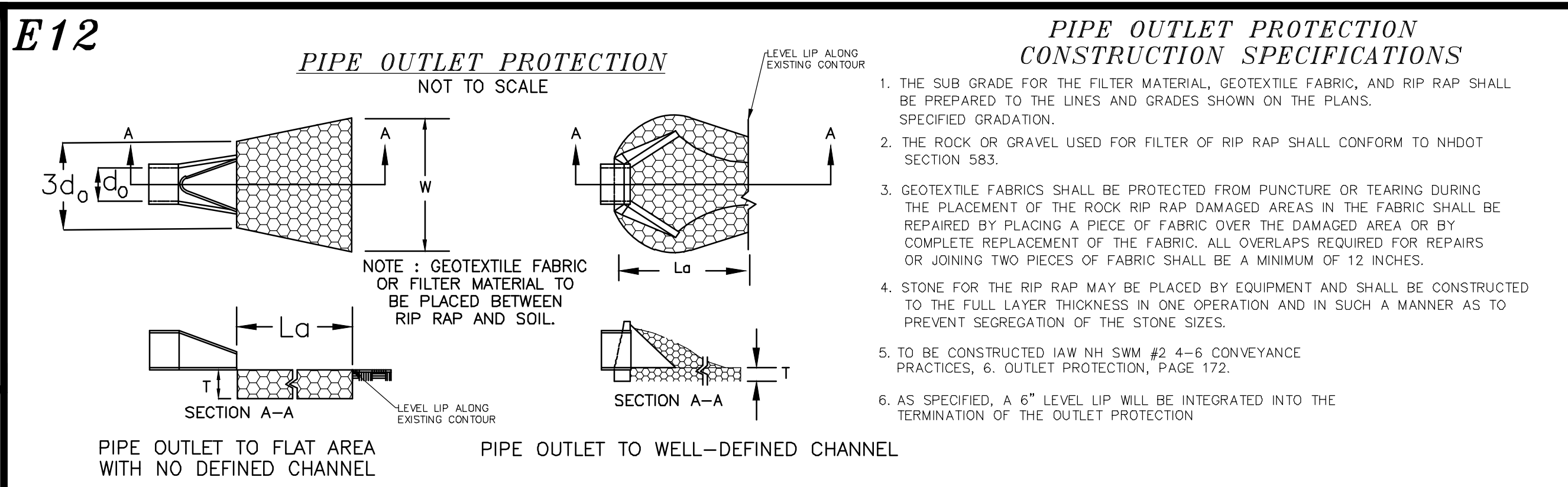
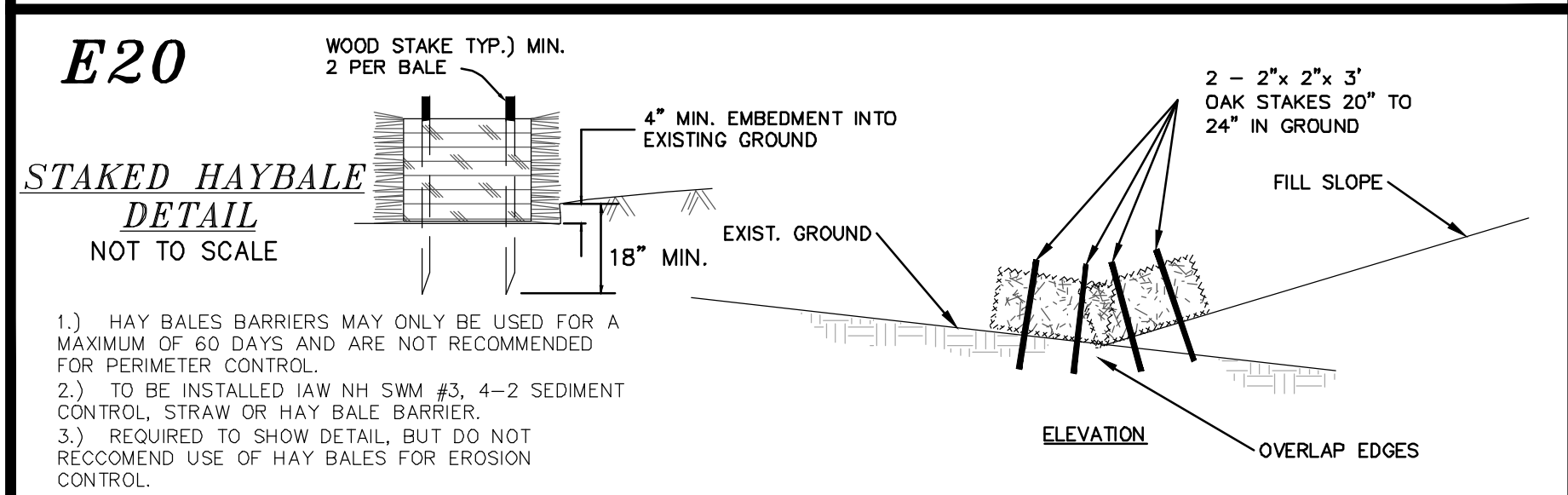
