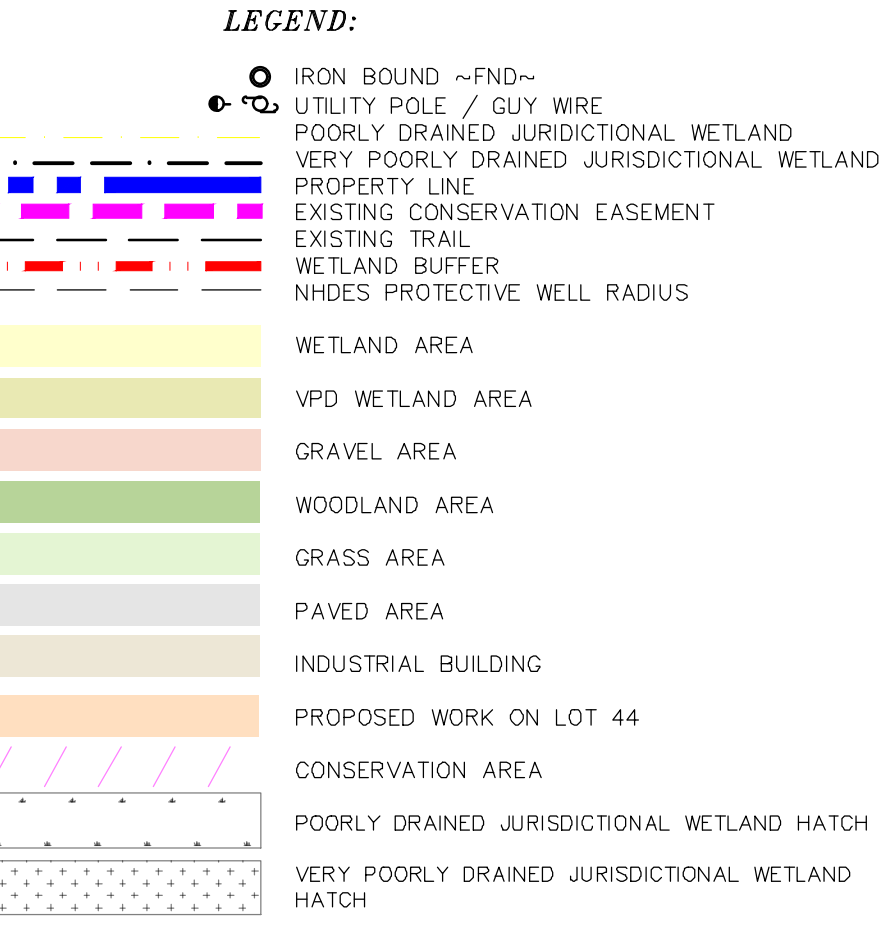


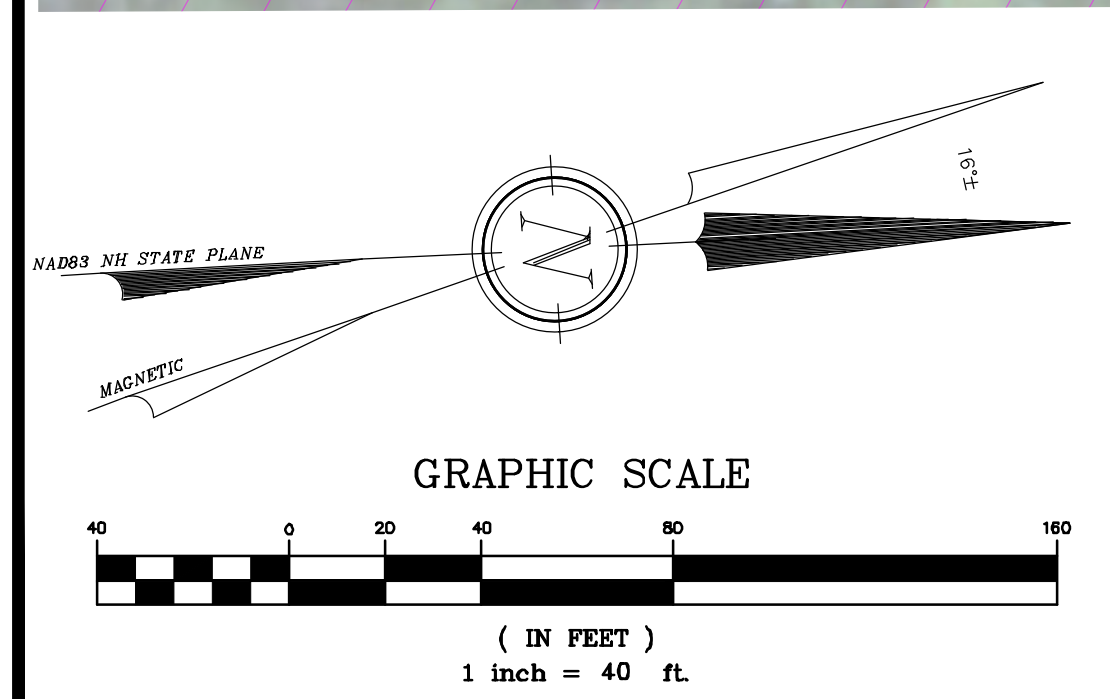
- NOTES:**
- 1.) OWNER: NHBBC, LLC  
607 CALEF HWY, SUITE 200  
BARRINGTON, NH 03825
  - 1A.) APPLICANT: TURBOCAM INC.  
607 CALEF HWY, SUITE 200  
BARRINGTON, NH 03825
  - 2.) TAX MAP 238, LOT 44-1
  - 3.) LOT AREA: 346,833 Sq.Ft., 7.96 Ac.
  - 4.) S.C.R.D. BOOK 3689, PAGE 754
  - 5.) THE INTENT OF THIS PLAN IS TO SHOW THE COLOR RENDERING DETAIL OF TAX MAP 238 LOT 44-1.



REVISION	DATE	DESCRIPTION

PROPOSED COLOR RENDERING  
FOR  
TURBOCAM, INC.  
LAND OF  
NHBBC, LLC  
NH ROUTE 125/CALEF HIGHWAY  
BARRINGTON, N.H.  
TAX MAP 238, LOT 44-1

BERRY SURVEYING & ENGINEERING  
335 SECOND CROWN POINT ROAD  
BARRINGTON, NH 03825 (603)332-2863  
SCALE : 1 IN. EQUALS 40 FT.  
DATE : FEBRUARY 5, 2024  
FILE NO. : DB 2023 - 017







