

Project Application

Land Use Department

P.O. Box 660; 333 Calef Hwy, Barrington, NH 03825 ♦ Phone: 603-664-5798 ♦ Fax: 603-664-0188

(265-1-1A-24-SR)

265-1A RC-24-SR

Case Number: _____ Project Name: Vera Innovations Date 1-16-2024

Staff Signature required PRIOR to submittal

PRELIMINARY APPLICATION: Preliminary Conceptual Review _____ Design Review _____ Development of Regional Impact _____

FORMAL APPLICATION:

Subdivision Type: Major _____ Minor _____ Conventional _____ Conservation _____

Site Plan Review: Major _____ Minor 3.4 Conditional Use Permit _____ Boundary Line Adjustment _____ 9.6 Special Permit _____

Change of Use Extension for Site Plan or Subdivision Completion _____

Amendment to Subdivision/Site Plan Approval _____ Other _____

Project Name: _____ Area (Acres or S.F) 2.59 Acres
Project Address: 1003 Calef Highway Barrington NH 03825
Current Zoning District(s): RC Map(s) 265 Lot(s) 1A
Request: Roasting & Bagging of coffee

The property owner shall designate an agent for the project. This person (the applicant) shall attend pre-application conferences and public hearings, will receive the agenda, recommendations, and case reports, and will communicate all case information to other parties as required.

All contacts for this project will be made through the Applicant listed below.

Owner: Martin Burby
Company _____
Phone: 603-265-0744 Fax: _____ E-mail: mburby@hotmail.com
Address: 8 Roberts Rd Dover NH 03820

Applicant (Contact): _____
Company _____
Phone: same Fax: _____ E-mail: _____
Address: _____

Developer: _____
Company _____
Phone: _____ Fax: _____ E-mail: _____
Address: _____

Architect: _____
Company _____
Phone: _____ Fax: _____ E-mail: _____
Address: _____

Engineer: Millennium Engineers
Company _____
Phone: _____ Fax: _____ E-mail: _____
Address: PO Box 745 Hampton Rd Exeter NH 03833

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Jodie Burby
Owner Signature
Barbara Spring
Staff Signature

Martin Burby
Applicant Signature
1-16-2024
Date

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TOWN OF BARRINGTON - LAND USE DEPARTMENT

PROJECT NARRATIVE

PROJECT NAME Vera Innovations CASE FILE NUMBER 265-HARC-24-SR

PROJECT LOCATION 1203 Unit 2 Calef Highway Barrington NH 03825

DATE OF APPLICATION _____

Property Details:

Single-Family Residential Multi-Family Residential Commercial Industrial

Current Zoning: _____ Lot Area Size _____

Setbacks: Front Side Rear

Parking Spaces Required: _____ Parking Spaces Provided: _____

Please describe your project and its purpose and intent. You may attach a typed description.

Use the existing building at 1203 Calef Highway Unit 2

Intent
Roast coffee
Grind & bag for shipping

Hours operation 8:00 am 5:00 pm
Days open Monday through Saturday

Anticipate two(2) to eight(8) employees

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Applicant Martin Map/Lot# 265-1 Case# 265-NA-RC-24-SR

**Site Review Application Checklist
Barrington Planning Board**

This checklist is intended to assist applicants in preparing a complete application for site review as required by the Barrington Site Review Regulations and must be submitted along with all site review applications. An applicant seeking site review approval shall be responsible for all requirements specified in the Barrington Site Review Regulations even if said requirements are omitted from this checklist.

An applicant seeking site review approval shall be responsible for providing all the information listed in the column below entitled "Site Review" and should place an "x" in each box to indicate that this information has been provided