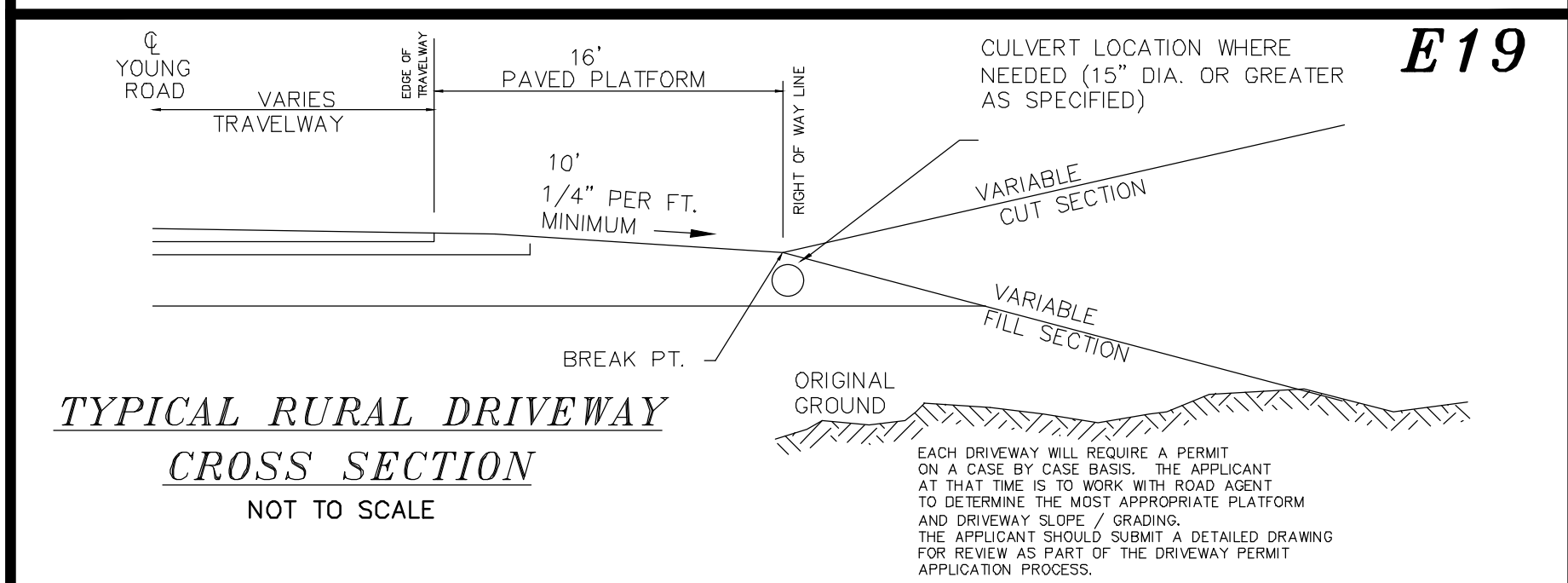
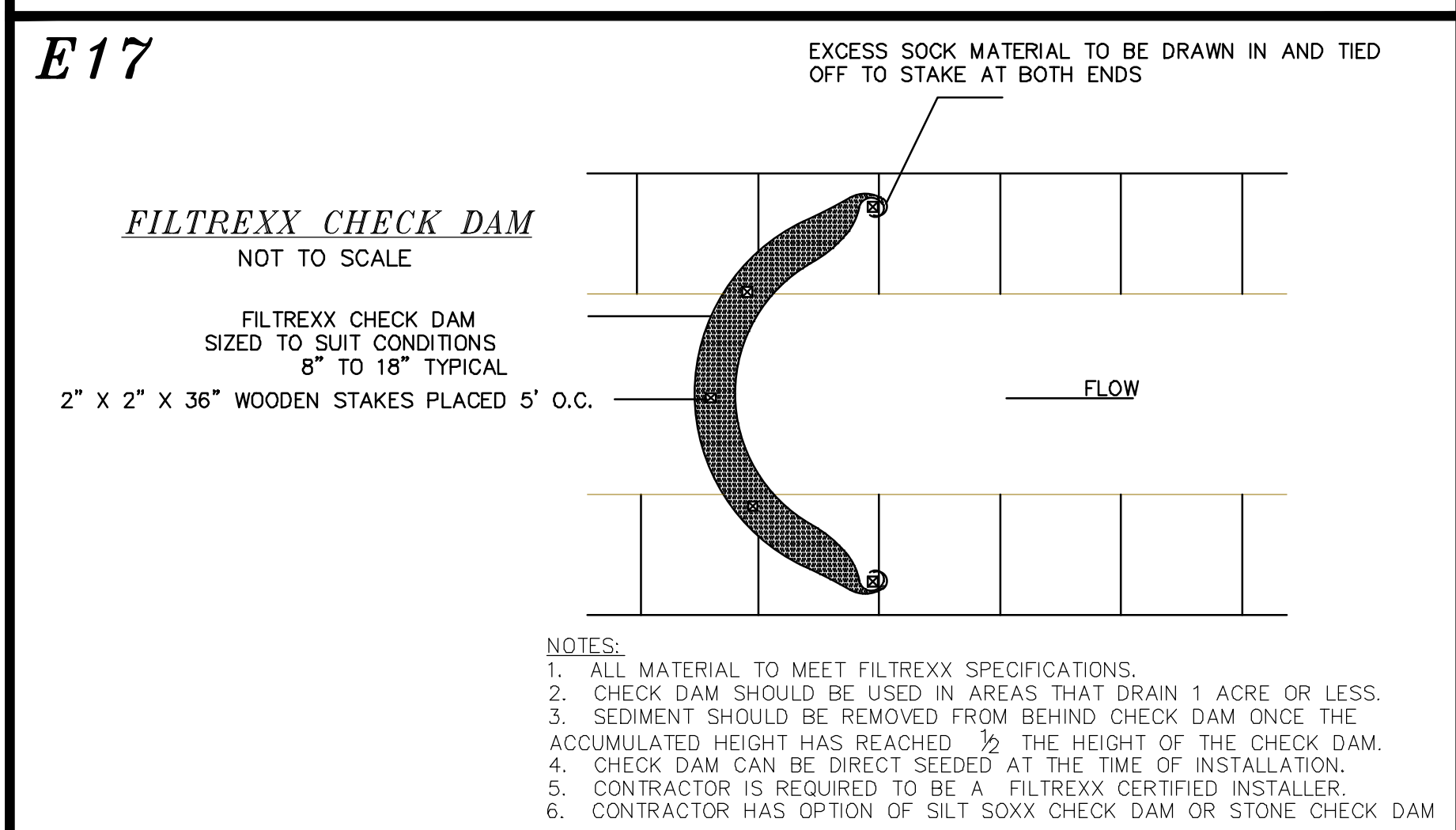