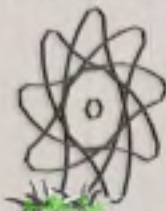








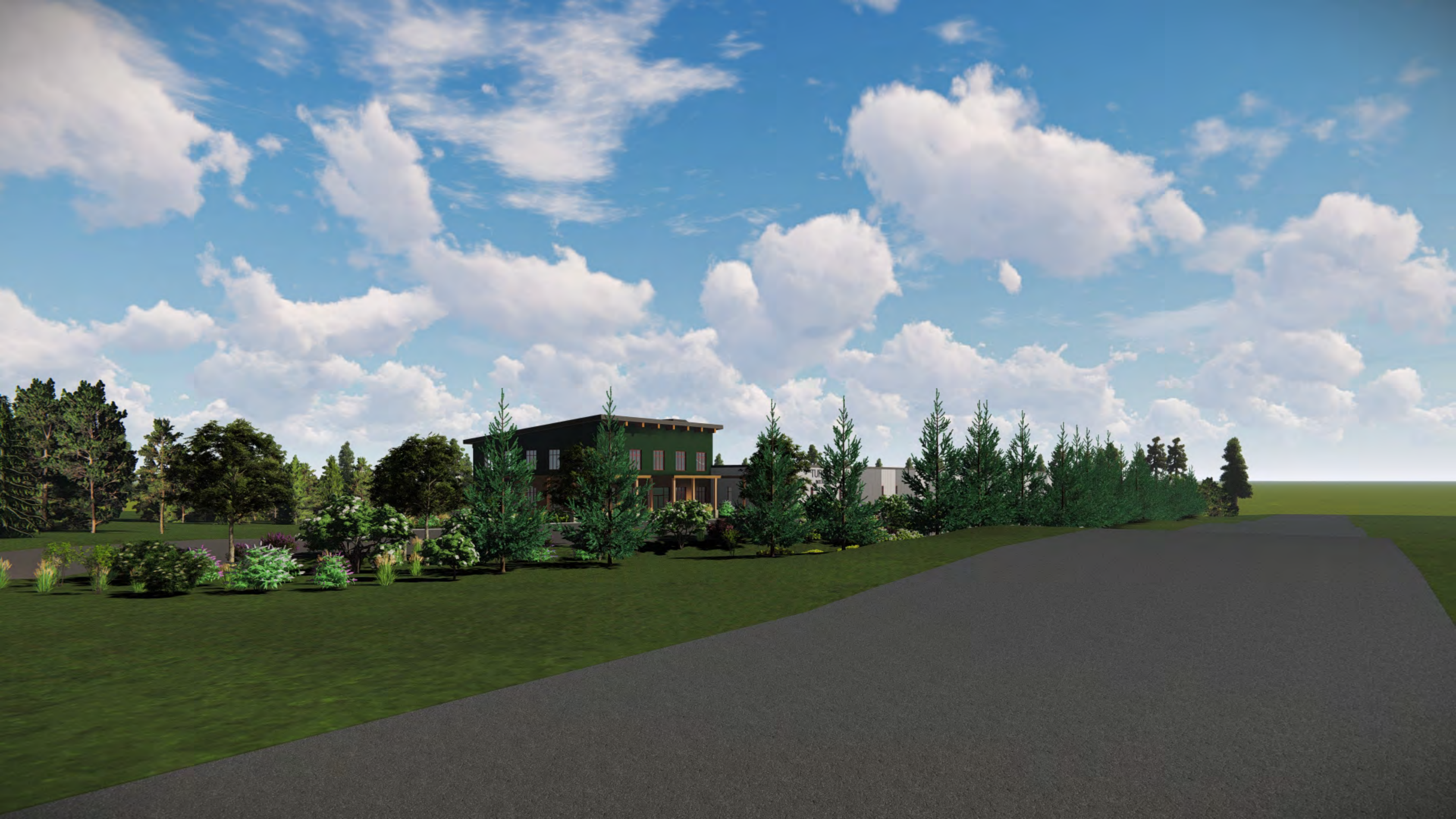
TURBOCAM  
INTERNATIONAL







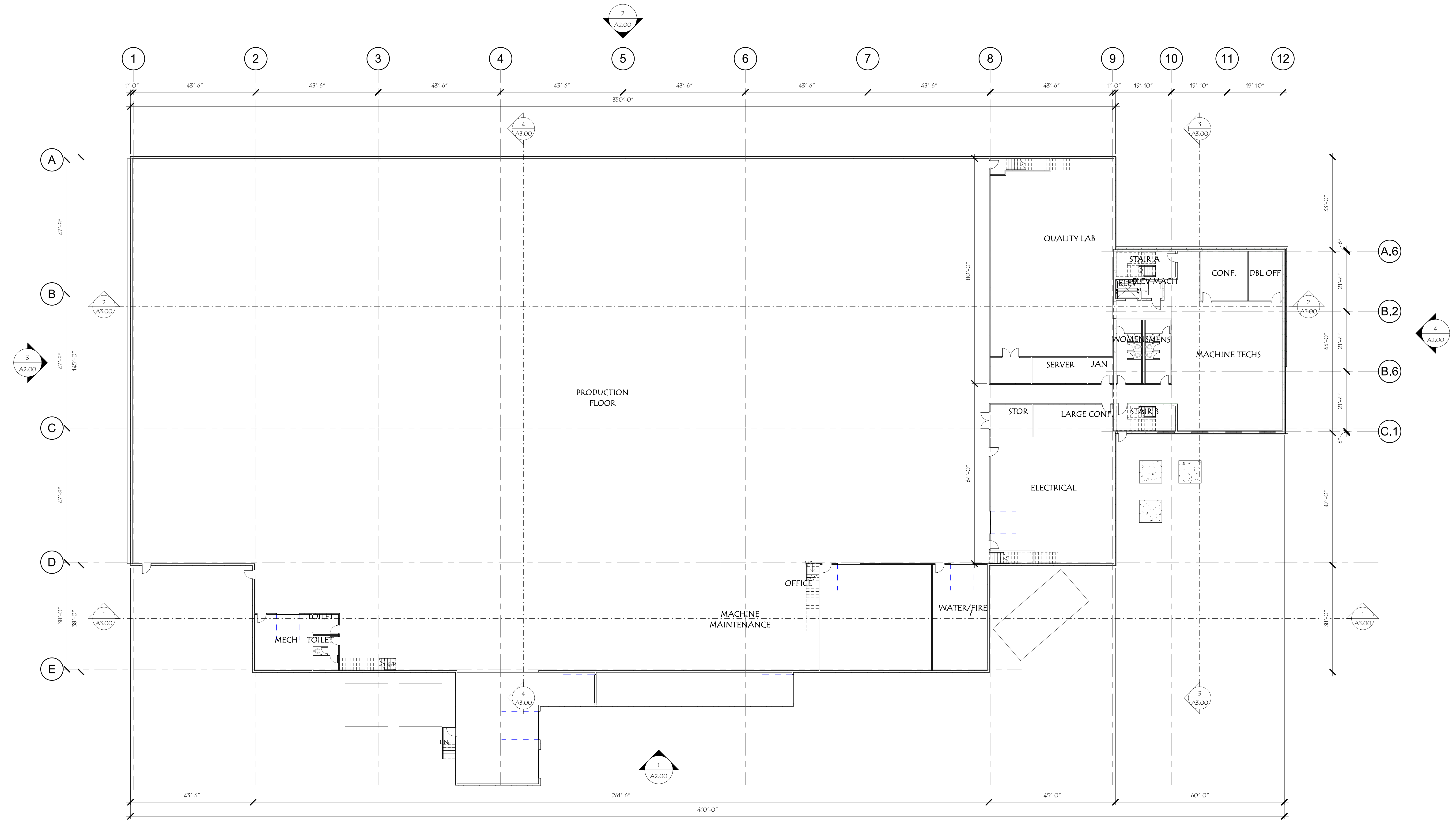












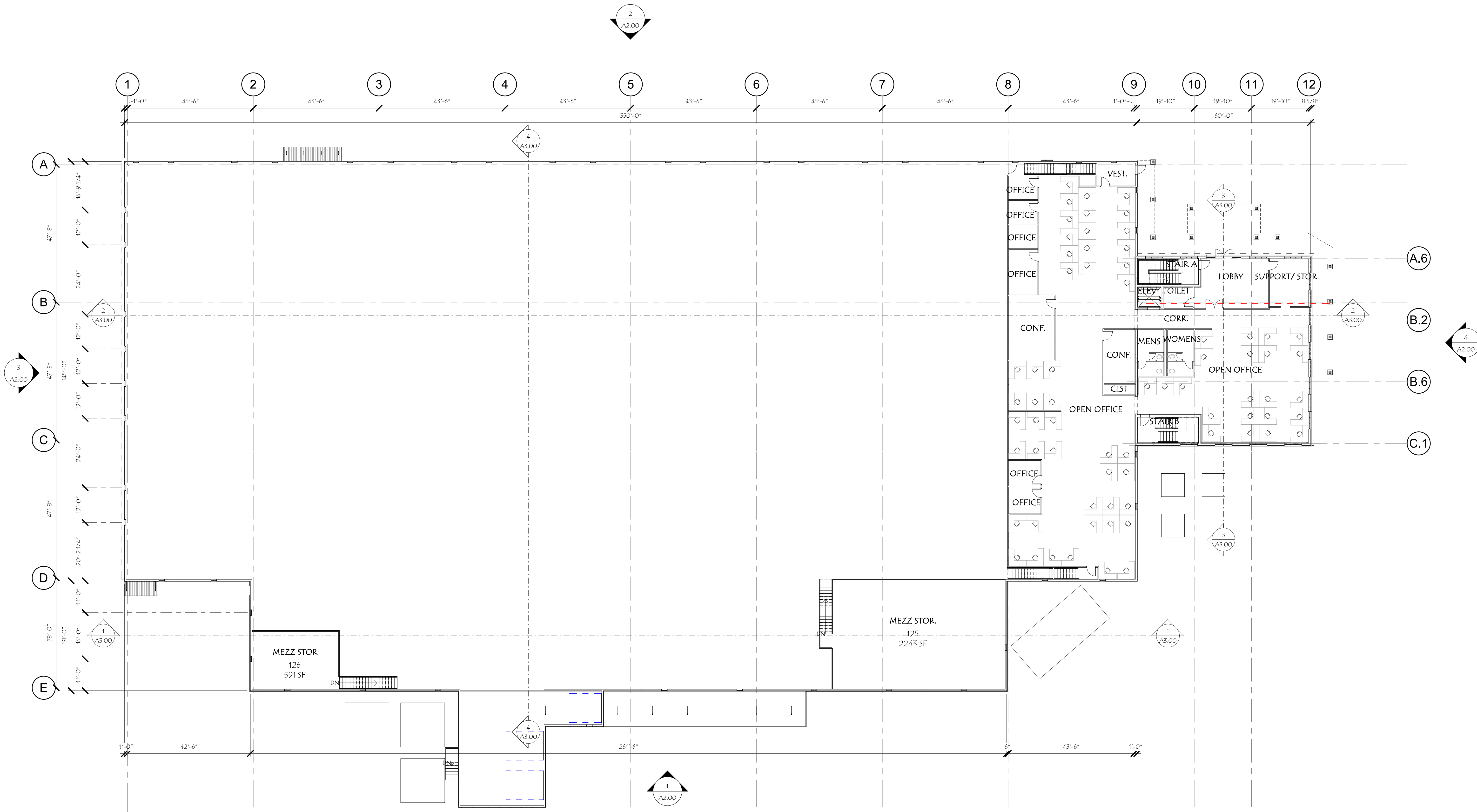
**1** OVERALL PLAN - GROUND LEVEL  
 SCALE: 1/16" = 1'-0"

NOT FOR CONSTRUCTION

Scale:	1/16" = 1'-0"
Drawn By:	GMB/AH
Checked By:	ALW
Project No.:	2023089
Date:	02.26.24
REVISIONS #	Description

Title:	OVERALL PLAN - GROUND LEVEL
Version:	A1.00





**1 LEVEL 1 PLAN - OVERALL**  
 SCALE: 1/16" = 1'-0"

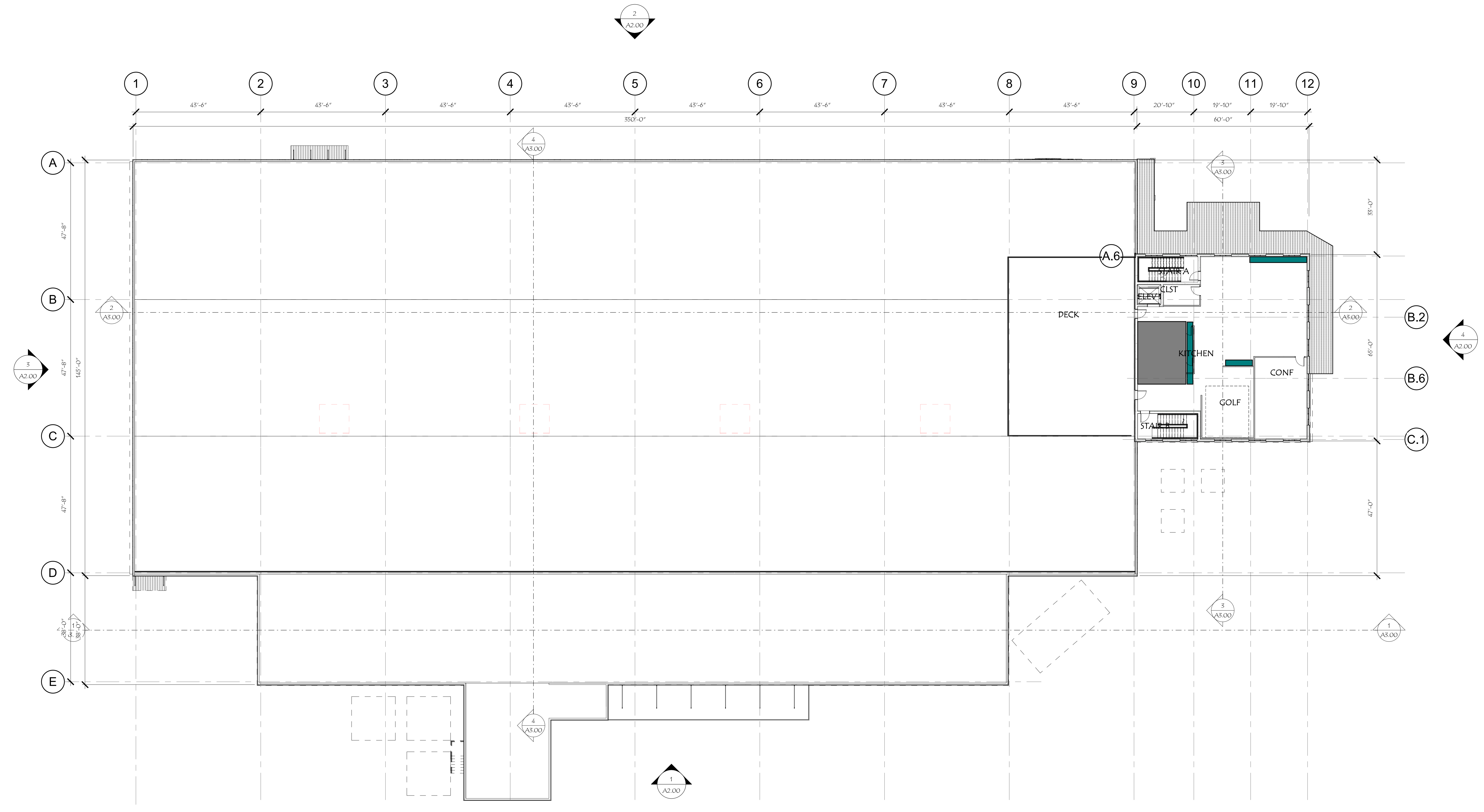
**Turbocam**  
 BARRINGTON, NH 03825

NOT FOR CONSTRUCTION

Scale:	1/16" = 1'-0"
Drawn By:	GMB / AH
Checked By:	ALW
Project No.:	2023089
Date:	02.26.24
REVISIONS	
#	Description

Title:	OVERALL PLAN - LEVEL 1
Project No.:	A1.01





**1 LEVEL 2 PLAN - OVERALL**  
 SCALE: 1/16" = 1'-0"

**NOT FOR CONSTRUCTION**

REVISIONS #	Description	Date
1		

Scale:	1/16" = 1'-0"
Drawn By:	GMB/AH
Checked By:	ALW
Project No.:	2023089
Date:	02.26.24

**OVERALL PLAN - LEVEL 2**

**A1.02**



**EXISTING LEGEND:**

- IRON BOUND/REBAR ~FND~
- UTILITY POLE
- GUY WIRE
- SIGNAGE
- ⊕ TEST PIT
- ⊕ TEMPORARY BENCHMARK (T.B.M.)
- ⊕ WELL
- BUILDING SETBACK LINE
- POORLY DRAINED JURISDICTIONAL WETLAND LINE
- VERY POORLY DRAINED JURISDICTIONAL WETLAND LINE
- 50' POORLY DRAINED WETLAND BUFFER
- NRCS SOIL DELINEATION LINE
- SITE SPECIFIC SOIL LINE
- LIMIT OF SOIL SURVEY
- OVERHEAD UTILITIES LINE
- UNDERGROUND UTILITIES LINE
- EXISTING DRAIN CULVERT
- CONTOUR MINOR, EXISTING
- CONTOUR MAJOR, EXISTING
- CONSERVATION EASEMENT LINE
- TREELINE
- NHDES PROTECTIVE WELL RADIUS
- RED PINE PLANTATION
- MATCH LINE
- ⊕ FIRE DEPARTMENT CONNECTION
- ⊕ LIGHT, POLE MOUNTED
- 448A SOIL SERIES
- 448B NRCS SOIL LABEL
- S.C.R.D. STRAFFORD COUNTY REGISTRY OF DEEDS
- TYP TYPICAL
- FND FOUND
- POORLY DRAINED JURISDICTIONAL WETLAND HATCH
- VERY POORLY DRAINED JURISDICTIONAL WETLAND HATCH

**ABBREVIATION LEGEND:**

- E.O.P. EDGE OF PAVEMENT
- V.G.C. VERTICAL GRANITE CURB
- S.G.C. SLOPED GRANITE CURB
- C.C.C. CAST-IN-PLACE CONCRETE CURB
- BITUM. BITUMINOUS
- E.S.H.W.T. ESTIMATE SEASONAL HIGH WATER TABLE
- TYP. TYPICAL
- U.G.E. UNDER GROUND ELECTRIC / UTILITIES
- O.H.U. OVERHEAD ELECTRIC / UTILITIES
- CLDI CONCRETE LINED DUCTILE IRON
- DI DUCTILE IRON
- F.P. FIRE PROTECTION
- FDC FIRE DEPARTMENT CONNECTION
- U.D. UNDER DRAIN
- C.O. CLEAN OUT
- TYP. INVERT
- ELEV. ELEVATION
- HDPE HIGH DENSITY POLYETHYLENE
- RCP REINFORCED CONCRETE 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
- FND. FOUND
- TBS. TO BE SET

- 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)

**PROPOSED LEGEND:**

- 3/4" REBAR W/ ID CAP ~TBS~
- 1/2" REBAR W/EASEMENT CAP ~TBS~
- GRANITE BOUND ~TBS~
- ⊕ DETAIL SHEET / DETAIL
- CONTOUR MINOR, PROPOSED
- CONTOUR MAJOR, PROPOSED
- ROAD CENTERLINE
- SHOULDER
- DRAIN CULVERT W/ FLARED END SECTION (F.E.S.)
- UNDERDRAIN
- GUARD RAIL
- PROPOSED EASEMENT LINE
- RIP RAP
- STORMWATER BEST MANAGEMENT PRACTICE (BMP)
- BERM
- RETAINING WALL
- STORMTECH CHAMBERS/ISOLATOR ROW
- DRAIN MANHOLE W/ STRUCTURE
- CATCH BASIN W/ STRUCTURE
- STORMWATER BMP OUTLET STRUCTURE
- TRANSFORMER / J.BOX
- UNDERGROUND UTILITY
- GATE VALVE
- CURB STOP
- POST HYDRANT
- THRUST BLOCKS
- LIGHT TYPE "A" MOUNTED ON POLE
- LIGHT TYPE "B" MOUNTED ON BUILDING
- INLINE FLUSHING MANHOLE W/ STRUCTURE
- PROPOSED WATER MAIN LINE
- PROPOSED WATER SERVICE
- PROPOSED EFFLUENT FORCEMAIN
- PROPOSED GRAVITY SEWER SERVICE
- PROPOSED GAS LINE / LP TANK
- EFFLUENT DISPOSAL AREA
- EXISTING SPOT GRADE
- PROPOSED SPOT GRADE
- FLOW ARROW
- SAW CUT & MILL
- SILT FENCE / EROSION MIX BERM
- FILTEREXX 8" - 12" SILT SOXX AS SPECIFIED
- PERIMETER CONTROL (SEE E-101)
- CONSTRUCTION FENCE
- PERMANENT WETLAND BUFFER IMPACT
- TEMPORARY WETLAND BUFFER IMPACT

**TREES:**

- AR - RED MAPLE TREE
- PD - PAGODA DOGWOOD
- WS - WHITE SPRUCE
- DWARF EVERGREENS:
  - BABY BLUE EYES PICEA (BLUE SPRUCE),
  - NORTH STAR DWARF WHITE SPRUCE (PICEA GLAUCA 'NORTH STAR'),
  - DWARF ALBERTA SPRUCE (PICEA GLAUCA 'CONICA')

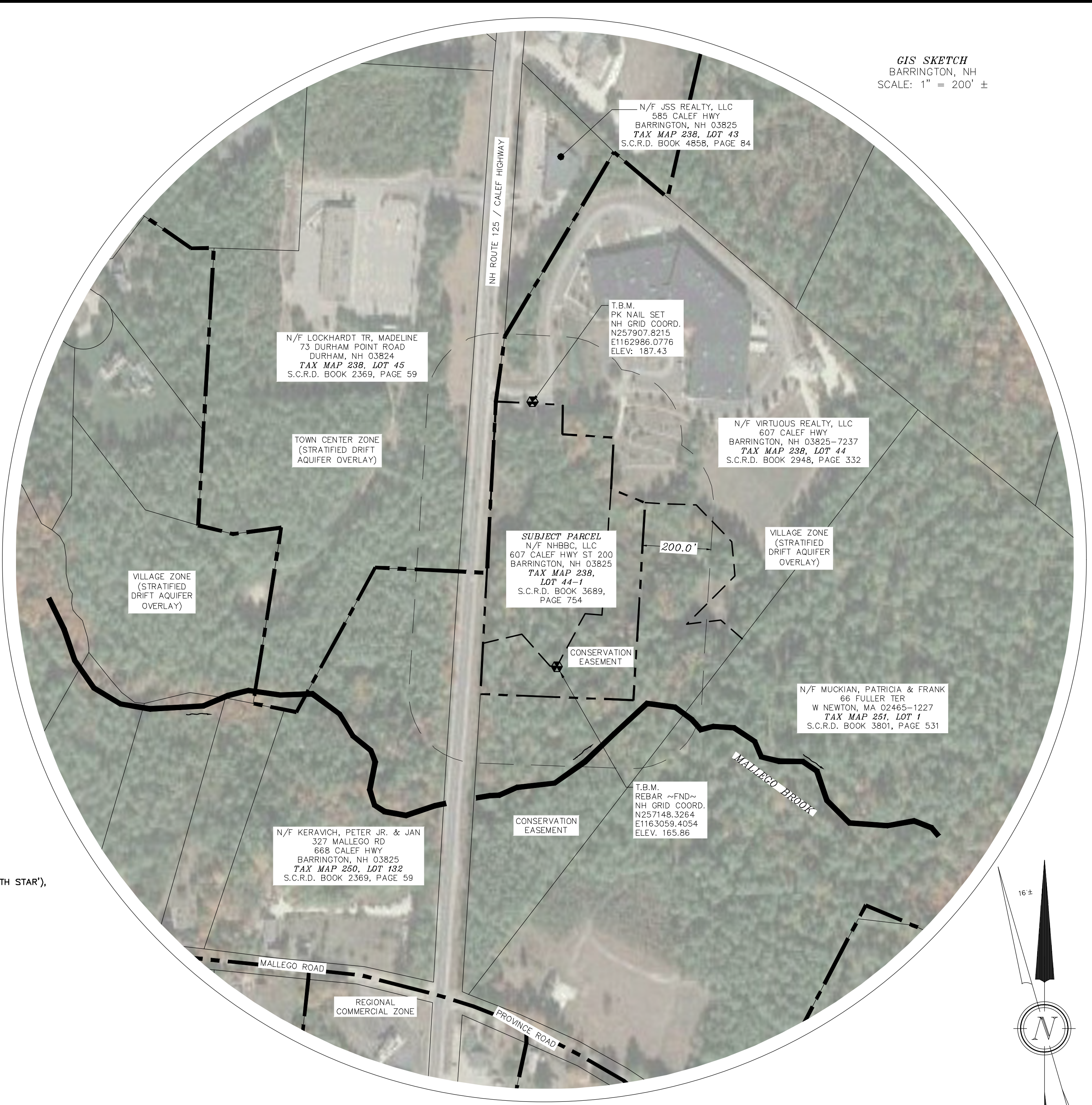
**BUSHES:**

- BB - BAYBERRY
- BT - BUTTERFLY BUSH
- AR - ARROWWOOD
- MK - MISS KIM LILAC
- EB - ELDERBERRY
- SB - SPICEBUSH
- HB - Highbush Blueberry