SITE REVIEW APPLICATION CHECKLIST	Site Review		Waiver(s)
	Provided	NA	
Check the Appropriate Boxes below:			
Section I. General Requirements			
1. Completed Application Form (2.5.1)	<input type="checkbox"/>	<input type="checkbox"/>	
2. Complete abutters list (2.6.3 (5) or 2.5.1 (6))	<input type="checkbox"/>	<input type="checkbox"/>	
3. Payment of all required fees (2.6.3 (4) or 2.5.1 (5))	<input type="checkbox"/>	<input type="checkbox"/>	
4. Three (3) full size sets of plans and twelve (12) sets of plans 11" by 17", submitted with all required information in accordance with the site review regulations and this checklist (2.6.3 (6) or 2.5.1 (7))	<input type="checkbox"/>	<input type="checkbox"/>	
5. Copies of any proposed easement deeds, protective covenants or other legal documents (3.9.1)	<input type="checkbox"/>	<input type="checkbox"/>	
6. Any waiver request(s) submitted with justification in writing (3.9.8)	<input type="checkbox"/>	<input type="checkbox"/>	
7. Completed Application Checklist (2.5.1 (3))	<input type="checkbox"/>	<input type="checkbox"/>	
Section II. General Plan Information			
1. Size and presentation of sheet(s) per registry requirements and the site review regulations (3.1.2)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
2. Title block information: (3.2.1)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
a. Drawing title (3.2.1 (1))	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
b. Name of site plan (3.2.1 (2))	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
c. Location of site plan (3.2.1 (3))	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
d. Tax map & lot numbers of subject parcel(s) (3.2.1 (4))	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
e. Name & address of owner(s) (3.2.1 (5))	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
f. Date of plan (3.2.1 (6))	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
g. Scale of plan (3.2.1 (7))	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
h. Sheet number (3.2.1 (8))	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
i. Name, address, & telephone number of design firm (3.2.1 (9))	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
j. Name and address of Applicant (3.2.1 (10))	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
3. Revision block with provision for amendment dates (3.2.3)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
4. Planning Board approval block provided on each sheet to be recorded (3.2.2)	<input type="checkbox"/>	<input type="checkbox"/>	
5. Certification block (for engineer or surveyor) (3.1.1)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
6. Match lines (if any)	<input type="checkbox"/>	<input type="checkbox"/>	
7. Zoning designation of subject parcel(s) including overlay districts (3.2.10 (4))	<input type="checkbox"/>	<input checked="" type="checkbox"/>	

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APPLICATION AGREEMENT

I hereby apply for Site Plan Review and acknowledge I will comply with all of the Ordinances of the Town of Barrington, New Hampshire State Laws, as well as any stipulations of the Planning Board, in development and construction of this project. I understand that if any of the Site Plan Review or Application specifications are incomplete, the Application will be considered rejected.

In consideration for approval and the privileges accruing thereto, the subdivider thereby agrees:

- E. To carry out the improvements agreed upon and as shown and intended by said plat, including any work made necessary by unforeseen conditions which become apparent during construction of the site plan review.
- E. To post all streets "Private" until accepted by the Town and to provide and install street signs as approved by the Selectmen of the Town for all street intersections.
- E. To give the Town on demand, proper deeds for land or rights-of-way reserved on the plat for streets, drainage, or other purposes as agreed upon.
- E. To save the Town harmless from any obligation it may incur or repairs it may make, because of my failure to carry out any of the foregoing provisions.
- E. Mr/Mrs Burby of 1203 Cabot Hwy The owners, by the communications to the subdivider may be addressed with any proceedings arising out of the agreement herein.

X Signature of Owner: Jacque Burby
 Signature of Developer: Marion Burby
 Technical Review Signatures: _____

Town Engineer/Planner Approval Signature: _____ The owners, by the filing of this application as indicated above, hereby give permission for any member of the Barrington Planning Board, the Town Engineer, The Conservation Commission and such agents or employees of the Town or other person as the Planning Board may authorize, to enter upon the property which is the subject of this application at all reasonable times for the purpose of such examinations, surveys, test and inspections as may be appropriate.

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(Refusal to sign this permission form does not invalidate an application, but the Planning Board may not be able to make an informed decision regarding unseen lands with potential areas of concerns).

Signature of Owner: ~~Marie Bank~~
Jacie Berby

Note: The developer/individual in charge must have control over all project work and be available to the Road Agent and Code Enforcement Officer during the construction phase of the project. The Road Agent and Code Enforcement Officer must be notified within two (2) working days of any change by the individual in charge of the project.

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Site Plan Waiver Request Form

Under Site Plan Regulations 3.9.8-Waivers and Article 8-Waiver Procedure

If there is more than one waiver requested, each waiver request is to be individually listed and described, as each waiver is considered individually by the Town of Barrington Planning Board. A petition for waiver shall be submitted in writing by the applicant with the application for review. The request shall fully state the grounds for which the waiver is requested and all facts supporting this request with reference to the applicable Barrington Site Plan Regulations article, section and paragraph. Each waiver granted shall be listed on the approved site plan.