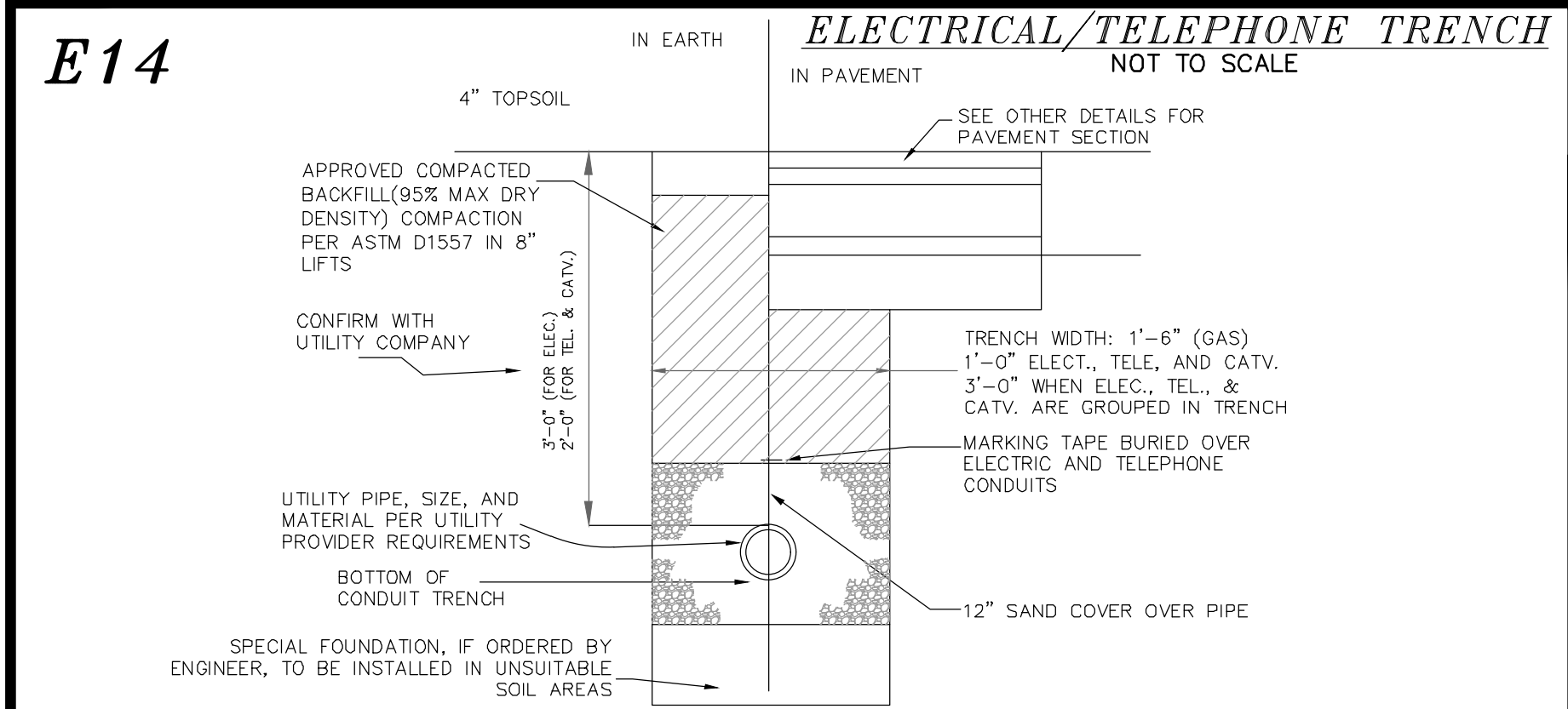
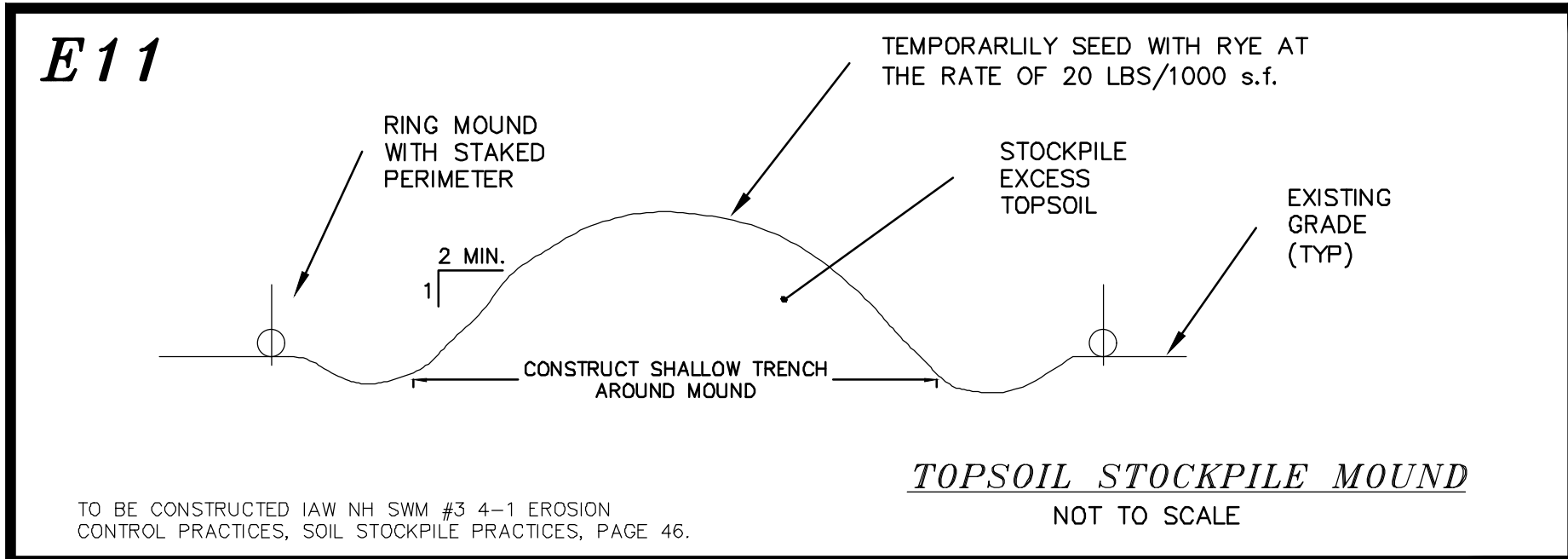
FOR
PAUL THIBODEAU
LAND OF
YOUNG ROAD LLC
YOUNG ROAD
BARRINGTON, NH
TAX MAP 240, LOT 8