**GRASSES:**

- \* KF - FEATHER REED GRASS

**GIS SKETCH**  
BARRINGTON, NH  
SCALE: 1" = 200' ±



**ADJUTERS WITHIN 200':**

- N/F LOCKHARDT TR, MADELINE 73 DURHAM POINT ROAD DURHAM, NH 03824 TAX MAP 238, LOT 45 S.C.R.D. BOOK 2369, PAGE 59
- N/F KERAVOH, PETER JR. & JAN 327 MALLEGO RD 668 CALEF HWY BARRINGTON, NH 03825 TAX MAP 250, LOT 132 S.C.R.D. BOOK 2369, PAGE 59
- N/F VIRTUOUS REALTY, LLC 607 CALEF HWY, SUITE 200 BARRINGTON, NH 03825 TAX MAP 238, LOT 44 S.C.R.D. BOOK 2948, PAGE 332

**ADJUTERS WITHIN 200' CONT.:**

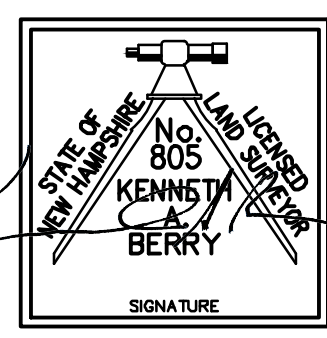
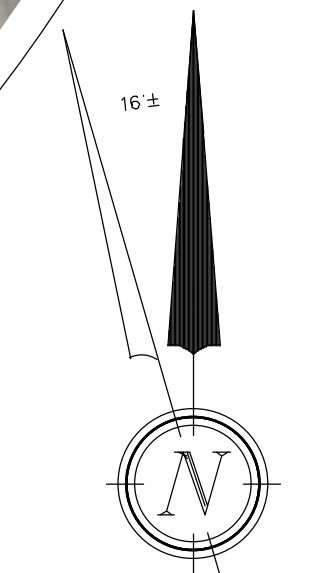
- N/F MUCKIAN, PATRICIA & FRANK 66 FULLER TER W NEWTON, MA 02465-1227 TAX MAP 251, LOT 1 S.C.R.D. BOOK 3801, PAGE 531
- N/F JSS REALTY, LLC 585 CALEF HWY BARRINGTON, NH 03825 TAX MAP 238, LOT 43 S.C.R.D. BOOK 4858, PAGE 84
- N/F TOWN OF BARRINGTON P.O. BOX 660 BARRINGTON, NH 03825 S.C.R.D. BOOK 2948, PAGE 337 CONSERVATION EASEMENT

**FOR PLANNING BOARD APPROVAL PURPOSES:**

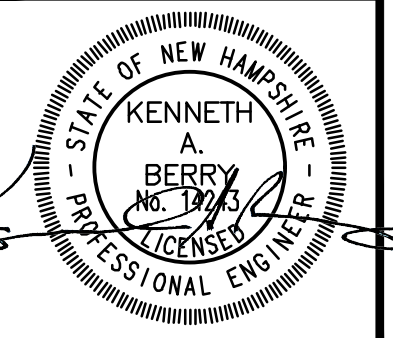
THE SITE REVIEW REGULATIONS OF THE TOWN OF BARRINGTON ARE A PART OF THIS PLAN, AND APPROVAL OF THIS PLAN IS CONTINGENT UPON COMPLETION OF ALL REQUIREMENTS OF SAID SITE REVIEW REGULATIONS, EXCEPTING ONLY MODIFICATIONS MADE IN WRITING BY THE BOARD AND ATTACHED HERETO.

NEIGHBORHOOD PLAN  
FOR  
TURBOCAM, INC.  
LAND OF  
NHBC, LLC  
NH ROUTE 125/CALEF HIGHWAY  
BARRINGTON, N.H.  
TAX MAP 238, LOT 4-1

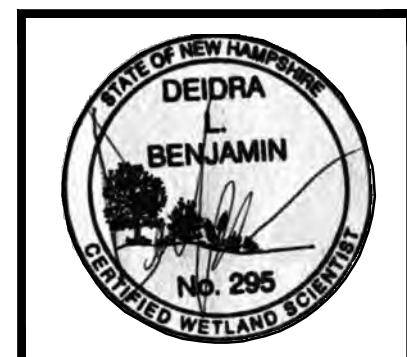
BERRY SURVEYING & ENGINEERING  
335 SECOND CROWN POINT ROAD  
BARRINGTON, NH 03825 (603)332-2863  
SCALE : AS SHOWN  
DATE : FEBRUARY 5, 2024  
FILE NO. : DB 2023 - 017



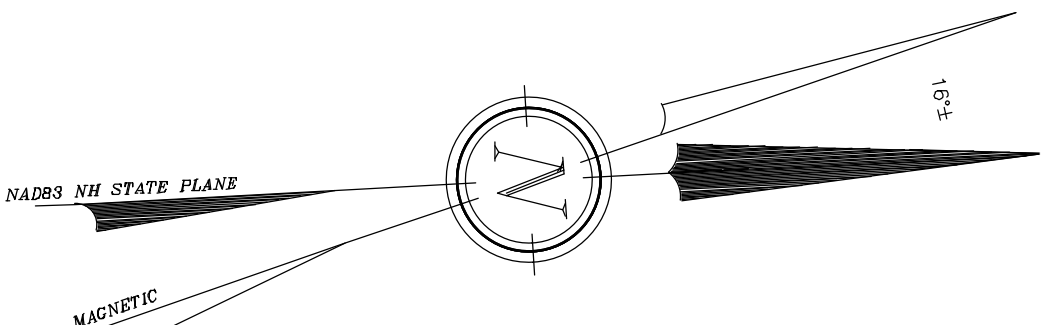
REVISION	DATE	DESCRIPTION







DEIDRA BENJAMIN, CWS #295



N/F KERAVICH, PETER JR. & JAN  
327 MALLEGO RD  
668 CALEF HWY  
BARRINGTON, NH 03825  
TAX MAP 250, LOT 132  
S.C.R.D. BOOK 2369, PAGE 59

WETLANDS WERE DELINEATED BY DEIDRA BENJAMIN, CWS, IN APRIL OF 2023 AND JANUARY OF 2024 UTILIZING THE FOLLOWING STANDARDS:

- 1) FIELD INDICATORS OF HYDRIC SOILS IN THE UNITED STATES, VERSION 7.0. 2010. L.M. VASILAS, G.W. HURT, AND C.V. NOBLE (EDS.), UNITED STATES DEPARTMENT OF AGRICULTURE, NATURAL RESOURCES CONSERVATION SERVICE, IN COOPERATION WITH THE NATIONAL TECHNICAL COMMITTEE FOR HYDRIC SOILS.
- 2) FIELD INDICATORS FOR IDENTIFYING HYDRIC SOILS IN NEW ENGLAND. VERSION 3. APRIL 2004. NEWPPC WETLANDS WORKGROUP. WILMINGTON, MA 01887.
- 3) NORTH AMERICAN DIGITAL FLORA: NATIONAL WETLAND PLANT LIST, VERSION 2.1.0 (HTTP://WETLAND\_PLANTS.USACE.ARMY.MIL). U.S. ARMY CORPS OF ENGINEERS, ENGINEER RESEARCH AND DEVELOPMENT CENTER, COLD REGIONS RESEARCH AND ENGINEERING LABORATORY, HANOVER, NH, AND BONAP, CHAREN HILL.
- 4) STATE OF NEW HAMPSHIRE 2014 WETLAND PLANT LIST. LICHVAR, R.W., M. BUTTERWICH, N.C. MELVIN, AND W.N. KIRCHNER. 2014. THE NATIONAL WETLAND PLANT LIST: 2014 UPDATE OF WETLAND RATINGS. PHYTONEURON 2014-411-42.
- 5) CORPS OF ENGINEERS WETLANDS DELINEATION MANUAL, JANUARY 1987. WETLANDS RESEARCH PROGRAM TECHNICAL REPORT Y-87-1.
- 6) REGIONAL SUPPLEMENT TO THE CORPS OF ENGINEERS WETLAND DELINEATION MANUAL: NORTHCENTRAL AND NORTHEAST REGION. JANUARY 2012, VERSION 2. U.S. ARMY CORPS OF ENGINEERS. ENVIRONMENTAL LABORATORY ERDC/EL TR-12-1.
- 7) CLASSIFICATION OF WETLANDS AND DEEPWATER HABITATS OF THE UNITED STATES. DECEMBER 1979. L. COWARDIN, V. CARTER, F. GOLET, AND E. LAROE. US DEPARTMENT OF THE INTERIOR. FISH AND WILDLIFE SERVICE. FWS/OBS-79/31.

PLAN REFERENCES:

- 1.) "PLAN OF LAND, THE PLUNKETT FARM, BARRINGTON, NH, OWNED BY CAROLYN L. GOODWILL REVOCABLE TRUST, PREPARED FOR, BY: FREDERICK E. DREW ASSOCIATES DATED: NOV. 1974 S.C.R.D. POCKET #10, FOLDER #2, PLAN #47
- 2.) "PLAN OF SUBDIVISION, FOR THE ESTATE OF EDWARD H. YOUNG, N.H. ROUTE 9 BARRINGTON, STRAFFORD COUNTY NEW HAMPSHIRE" BY: LINDON DESIGN ASSOCIATES DATED: APRIL 5, 1991 S.C.R.D. PLAN #39-58
- 3.) "SITE LAYOUT PLAN, TURBOCAM, BARRINGTON, NH, OWNED BY CAROLYN L. GOODWILL REVOCABLE TRUST, PREPARED FOR, VIRTUOUS REALTY, LLC" BY: TFM DATED: NOVEMBER 19, 2003 S.C.R.D. PLAN #74-71
- 4.) "COVER SHEET, TURBOCAM, BARRINGTON, NH, OWNED BY CAROLYN L. GOODWILL REVOCABLE TRUST, PREPARED FOR, VIRTUOUS REALTY, LLC" BY: TFM DATED: NOVEMBER 19, 2003 S.C.R.D. PLAN #74-72

N/F LOCKHARDT TR, MADELINE  
73 DURHAM POINT ROAD  
DURHAM, NH 03824  
TAX MAP 238, LOT 45  
S.C.R.D. BOOK 2369, PAGE 59

PLAN REFERENCES:

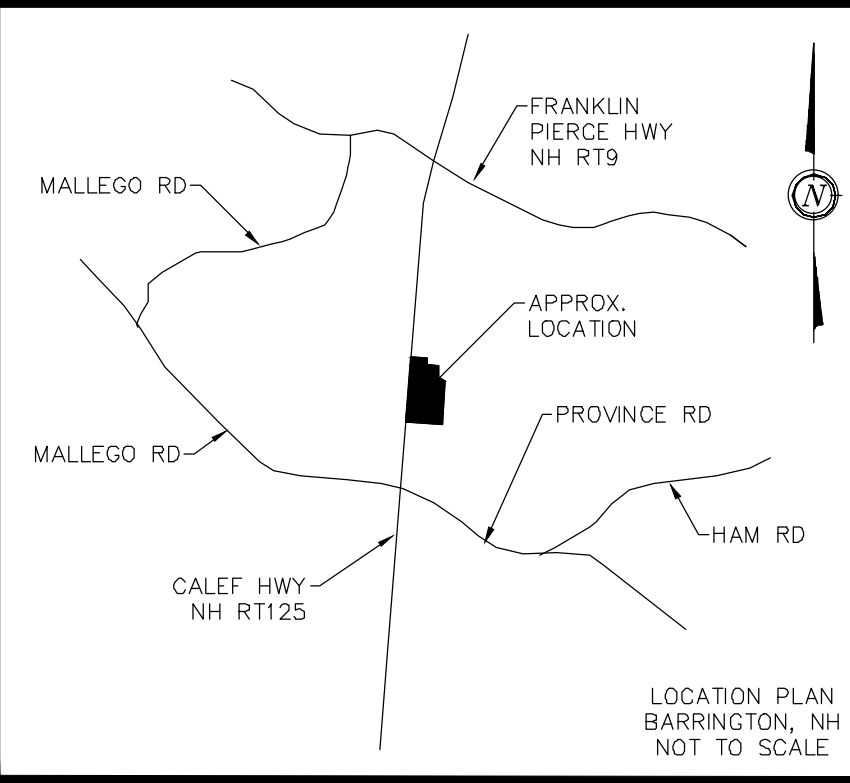
- 5.) "EXISTING CONDITIONS PLAN, TURBOCAM, BARRINGTON, NH, OWNED BY CAROLYN L. GOODWILL REVOCABLE TRUST, PREPARED FOR, VIRTUOUS REALTY, LLC" BY: TFM DATED: NOVEMBER 19, 2003 S.C.R.D. PLAN #74-73
- 7.) "SUBDIVISION PLAN, TURBOCAM, BARRINGTON, NH, OWNED BY CAROLYN L. GOODWILL REVOCABLE TRUST, PREPARED FOR, VIRTUOUS REALTY, LLC" BY: TFM DATED: NOVEMBER 19, 2003 S.C.R.D. PLAN #74-74
- 8.) "TOPOGRAPHIC SUBDIVISION PLAN, TURBOCAM, BARRINGTON, NH, OWNED BY CAROLYN L. GOODWILL REVOCABLE TRUST, PREPARED FOR, VIRTUOUS REALTY, LLC" BY: TFM DATED: NOVEMBER 19, 2003 S.C.R.D. PLAN #74-75
- 10.) "CONSERVATION EASEMENT PLAN, TURBOCAM, BARRINGTON, NH, OWNED BY CAROLYN L. GOODWILL REVOCABLE TRUST, PREPARED FOR, VIRTUOUS REALTY, LLC" BY: TFM DATED: NOVEMBER 19, 2003 S.C.R.D. PLAN #74-76

PLAN REFERENCES:

- 11.) "LOT LINE ADJUSTMENT, NH ROUTE 9, FRANKLIN PIERCE HIGHWAY, NH ROUTE 125, CALEF HIGHWAY, BARRINGTON, STRAFFORD COUNTY NEW HAMPSHIRE, PREPARED FOR: WALDRON B. HALEY LIVING, REVOCABLE TRUST OF 1998" BY: NORWAY PLAINS DATED: OCTOBER 2015 S.C.R.D. PLAN #112-099
- 12.) "SUBDIVISION PLAN, NH ROUTE 9, FRANKLIN PIERCE HIGHWAY, NH ROUTE 125, CALEF HIGHWAY, BARRINGTON, STRAFFORD COUNTY NEW HAMPSHIRE, PREPARED FOR: WALDRON B. HALEY LIVING, REVOCABLE TRUST OF 1998" BY: NORWAY PLAINS DATED: OCTOBER 19, 2017 S.C.R.D. PLAN #115-022
- 13.) "LOT LINE ADJUSTMENT, NH ROUTE 9, FRANKLIN PIERCE HIGHWAY, NH ROUTE 125, CALEF HIGHWAY, BARRINGTON, STRAFFORD COUNTY NEW HAMPSHIRE, PREPARED FOR: WALDRON B. HALEY LIVING, REVOCABLE TRUST OF 1998" BY: NORWAY PLAINS DATED: FEBRUARY 2020 S.C.R.D. PLAN #12157