Name of Site Plan (See Title Box): _____

Case Number: 265 1/1A-RC-24-SR

Site Location: 1203 Unit 2 Barrington NH 03825

Zoning District(s): _____

Owner (s): Martin & Jackie Burby

Address of Owner(s): 8 Roberts Rd Dover NH 03820

Address Line 2: _____

Name of Applicant (if different from owner): _____

Phone Number 603-868-3025 Email info@125fence.com

Land Surveyor: _____

I, Jackie Burby seek the following waiver to the Town of Barrington Site Plan regulations for the above case submittal:

Section 3.1.1 Site Plan Review Regulations
Utilize current site plan

The requirements to have all site plans shall be prepared and stamped by a professional engineer. Boundary monuments shall be certified by a licensed Surveyor per Section 3.1.1 Site Review Regulations

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Jackie Burby Martin Burby
Signature of Owner/Applicant _____ Date 1-16-2014

Martin,

Good afternoon.

I understand you are requesting a change of use from a restaurant to retail/light manufacturing for roasting coffee to distribute. I have attached the application, narrative, site plan checklist and abutter list attached to this email. I would suggest setting up a time if you need assistance in filling out the application. January 17, 2024 is the next deadline for fees and application to be heard on the February 6, 2024 Planning Board Public Hearing. Please let me know if you have any questions in the meantime.

Best Regards,

Vanessa Price
Town Planner
Town of Barrington, NH
4 Signature Drive
Barrington, NH 03825
(603) 664-0195

6:30
Feb 6th

From: John Huckins <jhuckins@barrington.nh.gov>
Sent: Tuesday, January 2, 2024 10:34 AM
To: info@125fence.com
Cc: Vanessa Price <VPrice@barrington.nh.gov>
Subject: change of use 1205 Calef Hwy

Martin

Vanessa cc'ed in this email is the planner she can help you with an application to the Planning Board to add the uses

John Huckins CBO, MCP

Building Inspector
Zoning Administrator
PO Box 660
4 Signature Dr.
Barrington NH 03825
603-664-0330

TOWN OF BARRINGTON CONFIDENTIALITY AND DISCLOSURE NOTICE:

This email and any email to employees and officials of the Town of Barrington may be subject to public disclosure under the New Hampshire Right to Know law (RSA 91-A). However, this message may also contain information that is privileged and confidential which may be legally protected from disclosure. If you are not the intended recipient of this message or their agent, or if this message has been addressed to you in error, please immediately alert the sender by reply email and t

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ABUTTER LIST

Town of Barrington, NH

Please Print or Type

Applicant: Martin & Jackie Burby Phone 603-868-3025

Project Address: 1203 Unit 2 Calef Highway Barrington NH 03825

List the names and addresses of all parties below. For abutting lot owners, list each owner whose lot adjoins or is directly across the street or a body of water from the subject property. This form may not be completed more than five (5) days prior to the application deadline.

LEGAL OWNER OF SUBJECT LOT

Map	Lot	Zone	Owner Name	Mailing Address
265	001	1A	Jackie & Martin Burby	1205 Calef Hgwy Barrington NH 03825

ABUTTING LOT OWNERS

Map	Lot	Owner Name	Owner Mailing Address (NOT property location)
		Ayer Electric	
265	13	Randy Lahey Properties LLC	125 High Rd Lee NH 03861
263	10	Lee Oak Cooperative Inc	180 Roberts Rd

PROFESSIONALS AND EASEMENT HOLDERS. Engineers, Surveyors, Soil Scientists, and Architects whose seal appears or will appear on the plans (other than any agent submitting this application); holders of conservation, preservation, or agricultural easements; and upstream dam owners/NHDES.

Name of Professional or Easement Holder	Mailing Address

I, the undersigned, acknowledge that it is the responsibility of the applicant or his/her agent to fill out this form. I understand that any error or omission could affect the validity of any approval. The names and address listed on this form were obtained from the Town of Barrington Assessing Office

on this date: 16th This is page 1 of 1 pages.

Applicant or Agent: _____

Planning Staff Verification: _____ Date: _____

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