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603)332-2863
SCALE : AS NOTED
DATE : FEBRUARY 15, 2023
FILE NO. : DB 2022 - 109



E-101

SHEET 62 OF 64



E15

NOTE: THIS PROJECT IS TO BE MANAGED IN A MANNER THAT MEETS THE REQUIREMENTS AND INTENT OF RSA 430:53 AND CHAPTER AGP 3800 RELATIVE TO INVASIVE SPECIES.

SEEDING RATES

MIXTURE	POUNDS PER ACRE	POUNDS PER 1,000 S.F.
A. TALL FESCUE	20	0.45
CREeping RED FESCUE	20	0.45
RED TOP	2	0.05
TOTAL	42	0.95
B. TALL FESCUE	15	0.35
CREeping RED FESCUE	10	0.35
CROWN VETCH	15	0.35
FLAT PEA	20	0.75
TOTAL	40 OR 55	0.95 OR 1.35
C. TALL FESCUE	24	0.55
CREeping RED FESCUE	24	0.55
BIRDS FOOT TREFOIL	24	0.55
TOTAL	72	1.65
D. TALL FESCUE	20	0.45
FLAT PEA	20	0.75
TOTAL	40	1.20
E. CREeping RED FESCUE 1/2	50	1.15
KENTUCKY BLUEGRASS 1/2	50	1.15
TOTAL	100	2.30
F. TALL FESCUE 1	150	3.60

CONSERVATION MIX

MIXTURE	POUNDS PER ACRE	POUNDS PER 1,000 S.F.
TALL FESCUE (35%)	15	0.35
CREeping RED FESCUE (25%)	15	0.35
ANNUAL RYEGRASS (12%)	5	0.12
PERENNIAL RYEGRASS (10%)	5	0.12
KENTUCKY BLUEGRASS (10%)	15	0.35
WHITE CLOVER (3%)	7	0.16

SEEDING GUIDE

USE	SEEDING MIXTURE 1/	DROUGHTY	WELL DRAINED	MODERATELY WELL DRAINED	POORLY DRAINED
STEEP CUTS AND FILLS, BORROW AND DISPOSAL AREAS	A	FAIR	GOOD	GOOD	FAIR
	B	POOR	GOOD	EXCELLENT	GOOD
	C	FAIR	FAIR	GOOD	EXCELLENT
	D	FAIR	FAIR	EXCELLENT	POOR
WATERWAYS, EMERGENCY SPILLWAYS, AND OTHER CHANNELS WITH FLOWING WATER	A	GOOD	GOOD	GOOD	FAIR
	C	GOOD	EXCELLENT	EXCELLENT	FAIR
	D	GOOD	EXCELLENT	EXCELLENT	FAIR
LIGHTLY USED PARKING LOTS, GOLF COURSES, UNIMPROVED LANDS, AND LOW INTENSITY USE RECREATION SITES.	A	GOOD	GOOD	GOOD	FAIR
	B	GOOD	GOOD	EXCELLENT	FAIR
	C	GOOD	EXCELLENT	EXCELLENT	FAIR
	D	GOOD	EXCELLENT	EXCELLENT	EXCELLENT
PLAY AREAS AND ATHLETIC FIELDS	F	FAIR	EXCELLENT	EXCELLENT	2/2
	G	FAIR	EXCELLENT	EXCELLENT	2/2

GRAVEL DET. SEE NH-DM-24 IN APPENDIX FOR RECOMMENDATION REGARDING RECLAMATION OF SAND AND GRAVEL PITS.

1/2 REFER TO SEEDING MIXTURES AND RATES IN TABLE 7-36.

2/2 POORLY DRAINED SOILS ARE NOT DESIRABLE FOR USE AS PLAYING AREA AND ATHLETIC FIELDS.