PLAN REFERENCES:

- 14.) "MINOR SUBDIVISION PLAN, PREPARED FOR, J & L TERRA HOLDINGS INC., OF THE PROPERTY IN THE NAME OF, WALDRON B. HALEY REVOCABLE, LIVING TRUST OF 1998, OF TAX MAP 238 / LOT 36, LOCATED AT, CALEF HIGHWAY (NH ROUTE 125) & FRANKLIN PIERCE HIGHWAY (NH ROUTE 9), COUNTY OF STRAFFORD, BARRINGTON, NH" BY: DAVID W. VINCENT, LLS DATED: SEPTEMBER 3, 2020 S.C.R.D. PLAN #12454



LOCATION PLAN BARRINGTON, NH NOT TO SCALE

- NOTES:**
- 1.) OWNER: NHBBC, LLC  
607 CALEF HWY, SUITE 200  
BARRINGTON, NH 03825
  - 1A.) APPLICANT: TURBOCAM, INC.  
607 CALEF HWY, SUITE 200  
BARRINGTON, NH 03825
  - 2.) TAX MAP 238, LOT 44-1
  - 3.) LOT AREA: 346,833 Sq.Ft., 7.96 Ac.
  - 4.) S.C.R.D. BOOK 3689, PAGE 754
  - 5.) ZONING: VILLAGE DISTRICT (NON-RESIDENTIAL)  
MINIMUM FRONTAGE ~ 75'  
MINIMUM LOT SIZE ~ 30,000 Sq. Ft.  
GREENBELT BUFFER ALONG ROUTE 125 ~ 50'  
FRONT SETBACK ~ 20'  
REAR SETBACK ~ 15'  
SIDE SETBACK ~ 15'  
MAX. BUILDING HEIGHT: 40'  
MAX. LOT COVERAGE: 60%  
STRATIFIED DRIFT AQUIFER OVERLAY
  - 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# - 33017C0305E, DATED: SEPT. 30, 2015.
  - 7.) VERTICAL DATUM BASED ON NAVD88 ELEVATIONS. HORIZONTAL COORDINATES BASED ON NAD83. COORDINATES GATHERED USING CARLSON BRX7 SURVEY GRADE GPS RECEIVERS.
  - 8.) THE BOUNDARY LINES SHOWN ON THIS PLAN ARE THE RESULT OF A CLOSED TRAVERSE PERFORMED BY THIS OFFICE IN SPRING OF 2023, WITH AN ERROR OF CLOSURE OF BETTER THAN 1 PART IN 10,000.
  - 9.) THE INTENT OF THIS PLAN IS TO SHOW THE EXISTING CONDITIONS OF TAX MAP 238, LOT 44-1 AS OF THE DATE OF SURVEY (APRIL 2023 & JANUARY 2024).
  - 10.) SEE BOUNDARY PLAN, SHEET 3 OF 51, FOR PARCEL METES AND BOUNDS.

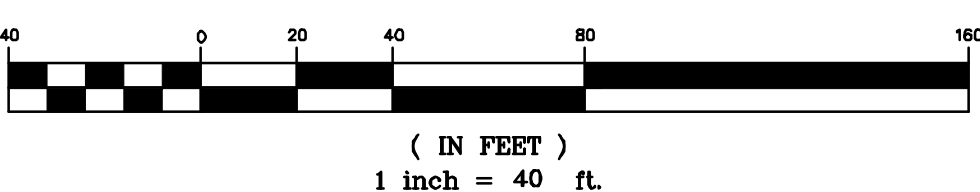
LEGEND:

- IRON BOUND/IRON ROD (FND)
- IRON PIPE (FND)
- STONE BOUND (FND)
- UTILITY POLE / GUY WIRE
- SINGLE POST SIGN
- TEMPORARY BENCHMARK
- TESTHOLE
- POLE LIGHT
- WELL
- BUILDING SETBACK LINE
- EXISTING CONSERVATION EASEMENT LINE
- OVERHEAD UTILITIES
- EXISTING CONTOUR MINOR
- EXISTING CONTOUR MAJOR
- POORLY DRAINED WETLAND LINE
- VERY POORLY DRAINED WETLAND LINE
- 50' WETLAND BUFFER LINE
- RED PINE PLANTATION
- NHDES PROTECTIVE WELL RADIUS
- GRAVEL TRAIL
- NRCS SOIL BOUNDARY
- NRCS SOIL LABEL
- FOUND
- TYPICAL
- S.C.R.D.
- STRAFFORD COUNTY REGISTRY OF DEEDS
- POORLY DRAINED WETLAND
- VERY POORLY DRAINED WETLAND

SOILS:

H<sub>a</sub>A - HINCKLEY, LOAMY SAND 3 - 8% SLOPES  
W<sub>d</sub>A - WINDSOR, LOAMY SAND, 0 - 3% SLOPES  
S<sub>b</sub> - SAUGATUCK, LOAMY SAND  
SEE: USDA-NRCS WEBSOL

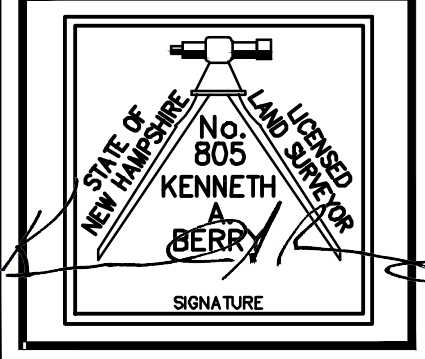
GRAPHIC SCALE



EXISTING CONDITIONS PLAN

FOR TURBOCAM, INC.  
LAND OF NHBBC, LLC  
NH ROUTE 125/CALEF HIGHWAY  
BARRINGTON, N.H.  
TAX MAP 238, LOT 44-1

BERRY SURVEYING & ENGINEERING  
335 SECOND CROWN POINT ROAD  
BARRINGTON, NH 03825 (603)332-2863  
SCALE: 1 IN. EQUALS 40 FT.  
DATE: FEBRUARY 5, 2024  
FILE NO.: DB 2023 - 017

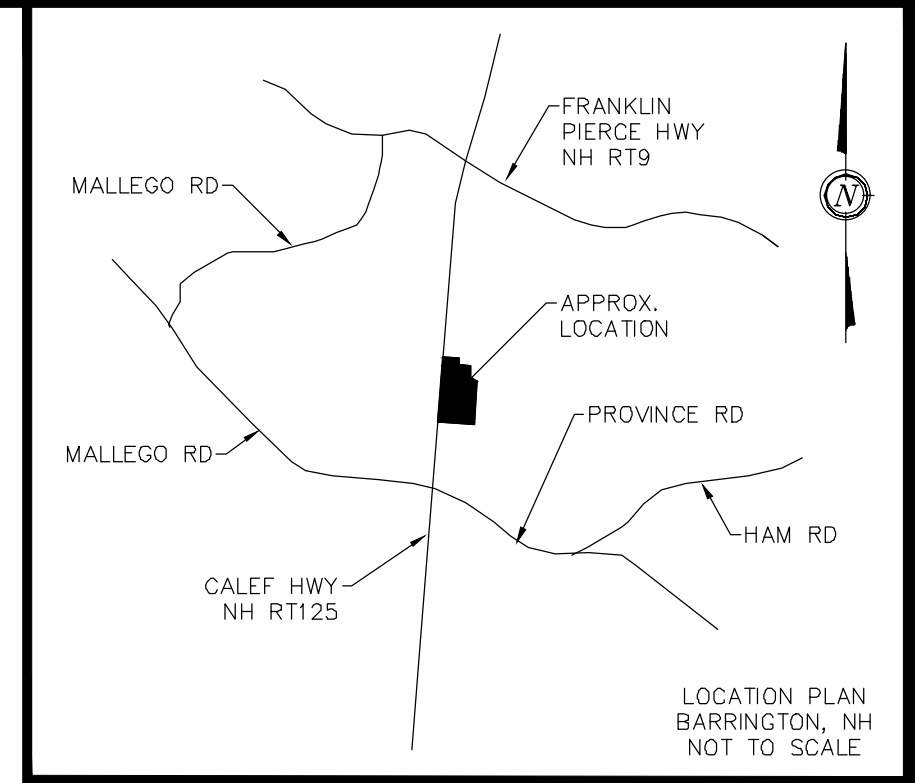
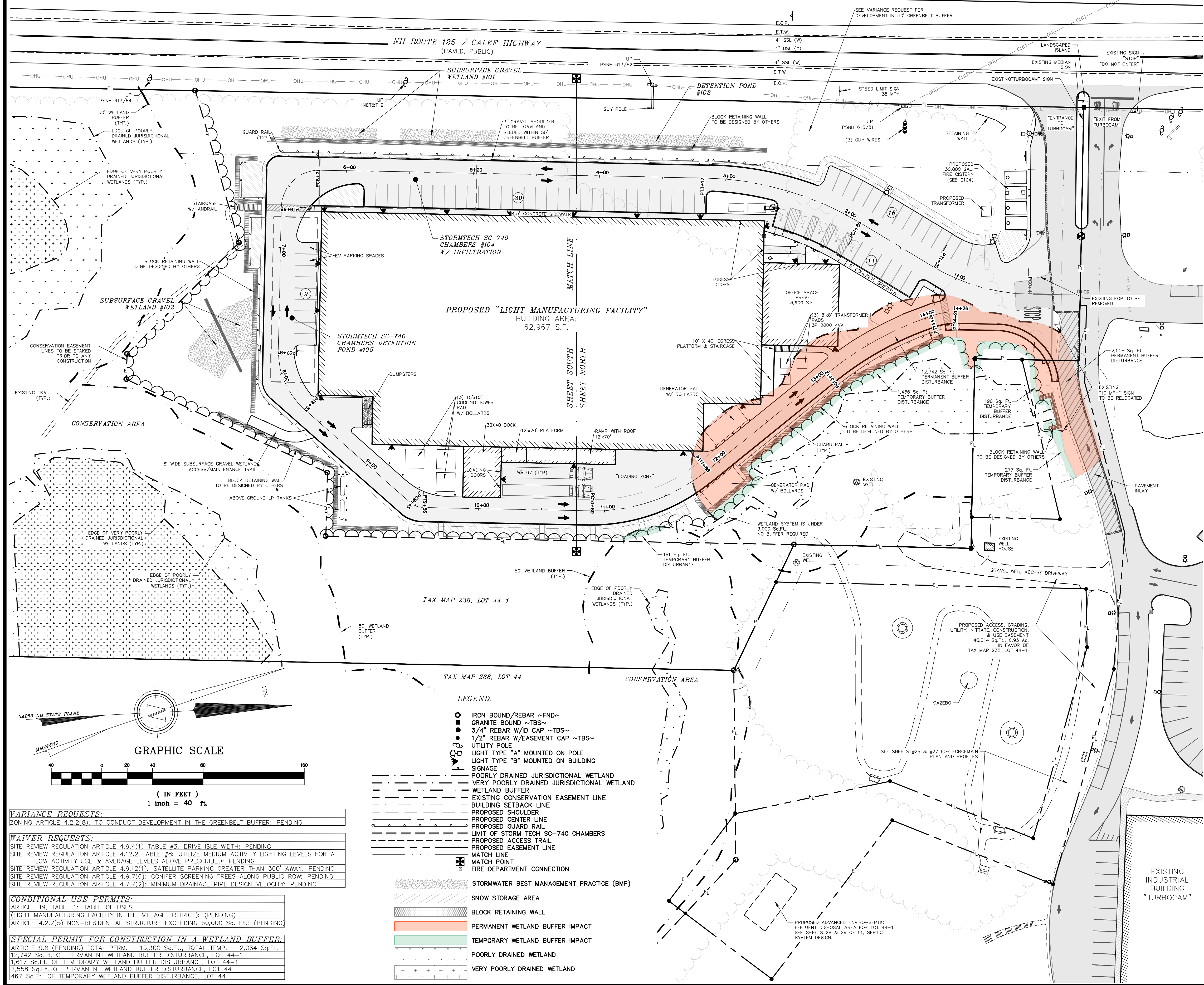


FOR TOWN APPROVAL PURPOSES:

THE SITE REVIEW 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 SITE REVIEW REGULATIONS, EXCEPTING ONLY MODIFICATIONS MADE IN WRITING BY THE BOARD AND ATTACHED HERETO.



NH ROUTE 125 / CALEF HIGHWAY  
(PAVED, PUBLIC)



NOTES:

- OWNER: NHBC, LLC  
607 CALEF HWY, SUITE 200  
BARRINGTON, NH 03825
- APPLICANT: TURBOCAM, INC.  
607 CALEF HWY, SUITE 200  
BARRINGTON, NH 03825
- TAX MAP 238, LOT 44-1
- LOT AREA: 346,833 Sq.Ft., 7.96 Ac.
- S.C.R.D. BOOK 3689, PAGE 754
- ZONING: VILLAGE DISTRICT (NON-RESIDENTIAL)  
MINIMUM FRONTAGE ~ 75'  
MINIMUM LOT SIZE ~ 30,000 Sq. Ft.  
GREENBELT BUFFER ALONG ROUTE 125 ~ 50'  
FRONT SETBACK ~ 20'  
REAR SETBACK ~ 15'  
SIDE SETBACK ~ 15'  
MAX. BUILDING HEIGHT: 40'  
MAX. LOT COVERAGE: 60%  
STRATIFIED DRIFT AQUIFER OVERLAY
- 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# - 33017C0305E, DATED: SEPT. 30, 2015.
- THE BOUNDARY LINES SHOWN ON THIS PLAN ARE THE RESULT OF A CLOSED TRAVERSE PERFORMED BY THIS OFFICE IN SPRING OF 2023, WITH AN ERROR OF CLOSURE OF BETTER THAN 1 PART IN 10,000.
- THE INTENT OF THIS PLAN IS TO PROVIDE AN OVERVIEW SITE PLAN OF A PROPOSED 62,967 Sq.Ft. LIGHT MANUFACTURING FACILITY WITH INTERNAL WAREHOUSE. THIS USE IS PERMITTED IN THE VILLAGE DISTRICT WITH AN APPROVED CONDITIONAL USE PERMIT (CUP) FOR A BUILDING LARGER THAN 50,000 Sq.Ft. THE BUILDING PROPOSES TO HAVE 3,900 Sq.Ft. (GROSS) OFFICE AND MEETING SPACE AT THE FRONT OF THE BUILDING WHICH IS A PERMITTED USE WITHIN THE VILLAGE DISTRICT.
- SEE SHEET 2 OF 51, PROJECT NOTES, FOR MORE SITE PLAN NOTES.
- ADDITIONAL PARKING IS PROPOSED ON LOT 44 TO SUPPORT THE LAND USE ON LOT 44-1. PARKING IS SHOWN IN SEPARATE SITE PLAN REVIEW APPLICATION.