RECOMMENDED *

E18

DEFINITION OF STABLE:

PER ENV-WQ 1500 ALTERATION OF TERRAIN

1. BASE COURSE GRAVELS HAVE BEEN INSTALLED IN AREAS TO BE PAVED.
2. A MINIMUM OF 85 PERCENT VEGETATED GROWTH HAS BEEN ESTABLISHED..
3. A MINIMUM OF 3 INCHES OF NON-EROSIVE MATERIAL SUCH AS STONE OR RIP-RAP HAS BEEN INSTALLED.
- OR, EROSION CONTROL BLANKETS HAVE BEEN PROPERLY INSTALLED.

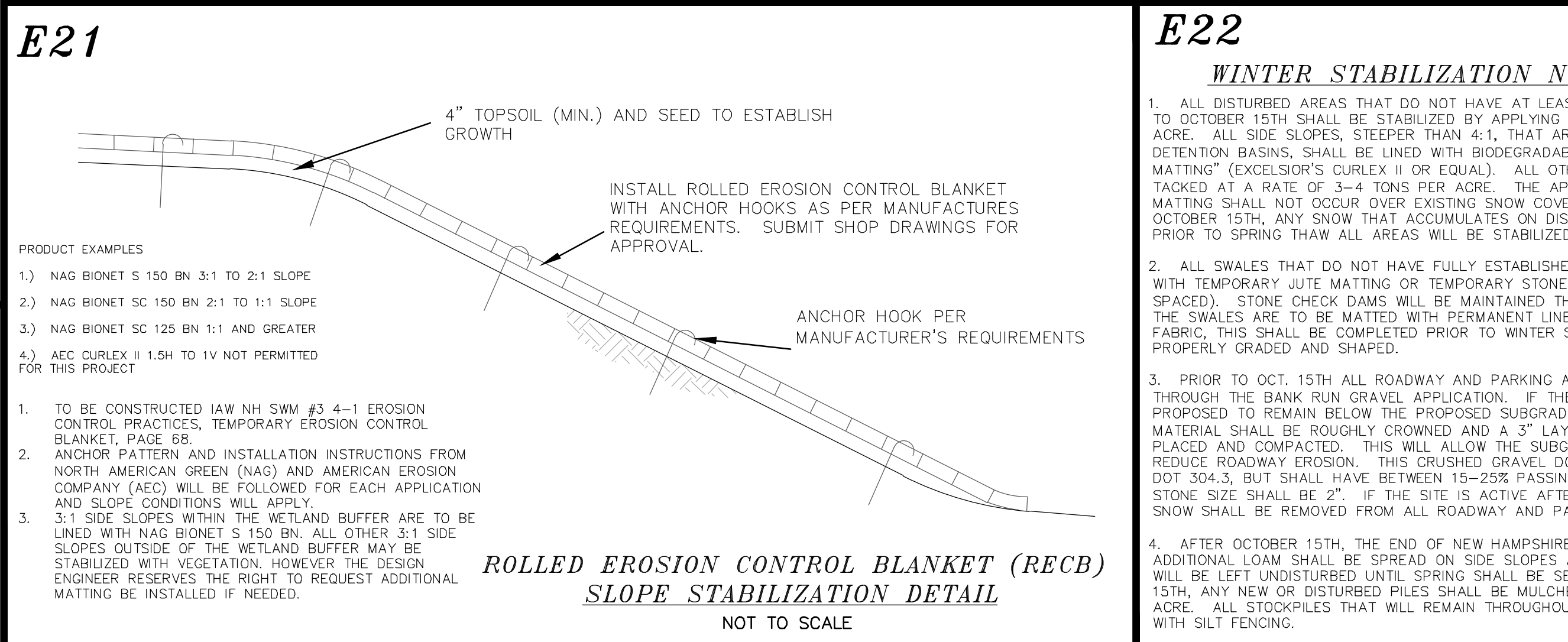
ADDITION STABILIZATION NOTES:

5. HAY MULCH OR OTHER APPROVED METHODS SHALL BE USED TO CONTROL EROSION OF NEWLY GRADED AREAS. ALL CUT AND FILL SLOPES SHALL BE SEED AND MULCHED WITHIN 72 HOURS AFTER THEIR CONSTRUCTION.
6. DISTURBED SOIL AREAS SHALL BE EITHER TEMPORARILY OR PERMANENTLY STABILIZED. IN AREAS WHERE FINAL GRADING HAS NOT OCCURRED, TEMPORARY STABILIZATION MEASURES SHOULD BE IN PLACE WITHIN SEVEN (7) CALENDAR DAYS FOR EXPOSED SOIL AREAS THAT ARE WITHIN ONE HUNDRED (100) FEET OF A SURFACE WATER BODY OR A WETLAND AND NO MORE THAN 14 CALENDAR DAYS FOR ALL OTHER AREAS. PERMANENT STABILIZATION SHOULD BE IN PLACE WITHIN THREE (3) CALENDAR DAYS FOLLOWING COMPLETION OF FINAL GRADING OF EXPOSED SOIL AREAS.

E22

WINTER STABILIZATION NOTES

1. ALL DISTURBED AREAS THAT DO NOT HAVE AT LEAST 85% VEGETATIVE COVERAGE PRIOR TO OCTOBER 15TH SHALL BE STABILIZED BY APPLYING MULCH AT A RATE OF 3-4 TONS PER ACRE. ALL SIDE SLOPES, STEEPER THAN 4:1, THAT ARE NOT DIRECTED TO SWALES OR DETENTION BASINS, SHALL BE LINED WITH BIODEGRADABLE/PHOTODEGRADABLE "JUTE MATTING" (EXCELSIOR'S CURLEX II OR EQUAL). ALL OTHER SLOPES SHALL BE MULCHED AND TACKED AT A RATE OF 3-4 TONS PER ACRE. THE APPLICATION OF MULCH AND/OR JUTE MATTING SHALL NOT OCCUR OVER EXISTING SNOW COVER IF THE SITE IS ACTIVE AFTER OCTOBER 15TH. ANY SNOW THAT ACCUMULATES ON DISTURBED AREAS SHALL BE REMOVED. PRIOR TO SPRING THAW ALL AREAS WILL BE STABILIZED, AS DIRECTED ABOVE.
2. ALL SWALES THAT DO NOT HAVE FULLY ESTABLISHED VEGETATION SHALL BE EITHER LINED WITH TEMPORARY JUTE MATTING OR TEMPORARY STONE CHECK DAMS (APPROPRIATELY SPACED). STONE CHECK DAMS WILL BE MAINTAINED THROUGHOUT THE WINTER MONTHS. IF THE SWALES ARE TO BE MATTED WITH PERMANENT LINERS OR RIPRAP WITH ENGINEERING FABRIC, THIS SHALL BE COMPLETED PRIOR TO WINTER SHUTDOWN OR AS SOON AS THEY ARE PROPERLY GRADED AND SHAPED.
3. PRIOR TO OCT. 15TH ALL ROADWAY AND PARKING AREAS SHALL BE BROUGHT UP TO AND THROUGH THE BANK RUN GRAVEL APPLICATION. IF THESE AREAS' ELEVATIONS ARE PROPOSED TO REMAIN BELOW THE PROPOSED SUBGRADE ELEVATION, THE SUBGRADE MATERIAL SHALL BE ROUGHLY CROWNED AND A 3" LAYER OF CRUSHED GRAVEL SHALL BE PLACED AND COMPACTED. THIS WILL ALLOW THE SUBGRADE TO SHED RUNOFF AND WILL REDUCE ROADWAY EROSION. THIS CRUSHED GRAVEL DOES NOT HAVE TO CONFORM TO NH DOT 304-3, BUT SHALL HAVE BETWEEN 15-25% PASSING THE #200 SIEVE AND THE LARGEST STONE SIZE SHALL BE 2". IF THE SITE IS ACTIVE AFTER OCTOBER 15TH, ANY ACCUMULATED SNOW SHALL BE REMOVED FROM ALL ROADWAY AND PARKING AREAS.
4. AFTER OCTOBER 15TH, THE END OF NEW HAMPSHIRE'S AVERAGE GROWING SEASON, NO ADDITIONAL LOAM SHALL BE SPREAD ON SIDE SLOPES AND SWALES. THE STOCKPILES THAT WILL BE LEFT UNDISTURBED UNTIL SPRING SHALL BE SEED BY THIS DATE. AFTER OCTOBER 15TH, ANY NEW OR DISTURBED PILES SHALL BE MULCHED AT A RATE OF 3-4 TONS PER ACRE. ALL STOCKPILES THAT WILL REMAIN THROUGHOUT THE WINTER SHALL BE SURROUNDED WITH SILT FENCING.