PARKING REQUIREMENTS:

INDUSTRIAL:  
INDUSTRY & LIGHT INDUSTRY - 1.5 SPACES PER 1,000 Sq.Ft.  
66,867 Sq.Ft. / 1,000 Sq.Ft. x 1.5 = 101 SPACES

TOTAL REQUIRED = 101 SPACES  
TOTAL PROPOSED = 101 SPACES ON LOTS 44-1 & 44  
REQUIRED ACCESSIBLE PARKING SPACES = 5 SPACES  
PROPOSED ACCESSIBLE PARKING SPACES = 5 SPACES

LOT COVERAGE:

EXISTING BUILDING: 0 Sq.Ft., 0%  
EXISTING IMPERVIOUS (GRAVEL, CURB & PAVEMENT): 5,394 Sq.Ft., 1.56%  
TOTAL EXISTING COVERAGE: 5,394 Sq.Ft., 1.56%

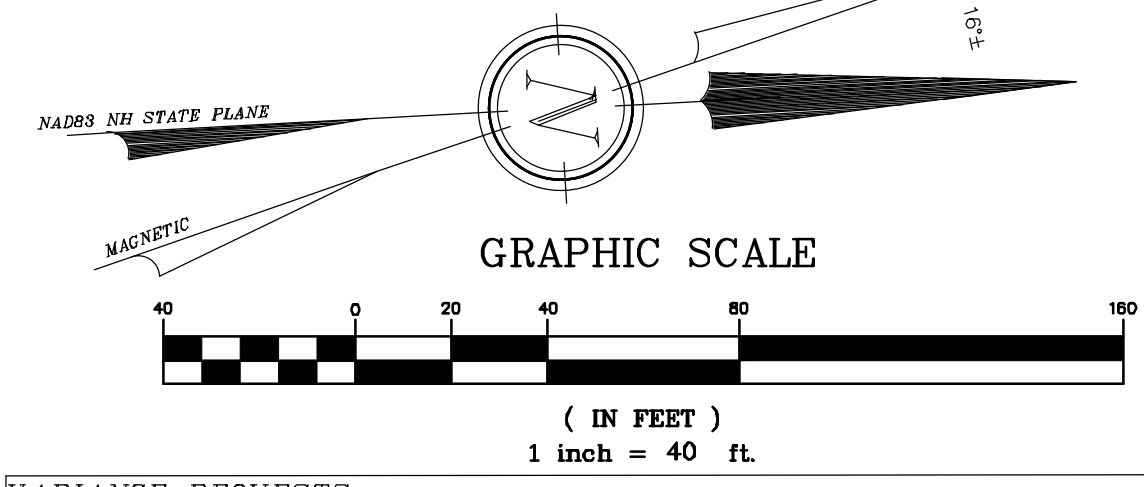
PROPOSED BUILDING: 66,867 Sq.Ft., 19.28%  
PROPOSED IMPERVIOUS (GRAVEL, CURB & PAVEMENT): 67,872 Sq.Ft., 19.57%  
TOTAL PROPOSED COVERAGE: 134,739 Sq.Ft., 38.85%

SNOW STORAGE:

STORAGE CALCULATION (6:1 RATIO USED)  
PAVED AREA = 50,638 Sq.Ft. / 6 = 8,440 Sq. Ft.  
> 8,484 Sq. Ft. PROVIDED  
THIS CALCULATION BASED ON THE TOTAL SITE.  
SNOW SHALL BE REMOVED FROM THE PROPERTY AND DISPOSED OF IN ACCORDANCE WITH ALL LOCAL, STATE, AND FEDERAL REGULATIONS ONCE IDENTIFIED AREAS ARE FULL.

FOR PLANNING BOARD APPROVAL PURPOSES:

THE SITE REVIEW 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 SITE REVIEW REGULATIONS, EXCEPTING ONLY MODIFICATIONS MADE IN WRITING BY THE BOARD AND ATTACHED HERETO.



LEGEND:

○	IRON BOUND/REBAR ~FND~
●	GRANITE BOUND ~TBS~
○	3/4" REBAR W/D CAP ~TBS~
○	1/2" REBAR W/EASEMENT CAP ~TBS~
○	UTILITY POLE
○	LIGHT TYPE "A" MOUNTED ON POLE
○	LIGHT TYPE "B" MOUNTED ON BUILDING
○	POORLY DRAINED JURISDICTIONAL WETLAND
○	VERY POORLY DRAINED JURISDICTIONAL WETLAND
○	WETLAND BUFFER
○	EXISTING CONSERVATION EASEMENT LINE
○	BUILDING SETBACK LINE
○	PROPOSED SHOULDER
○	PROPOSED CENTER LINE
○	PROPOSED GUARD RAIL
○	LIMIT OF STORM TECH SC-740 CHAMBERS
○	PROPOSED ACCESS TRAIL
○	PROPOSED EASEMENT LINE
○	MATCH LINE
○	FIRE DEPARTMENT CONNECTION
○	STORMWATER BEST MANAGEMENT PRACTICE (BMP)
○	SNOW STORAGE AREA
○	BLOCK RETAINING WALL
○	PERMANENT WETLAND BUFFER IMPACT
○	TEMPORARY WETLAND BUFFER IMPACT
○	POORLY DRAINED WETLAND
○	VERY POORLY DRAINED WETLAND

VARIANCE REQUESTS:  
ZONING ARTICLE 4.2.2(B): TO CONDUCT DEVELOPMENT IN THE GREENBELT BUFFER: PENDING

WAIVER REQUESTS:  
SITE REVIEW REGULATION ARTICLE 4.9.4(1) TABLE #3: DRIVE ISLE WIDTH: PENDING  
SITE REVIEW REGULATION ARTICLE 4.12.2 TABLE #8: UTILIZE MEDIUM ACTIVITY LIGHTING LEVELS FOR A LOW ACTIVITY USE & AVERAGE LEVELS ABOVE PRESCRIBED: PENDING  
SITE REVIEW REGULATION ARTICLE 4.9.12(1): SATELLITE PARKING GREATER THAN 300' AWAY: PENDING  
SITE REVIEW REGULATION ARTICLE 4.9.7(6): CONIFER SCREENING TREES ALONG PUBLIC ROW: PENDING  
SITE REVIEW REGULATION ARTICLE 4.7.7(2): MINIMUM DRAINAGE PIPE DESIGN VELOCITY: PENDING

CONDITIONAL USE PERMITS:  
ARTICLE 19, TABLE 1: TABLE OF USES  
(LIGHT MANUFACTURING FACILITY IN THE VILLAGE DISTRICT): (PENDING)  
ARTICLE 4.2.2(5) NON-RESIDENTIAL STRUCTURE EXCEEDING 50,000 Sq. Ft.: (PENDING)

SPECIAL PERMIT FOR CONSTRUCTION IN A WETLAND BUFFER:  
ARTICLE 9.6 (PENDING) TOTAL PERM. - 15,300 Sq.Ft., TOTAL TEMP. - 2,084 Sq.Ft.  
12,742 Sq.Ft. OF PERMANENT WETLAND BUFFER DISTURBANCE, LOT 44-1  
1,617 Sq.Ft. OF TEMPORARY WETLAND BUFFER DISTURBANCE, LOT 44-1  
12,558 Sq.Ft. OF PERMANENT WETLAND BUFFER DISTURBANCE, LOT 44  
1467 Sq.Ft. OF TEMPORARY WETLAND BUFFER DISTURBANCE, LOT 44

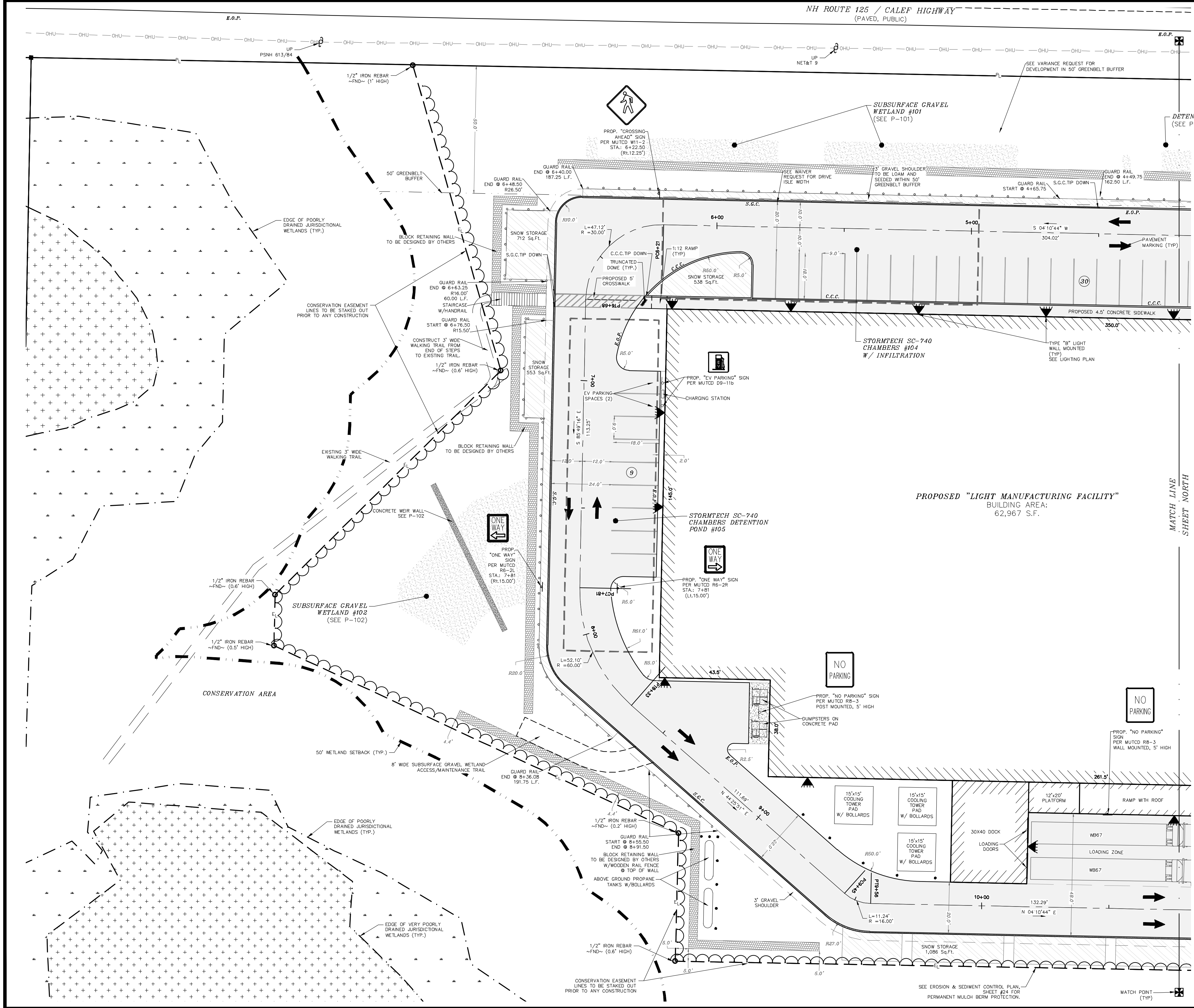
OVERVIEW SITE PLAN  
FOR  
TURBOCAM, INC.  
LAND OF  
NHBC, LLC  
NH ROUTE 125/CALEF HIGHWAY  
BARRINGTON, N.H.  
TAX MAP 238, LOT 44-1

BERRY SURVEYING & ENGINEERING  
335 SECOND CROWN POINT ROAD  
BARRINGTON, NH 03825 (603)332-2863  
SCALE: 1 IN. EQUALS 40 FT.  
DATE: FEBRUARY 5, 2024  
FILE NO.: DB 2023 - 017

KENNETH A. BERRY  
No. 14243  
PROFESSIONAL ENGINEER

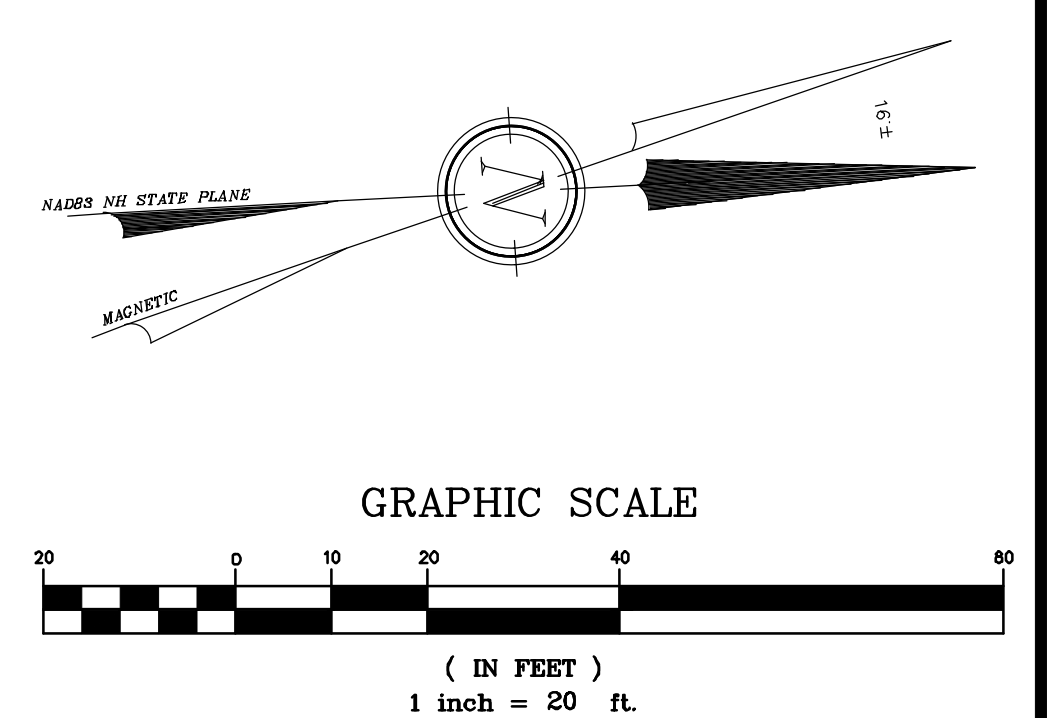


NH ROUTE 125 / CALEF HIGHWAY  
(PAVED, PUBLIC)



- NOTES:**
- 1.) OWNER: NHBBC, LLC  
607 CALEF HWY, SUITE 200  
BARRINGTON, NH 03825
  - 1A.) APPLICANT: TURBOCAM, INC.  
607 CALEF HWY, SUITE 200  
BARRINGTON, NH 03825
  - 2.) TAX MAP 238, LOT 44-1
  - 3.) LOT AREA: 346,738 Sq.Ft., 7.96 Ac.
  - 4.) S.C.R.D. BOOK 3689, PAGE 754
  - 5.) THE INTENT OF THIS PLAN IS TO SHOW A DETAIL VIEW OF THE SOUTH END OF THE SITE PLAN PREPARED ON TAX MAP 238, LOT 44-1.
  - 6.) SEE OVERVIEW SITE PLAN, SHEET 8 OF 51, AND SHEET 2 OF 51, PROJECT NOTES, FOR STANDARD NOTES.
  - 7.) SEE LANDSCAPING PLAN, SHEET 32 OF 51 FOR LANDSCAPING DETAILS.
  - 8.) SEE LIGHTING PLAN, SHEET 33 OF 51 FOR LIGHTING DETAILS.