E13

TABLE 7-24---RECOMMENDED RIP RAP GRADATION RANGES

d50 SIZE=	0.5 FEET	6 INCHES
% OF WEIGHT SMALLER THAN THE GIVEN d50 SIZE	SIZE OF STONE (INCHES) FROM	TO
100%	9	12
85%	8	11
50%	6	9
15%	2	3

RIP-RAP GRADATION (D50 = 6")

NOT TO SCALE

E16

CONSTRUCTION SEQUENCE:

- 1.) CUT AND REMOVE TREES IN CONSTRUCTION AREA ONLY AS REQUIRED, RELOCATE ANY PROJECT T.B.M.
- 2.) CONSTRUCT AND/OR INSTALL TEMPORARY AND PERMANENT SEDIMENT EROSION CONTROL MEASURES AS SPECIFIED. EROSION AND SEDIMENT CONTROL MEASURES SHALL BE INSTALLED PRIOR TO ANY SOIL LAND DISTURBANCE.
- 3.) EROSION, SEDIMENT AND CONVEYANCE CONTROL MEASURES SHALL BE INSTALLED & STABILIZED PRIOR TO DIRECTING RUNOFF TO THEM. TEMPORARY DIVERSIONS MAY BE REQUIRED.
- 4.) CLEAR, CUT AND DISPOSE OF DEBRIS IN APPROVED FACILITY.
- 5.) CONSTRUCT TEMPORARY CULVERTS AS REQUIRED, OR DIRECTED.
- 6.) CONSTRUCT DRIVEWAYS FOR ACCESS TO DESIRED CONSTRUCTION AREAS. ALL DRIVEWAYS SHALL BE STABILIZED IMMEDIATELY.
- 7.) START BUILDING CONSTRUCTION.
- 8.) INSTALL PIPE AND CONSTRUCTION ASSOCIATED APPURTENANCES AS REQUIRED OR DIRECTED. ALL DISTURBED AREAS SHALL STABILIZED IMMEDIATELY AFTER GRADING.
- 9.) BEGIN PERMANENT AND TEMPORARY SEEDING AND MULCHING. ALL CUT AND FILL SLOPES AND DISTURBED AREAS SHALL BE SEED OR MULCHED AS REQUIRED, OR DIRECTED. NO AREA IS ALLOWED TO BE DISTURBED FOR A LENGTH OF TIME THAT EXCEEDS 30 DAYS BEFORE BEING STABILIZED. DAILY, OR AS REQUIRED, ALL DRIVEWAYS SHALL BE STABILIZED WITHIN 72 HOURS OF ACHIEVING FINISHED GRADES. ALL CUT AND FILL SLOPES SHALL BE STABILIZED WITHIN 72 HOURS OF ACHIEVING FINISHED GRADES. LIMIT THE LENGTH OF EXPOSURE OF UNSTABILIZED SOIL TO 30 DAYS OR LESS.
- 10.) CONSTRUCT TEMPORARY BERMS, DRAINS DITCHES, SILT FENCES, SEDIMENT TRAPS, ETC. MULCH AND SEED AS REQUIRED.
- 11.) INSPECT AND MAINTAIN ALL EROSION AND SEDIMENT CONTROL MEASURES DURING CONSTRUCTION. EROSION AND SEDIMENT CONTROL PRACTICES ARE TO BE INSPECTED WEEKLY AND AFTER 0.5" OF RAINFALL.
- 12.) COMPLETE PERMANENT SEEDING AND LANDSCAPING.
- 13.) REMOVE TEMPORARY EROSION CONTROL MEASURES AFTER SEEDING AREAS HAVE ESTABLISHED THEMSELVES AND SITE IMPROVEMENTS ARE COMPLETE.
- 14.) SMOOTH AND REVEGETATE ALL DISTURBED AREAS.
- 15.) FINISH PAVING ALL DRIVEWAYS AS DESIRED.

FOR PAUL THIBODEAU LAND OF YOUNG ROAD LLC YOUNG ROAD BARRINGTON, NH 74X MAP 240, LOT 8

E18

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FOR TOWN APPROVAL PURPOSES :

THE SUBDIVISION REGULATIONS OF THE TOWN OF BARRINGTON ARE A PART OF THIS PLAT, AND APPROVAL OF THIS PLAN IS CONTINGENT UPON COMPLETION OF ALL REQUIREMENTS OF SAID SUBDIVISION REGULATIONS, EXCEPTING ONLY MODIFICATIONS MADE IN WRITING BY THE BOARD AND ATTACHED HERETO.

E-102

SHEET 63 OF 64

CORRECT

NOT TO SCALE

NOT TO SCALE

NOT TO SCALE

NOT TO SCALE

SHEET 64 OF 64

BERRY SURVEYING & ENGINEERING
335 SECOND CROWN POINT ROAD
BARRINGTON, NH 03825 (603) 332-2863

SCALE : AS NOTED

DATE : FEBRUARY 15, 2023