- LEGEND:**
- IRON BOUND/REBAR ~FND~
  - GRANITE BOUND ~TBS~
  - 3/4" REBAR W/ID CAP ~TBS~
  - 1/2" REBAR W/EASEMENT CAP ~TBS~
  - UTILITY POLE
  - LIGHT TYPE "A" MOUNTED ON POLE
  - LIGHT TYPE "B" MOUNTED ON BUILDING
  - POORLY DRAINED JURISDICTIONAL WETLAND
  - VERY POORLY DRAINED JURISDICTIONAL WETLAND
  - WETLAND BUFFER
  - EXISTING CONSERVATION EASEMENT LINE
  - BUILDING SETBACK LINE
  - PROPOSED SHOULDER
  - PROPOSED CENTER LINE
  - PROPOSED GUARD RAIL
  - LIMIT OF STORM TECH SC-740 CHAMBERS
  - PROPOSED ACCESS TRAIL
  - PROPOSED EASEMENT LINE
  - MATCH LINE
  - MATCH POINT
  - FIRE DEPARTMENT CONNECTION
  - STORMWATER BEST MANAGEMENT PRACTICE (BMP)
  - SNOW STORAGE AREA
  - BLOCK RETAINING WALL
  - PERMANENT WETLAND BUFFER IMPACT
  - TEMPORARY WETLAND BUFFER IMPACT
  - POORLY DRAINED WETLAND
  - VERY POORLY DRAINED WETLAND



FOR PLANNING BOARD APPROVAL PURPOSES:

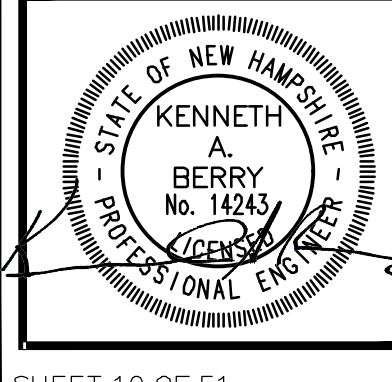
THE SITE REVIEW REGULATIONS OF THE TOWN OF BARRINGTON ARE A PART OF THIS PLAN, AND APPROVAL OF THIS PLAN IS CONTINGENT UPON COMPLETION OF ALL REQUIREMENTS OF SAID SITE REVIEW REGULATIONS, EXCEPTING ONLY MODIFICATIONS MADE IN WRITING BY THE BOARD AND ATTACHED HERETO.

REVISION	DATE	DESCRIPTION

INDUSTRIAL SITE PLAN - DETAIL SOUTH

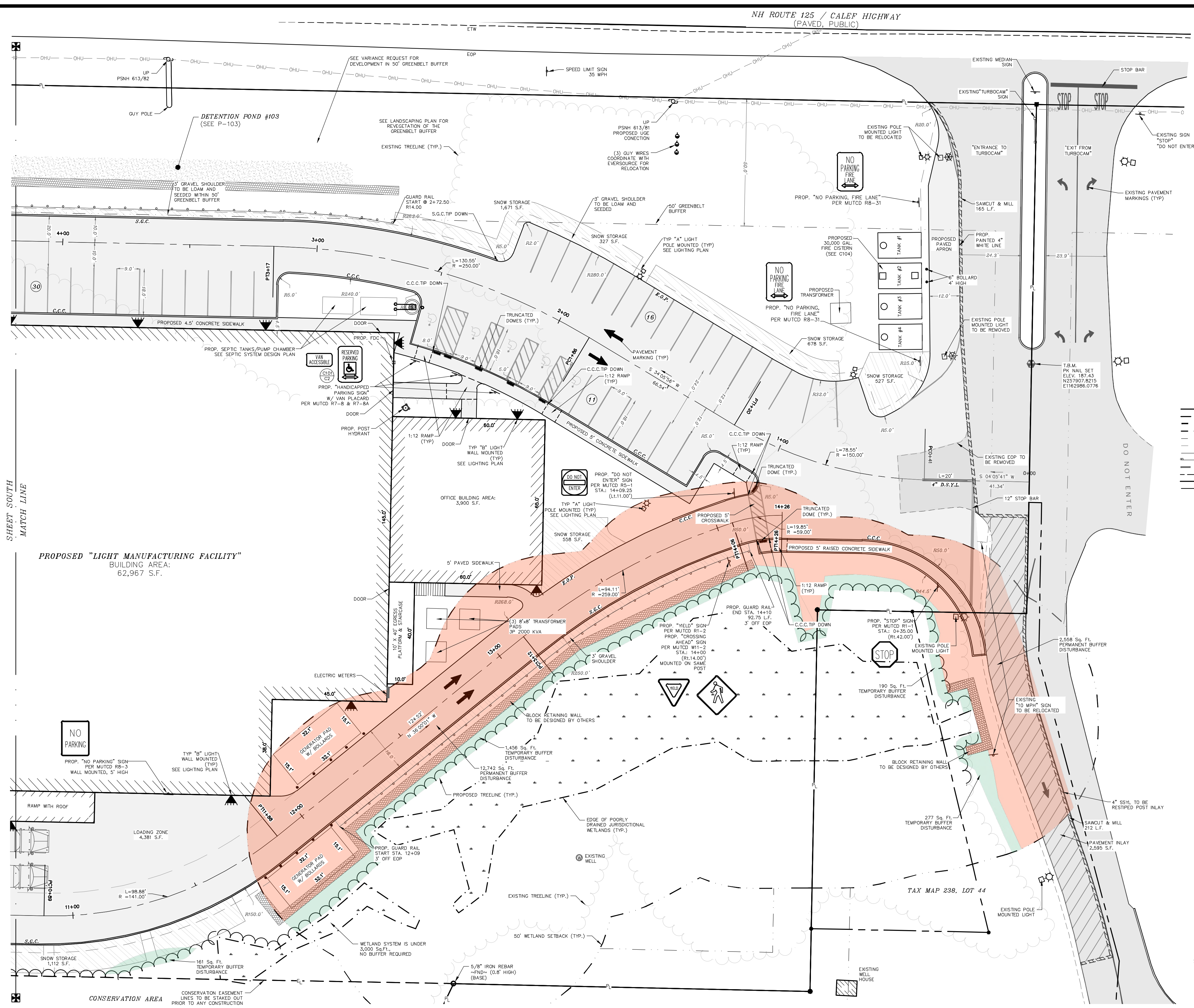
FOR TURBOCAM, INC.  
LAND OF  
NHBBC, LLC  
NH ROUTE 125/CALEF HIGHWAY  
BARRINGTON, N.H.  
TAX MAP 238, LOT 44-1

BERRY SURVEYING & ENGINEERING  
335 SECOND CROWN POINT ROAD  
BARRINGTON, NH 03825 (603)332-2863  
SCALE: 1 IN. EQUALS 20 FT.  
DATE: FEBRUARY 5, 2024  
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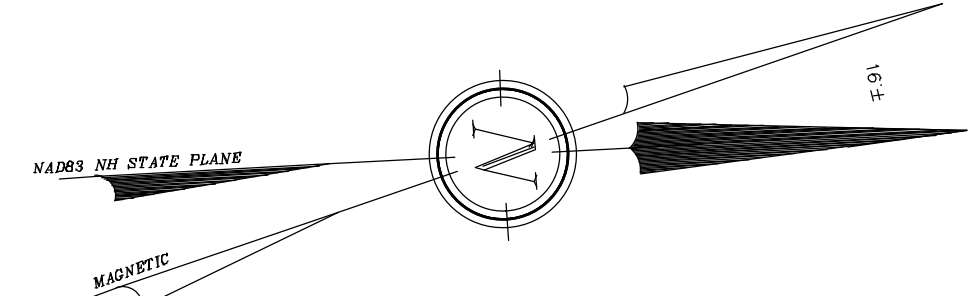
NH ROUTE 125 / CALEF HIGHWAY  
(PAVED, PUBLIC)



- NOTES:**
- OWNER: NHBBC, LLC  
607 CALEF HWY, SUITE 200  
BARRINGTON, NH 03825
  - APPLICANT: TURBOCAM, INC.  
607 CALEF HWY, SUITE 200  
BARRINGTON, NH 03825
  - TAX MAP 238, LOT 44-1
  - LOT AREA: 346,738 Sq.Ft., 7.96 Ac.
  - S.C.R.D. BOOK 3689, PAGE 754
  - THE INTENT OF THIS PLAN IS TO SHOW A  
DETAIL VIEW OF THE SOUTH END OF THE  
SITE PLAN PREPARED ON TAX MAP 238,  
LOT 44-1.
  - SEE OVERVIEW SITE PLAN, SHEET 8 OF 51,  
AND SHEET 2 OF 51, PROJECT NOTES, FOR  
STANDARD NOTES.
  - SEE LANDSCAPING PLAN, SHEET 32 OF 51  
FOR LANDSCAPING DETAILS.
  - SEE LIGHTING PLAN, SHEET 33 OF 51 FOR  
LIGHTING DETAILS.

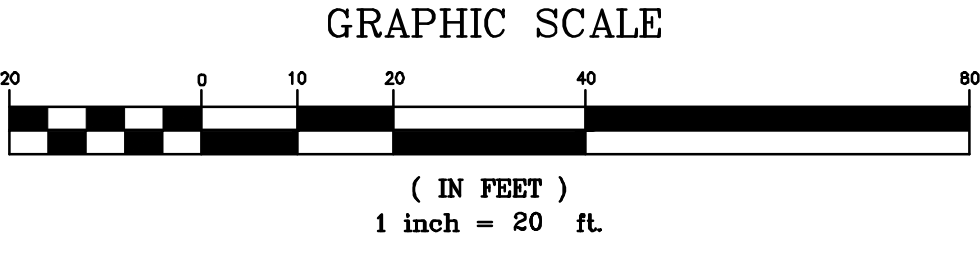
**LEGEND:**

- IRON BOUND/REBAR ~FND~
- GRANITE BOUND ~TBS~
- 3/4" REBAR W/D CAP ~TBS~
- 1/2" REBAR W/EASEMENT CAP ~TBS~
- UTILITY POLE
- LIGHT TYPE "A" MOUNTED ON POLE
- LIGHT TYPE "B" MOUNTED ON BUILDING
- SIGNAGE
- POORLY DRAINED JURISDICTIONAL WETLAND
- VERY POORLY DRAINED JURISDICTIONAL WETLAND
- WETLAND BUFFER
- EXISTING CONSERVATION EASEMENT LINE
- BUILDING SETBACK LINE
- PROPOSED SHOULDER
- PROPOSED CENTER LINE
- PROPOSED GUARD RAIL
- LIMIT OF STORM TECH SC-740 CHAMBERS
- PROPOSED ACCESS TRAIL
- PROPOSED EASEMENT LINE
- MATCH LINE
- MATCH POINT
- FIRE DEPARTMENT CONNECTION
- STORMWATER BEST MANAGEMENT PRACTICE (BMP)
- SNOW STORAGE AREA
- BLOCK RETAINING WALL
- PERMANENT WETLAND BUFFER IMPACT
- TEMPORARY WETLAND BUFFER IMPACT
- POORLY DRAINED WETLAND
- VERY POORLY DRAINED WETLAND



FOR PLANNING BOARD APPROVAL PURPOSES:

THE SITE REVIEW 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  
SITE REVIEW REGULATIONS, EXCEPTING ONLY  
MODIFICATIONS MADE IN WRITING BY THE BOARD  
AND ATTACHED HERETO.



REVISION	DATE	DESCRIPTION

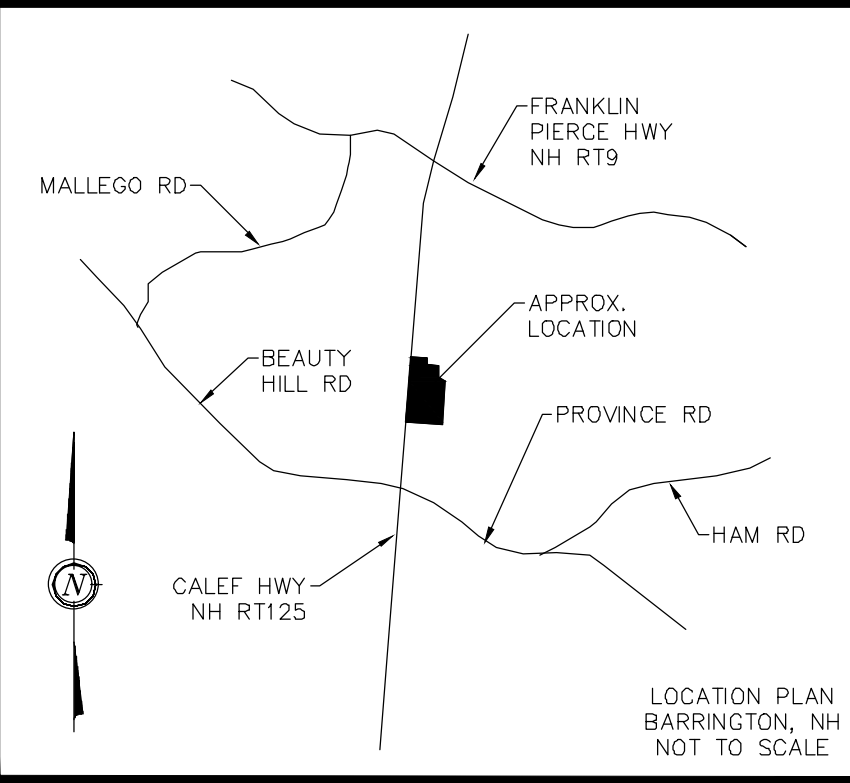
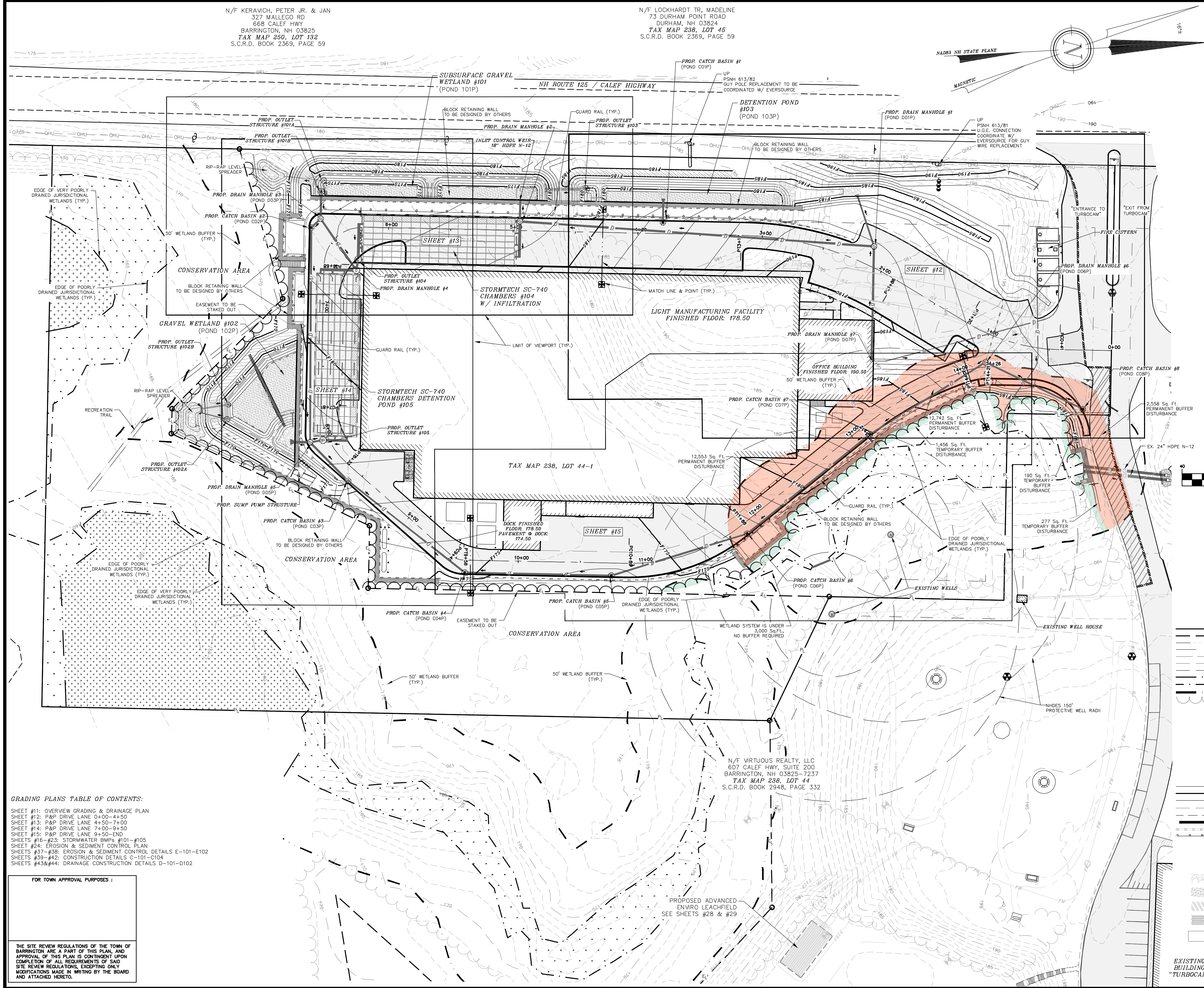
INDUSTRIAL SITE PLAN - DETAIL NORTH  
FOR  
TURBOCAM, INC.  
LAND OF  
NHBBC, LLC  
NH ROUTE 125/CALEF HIGHWAY  
BARRINGTON, N.H.  
TAX MAP 238, LOT 44-1

**BERRY SURVEYING & ENGINEERING**  
335 SECOND CROWN POINT ROAD  
BARRINGTON, NH 03825 (603)332-2863  
SCALE : 1 IN. EQUALS 20 FT.  
DATE : FEBRUARY 5, 2024  
FILE NO. : DB 2023 - 017

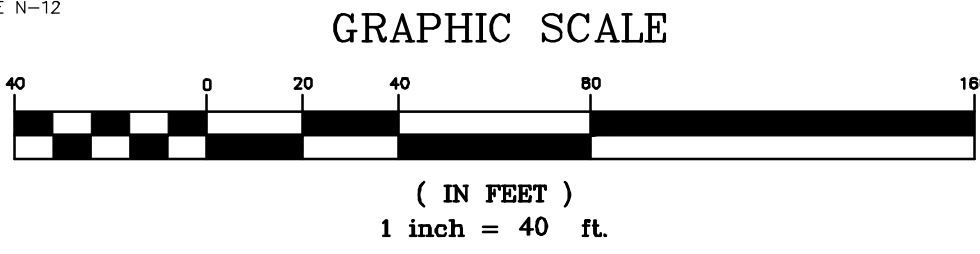


N/F KERAVICH, PETER JR. & JAN  
327 MALLEGO RD  
656 CALEF HWY  
BARRINGTON, NH 03825  
TAX MAP 250, LOT 132  
S.C.R.D. BOOK 2369, PAGE 59

N/F LOCKHARDT TR, MADELINE  
73 DURHAM POINT ROAD  
DURHAM, NH 03824  
TAX MAP 238, LOT 45  
S.C.R.D. BOOK 2369, PAGE 59



- NOTES:**
- OWNER: NHBBC, LLC, 607 CALEF HWY, SUITE 200, BARRINGTON, NH 03825
  - APPLICANT: TURBOCAM, INC., 607 CALEF HWY, SUITE 200, BARRINGTON, NH 03825
  - TAX MAP 238, LOT 44-1
  - THE INTENT OF THIS PLAN IS TO PROVIDE AN OVERVIEW OF GRADING AND DRAINAGE ACTIVITIES IN SUPPORT OF THE SITE PLAN. EXISTING AND PROPOSED CONTOURS ARE PROVIDED AT 5' INTERVALS WITH DRAINAGE FEATURES AT MORE PRECISE INTERVALS.
  - SEE EROSION & SEDIMENT CONTROL PLANS FOR DETAILS ON PERIMETER CONTROL (MULCH BERM / FENCE / SILT SOCKS). BS&E IS TO PROVIDE ADDITIONAL BENCHMARKS PRIOR TO CONSTRUCTION.
  - ALL BASINS AND DRAINS ARE PROPOSED WITH NO SLUMPS OR HOODS. BASINS WITHIN ANY GRASS LINED AREAS OUTSIDE THE ROADWAY WILL HAVE "BEE HIVE" GRATES TO NOT ALLOW FOR ENTRAPMENT OF ANIMALS IN THE STRUCTURE. OUTLET CONTROL STRUCTURES WILL NOT HAVE SLUMPS. IF REQUIRED TO BE INSTALLED DURING THE PRE-CASTING PROCESS, THEY ARE TO BE FILLED WITH STONE ON SITE. BASINS ARE TO HAVE NH STANDARD FRAMES AND GRATES MADE IN NORTH AMERICA. PLEASE NOTE SOME GRATES ARE SPECIALIZED FOR THE LOCATION AND USE AND ARE CALLED OUT ON THE GRADING PLANS. GRATES ARE TO BE INSTALLED BINDER FLUSH PRIOR TO BASE PAVE. UPON PROJECT COMPLETION FRAMES AND GRATES ARE TO BE CUT AND RIM RAISED TO FINAL PAVEMENT SURFACE. THIS IS TO ENSURE STORMWATER ENTERS THE SYSTEM AS DESIGN DURING THE INTERIM CONSTRUCTION PERIOD.
  - SEE SHEET #2 FOR GRADING AND DRAINAGE NOTES.



- EXISTING LEGEND:**
- IRON BOUND/IRON ROD (FND)
  - IRON PIPE (FND)
  - STONE BOUND (FND)
  - UTILITY POLE / GUY WIRE
  - SINGLE POST SIGN
  - TEMPORARY BENCHMARK
  - WELL
  - TESTHOLE
  - PERIMETER BOUNDARY LINE
  - EXISTING CONSERVATION EASEMENT LINE
  - BUILDING SETBACK LINE
  - NHDES PROTECTIVE WELL RADIUS
  - OVERHEAD UTILITIES
  - EXISTING CONTOUR MINOR
  - EXISTING CONTOUR MAJOR
  - POORLY DRAINED WETLAND LINE
  - VERY POORLY DRAINED WETLAND LINE
  - 50' WETLAND BUFFER LINE
  - TREE LINE
  - FND FOUND
  - TYP TYPICAL
  - S.C.R.D. STRAFFORD COUNTY REGISTRY OF DEEDS
- PROPOSED LEGEND:**
- TEMPORARY BENCHMARK (T.B.M.)
  - DETAIL SHEET / DETAIL
  - CONTOUR MINOR, PROPOSED
  - CONTOUR MAJOR, PROPOSED
  - ROAD CENTERLINE
  - SHOULDER
  - PAVEMENT SEAM
  - DRAIN CULVERT W/ FLARED END SECTION (F.E.S.)
  - UNDERDRAIN
  - GUARD RAIL
  - EXISTING SPOT GRADE
  - PROPOSED SPOT GRADE
  - FLOW ARROW
  - RIP RAP
  - STORMWATER BEST MANAGEMENT PRACTICE (BMP)
  - BERM
  - RETAINING WALL
  - STORMTECH CHAMBERS/ISOLATOR ROW
  - DRAIN MANHOLE W/ STRUCTURE
  - CATCH BASIN W/ STRUCTURE
  - STORMWATER BMP OUTLET STRUCTURE

**GRADING PLANS TABLE OF CONTENTS:**

SHEET #11:	OVERVIEW GRADING & DRAINAGE PLAN
SHEET #12:	P&P DRIVE LANE 0+00-4+50
SHEET #13:	P&P DRIVE LANE 4+50-7+00
SHEET #14:	P&P DRIVE LANE 7+00-9+50
SHEET #15:	P&P DRIVE LANE 9+50-END
SHEETS #16-#23:	STORMWATER BMPs #101-#105
SHEET #24:	EROSION & SEDIMENT CONTROL PLAN
SHEETS #37-#38:	EROSION & SEDIMENT CONTROL DETAILS E-101-E102
SHEETS #39-#42:	CONSTRUCTION DETAILS C-101-C104
SHEETS #43&#44:	DRAINAGE CONSTRUCTION DETAILS D-101-D102

**FOR TOWN APPROVAL PURPOSES:**

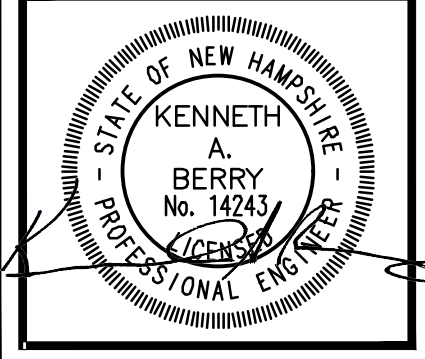
THE SITE REVIEW REGULATIONS OF THE TOWN OF BARRINGTON ARE A PART OF THIS PLAN, AND APPROVAL OF THIS PLAN IS CONTINGENT UPON COMPLETION OF ALL REQUIREMENTS OF SAID SITE REVIEW REGULATIONS, EXCEPTING ONLY MODIFICATIONS MADE IN WRITING BY THE BOARD AND ATTACHED HERETO.

N/F VIRTUOUS REALTY, LLC  
607 CALEF HWY, SUITE 200  
BARRINGTON, NH 03825-7237  
TAX MAP 238, LOT 44  
S.C.R.D. BOOK 2948, PAGE 332

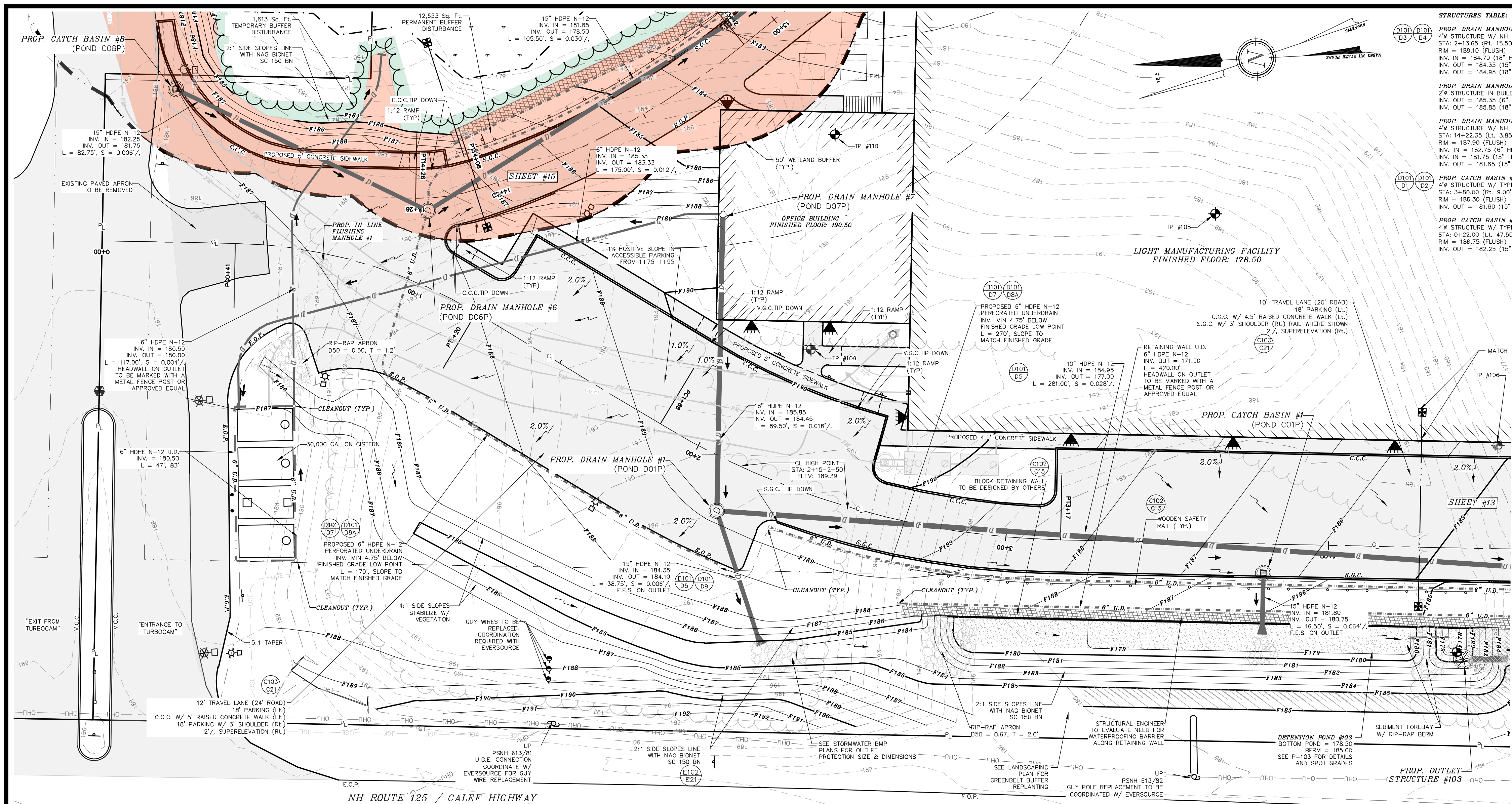
REVISION	DATE	DESCRIPTION

OVERVIEW GRADING & DRAINAGE PLAN  
FOR  
TURBOCAM, INC.  
LAND OF  
NHBBC, LLC  
NH ROUTE 125/CALEF HIGHWAY  
BARRINGTON, N.H.  
TAX MAP 238, LOT 44-1

**BERRY SURVEYING & ENGINEERING**  
335 SECOND CROWN POINT ROAD  
BARRINGTON, NH 03825 (603)332-2863  
SCALE: 1 IN. EQUALS 40 FT.  
DATE: FEBRUARY 5, 2024  
FILE NO.: DB 2023 - 017







**STRUCTURES TABLE:**

<b>PROP. DRAIN MANHOLE #1 (POND DO1P)</b>	4" STRUCTURE W/ NH STANDARD RIM STA: 2+1.65 (RL: 15.50) RIM = 189.10 (FLUSH) INV. IN = 184.70 (18" HDPE N-12) (BUILDING) INV. OUT = 184.35 (15" HDPE N-12) (P-103) INV. OUT = 184.95 (18" HDPE N-12) (DMH #2)
<b>PROP. DRAIN MANHOLE #7 (POND DO7P)</b>	2" STRUCTURE IN BUILDING INV. OUT = 185.35 (6" HDPE N-12) (CISTERN) INV. OUT = 185.85 (18" HDPE N-12) (DMH #1)
<b>PROP. DRAIN MANHOLE #6 (POND DO6P)</b>	4" STRUCTURE W/ NH STANDARD RIM STA: 14+22.35 (RL: 3.85) RIM = 187.90 (FLUSH) INV. IN = 182.75 (6" HDPE N-12) (UD) INV. IN = 181.75 (15" HDPE N-12) (CB #8) INV. OUT = 181.65 (15" HDPE N-12) (CB #7)
<b>PROP. DRAIN MANHOLE #7 (POND DO7P)</b>	4" STRUCTURE W/ NH STANDARD RIM STA: 14+22.35 (RL: 3.85) RIM = 186.30 (FLUSH) INV. IN = 181.80 (15" HDPE N-12) (P-103) INV. OUT = 182.25 (15" HDPE N-12) (DMH #6)
<b>PROP. CATCH BASIN #1 (POND CO1P)</b>	4" STRUCTURE W/ TYPE "B" GRATE STA: 0+22.00 (LL: 47.50) RIM = 186.75 (FLUSH) INV. OUT = 182.25 (15" HDPE N-12) (DMH #6)

**NOTES:**

- OWNER: NHBC, LLC 607 CALEF HWY, SUITE 200 BARRINGTON, NH 03825
- APPLICANT: TURBOCAM, INC. 607 CALEF HWY, SUITE 200 BARRINGTON, NH 03825
- TAX MAP 238, LOT 44-1
- THE INTENT OF THIS PLAN IS TO PROVIDE AN GRADING AND DRAINAGE DETAILS IN SUPPORT OF THE SITE PLAN, EXISTING AND PROPOSED CONTOURS ARE PROVIDED AT 1' INTERVALS WITH DRAINAGE FEATURES AT MORE PRECISE INTERVALS.
- SEE EROSION & SEDIMENT CONTROL PLANS FOR DETAILS ON PERMETER CONTROL (MULCH BERM / FENCE / SILT SOCK), BS&E IS TO PROVIDE ADDITIONAL BENCHMARKS PRIOR TO CONSTRUCTION.
- ALL BASINS AND DRAINS ARE PROPOSED WITH NO SUMPS OR HOODS. OUTLET CONTROL STRUCTURES WILL NOT HAVE SUMPS IF REQUIRED TO BE INSTALLED DURING THE PRE-CASTING PROCESS, THEY ARE TO BE FILLED WITH STONE ON SITE. BASINS ARE TO HAVE NH STANDARD FRAMES AND GRATES MADE IN NORTH AMERICA. GRATES ARE TO BE INSTALLED ENDER FLUSH PRIOR TO BASE PAVE. UPON PROJECT COMPLETION FRAMES AND GRATES ARE TO BE CUT AND RIM RAISED TO FINAL PAVEMENT SURFACE. THIS IS TO ENSURE STORMWATER ENTERS THE SYSTEM AS DESIGN DURING THE INTERIM CONSTRUCTION PERIOD.
- SEE SHEET #2 FOR GRADING AND DRAINAGE NOTES.

**GRAPHIC SCALE**



( IN FEET )  
1 inch = 20 ft.

FOR TOWN APPROVAL PURPOSES :

THE SITE REVIEW 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 SITE REVIEW REGULATIONS, EXCEPTING ONLY MODIFICATIONS MADE IN WRITING BY THE BOARD AND ATTACHED HERETO.

**PLAN VIEW CIRCULATION 0+00 TO 4+50**

**PROFILE VIEW CIRCULATION 0+00 TO 4+50**

**GRAPHIC SCALE**



( IN FEET )  
1 inch = 20 ft.

VERTICAL SCALE: 1" = 4'

**EXISTING LEGEND:**

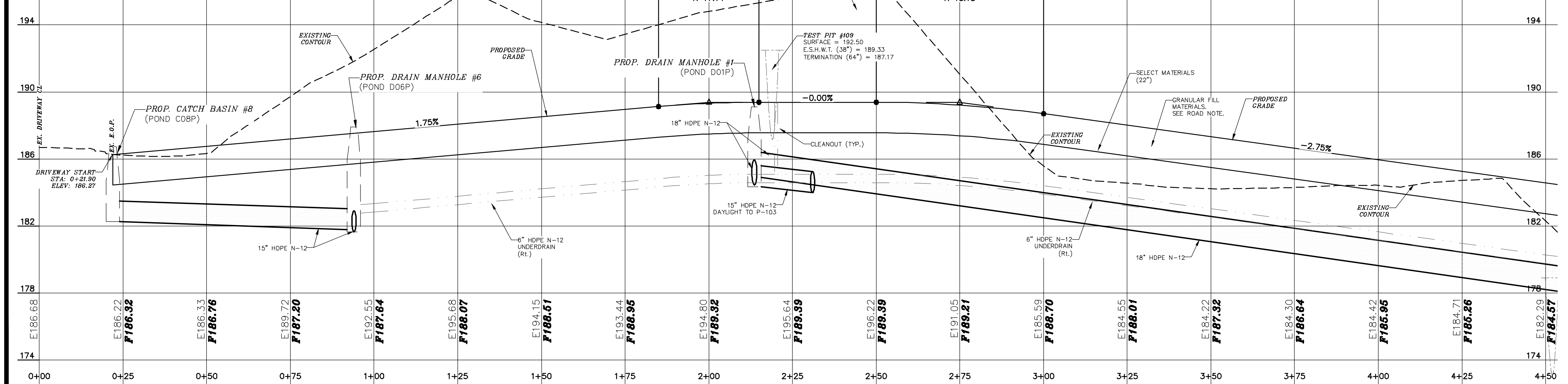
- IRON BOUND/IRON ROD (FND)
- IRON PIPE (FND)
- STONE BOUND (FND)
- UTILITY POLE / GUY WIRE
- SINGLE POST SIGN
- TEMPORARY BENCHMARK
- WELL
- TESTHOLE
- PERIMETER BOUNDARY LINE
- EXISTING CONSERVATION EASEMENT LINE
- BUILDING SETBACK LINE
- NHDES PROTECTIVE WELL RADIUS
- OVERHEAD UTILITIES
- EXISTING CONTOUR MINOR
- EXISTING CONTOUR MAJOR
- POORLY DRAINED WETLAND LINE
- VERY POORLY DRAINED WETLAND LINE
- 50' WETLAND BUFFER LINE
- TREE LINE
- FND FOUND
- TYP TYPICAL
- S.C.R.D. STRAFFORD COUNTY REGISTRY OF DEEDS

**PROPOSED LEGEND:**

- TEMPORARY BENCHMARK (T.B.M.)
- DETAIL SHEET / DETAIL
- CONTOUR MINOR, PROPOSED
- CONTOUR MAJOR, PROPOSED
- ROAD CENTERLINE
- SHOULDER
- PAVEMENT SEAM
- DRAIN CULVERT W/ FLARED END SECTION (F.E.S.)
- UNDERDRAIN
- GUARD RAIL
- EXISTING SPOT GRADE
- PROPOSED SPOT GRADE
- FLOW ARROW
- RIP RAP
- STORMWATER BEST MANAGEMENT PRACTICE (BMP)
- BERM
- RETAINING WALL
- STORMTECH CHAMBERS/ISOLATOR ROW
- DRAIN MANHOLE W/ STRUCTURE
- CATCH BASIN W/ STRUCTURE
- STORMWATER BMP OUTLET STRUCTURE

**ROAD NOTE:**

GRANULAR FILL REQUIRED WITHIN 12" OF SELECT MATERIALS. COMPACT ALL ROAD FILL MATERIALS IN 6" LIFTS. UNDER THE UNIFIED SOIL CLASSIFICATION SYSTEM, THE GRANULAR FILL BE GRAVELLY OR SANDY SOIL AND WILL NOT BE ANY FINE GRAINED SOIL.



PLAN & PROFILE CIRCULATION 0+00 TO 4+50

REVISION	DATE	DESCRIPTION

FOR TURBOCAM, INC.  
LAND OF  
NHBC, LLC  
NH ROUTE 125/CALEF HIGHWAY  
BARRINGTON, N.H.  
TAX MAP 238, LOT 44-1

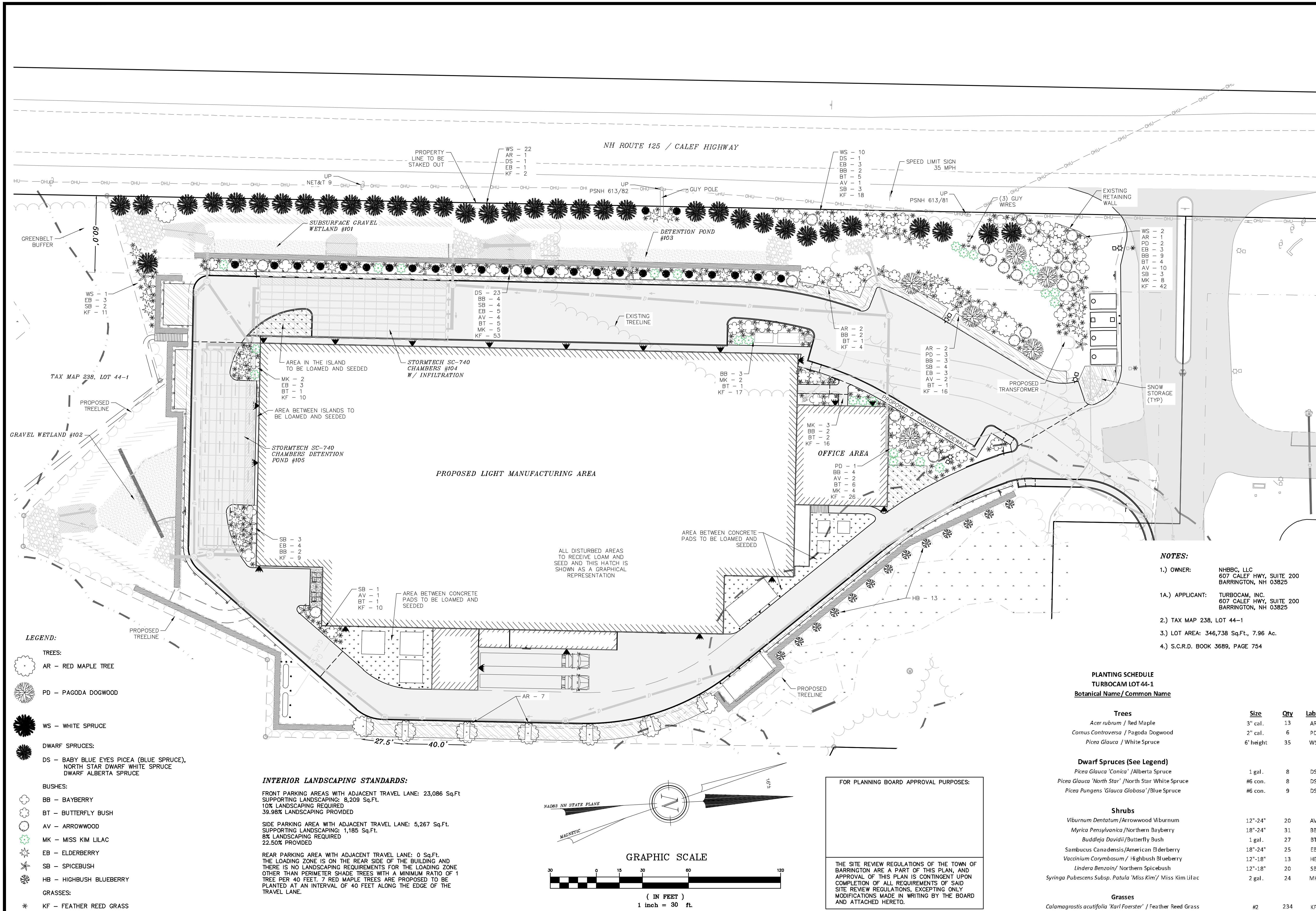
**BERRY SURVEYING & ENGINEERING**  
335 SECOND CROWN POINT ROAD  
BARRINGTON, NH 03825 (603)332-2863  
SCALE : 1 IN. EQUALS 20 FT.  
DATE : FEBRUARY 5, 2024  
FILE NO. : DB 2023 - 017

SHEET 12 OF 51









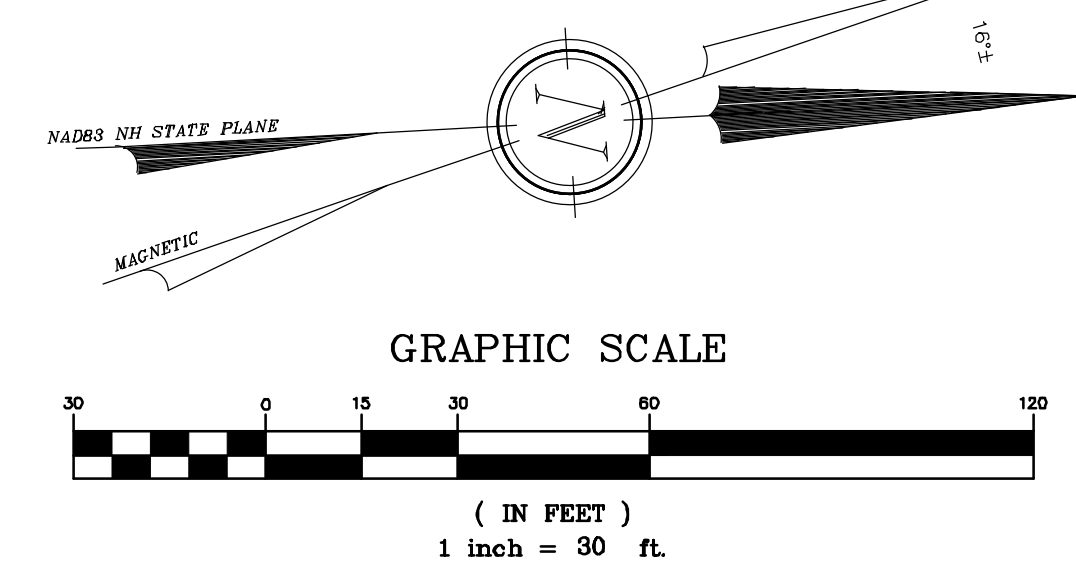
- LEGEND:**
- TREES:**
- AR - RED MAPLE TREE
  - PD - PAGODA DOGWOOD
  - WS - WHITE SPRUCE
- DWARF SPRUCES:**
- DS - BABY BLUE EYES PICEA (BLUE SPRUCE), NORTH STAR DWARF WHITE SPRUCE, DWARF ALBERTA SPRUCE
- BUSHES:**
- BB - BAYBERRY
  - BT - BUTTERFLY BUSH
  - AV - ARROWWOOD
  - MK - MISS KIM LILAC
  - EB - ELDERBERRY
  - SB - SPICEBUSH
  - HB - Highbush Blueberry
- GRASSES:**
- KF - FEATHER REED GRASS

**INTERIOR LANDSCAPING STANDARDS:**

FRONT PARKING AREAS WITH ADJACENT TRAVEL LANE: 23,086 Sq.Ft  
SUPPORTING LANDSCAPING: 8,209 Sq.Ft.  
10% LANDSCAPING REQUIRED  
39.98% LANDSCAPING PROVIDED

SIDE PARKING AREA WITH ADJACENT TRAVEL LANE: 5,267 Sq.Ft.  
SUPPORTING LANDSCAPING: 1,185 Sq.Ft.  
10% LANDSCAPING REQUIRED  
22.50% PROVIDED

REAR PARKING AREA WITH ADJACENT TRAVEL LANE: 0 Sq.Ft.  
THE LOADING ZONE IS ON THE REAR SIDE OF THE BUILDING AND THERE IS NO LANDSCAPING REQUIREMENTS FOR THE LOADING ZONE OTHER THAN PERIMETER SHADE TREES WITH A MINIMUM RATIO OF 1 TREE PER 40 FEET. 7 RED MAPLE TREES ARE PROPOSED TO BE PLANTED AT AN INTERVAL OF 40 FEET ALONG THE EDGE OF THE TRAVEL LANE.



FOR PLANNING BOARD APPROVAL PURPOSES:

THE SITE REVIEW 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 SITE REVIEW REGULATIONS, EXCEPTING ONLY MODIFICATIONS MADE IN WRITING BY THE BOARD AND ATTACHED HERETO.

- NOTES:**
- OWNER: NHBBC, LLC  
607 CALEF HWY, SUITE 200  
BARRINGTON, NH 03825
  - TAX MAP 238, LOT 44-1
  - LOT AREA: 346,738 Sq.Ft., 7.96 Ac.
  - S.C.R.D. BOOK 3689, PAGE 754

**PLANTING SCHEDULE**  
TURBOCAM LOT 44-1  
**Botanical Name/Common Name**

Trees	Size	Qty	Label
<i>Acer rubrum</i> / Red Maple	3" cal.	13	AR
<i>Cornus Contraversa</i> / Pagoda Dogwood	2" cal.	6	PD
<i>Picea Glauca</i> / White Spruce	6' height	35	WS
<b>Dwarf Spruces (See Legend)</b>			
<i>Picea Glauca 'Conica'</i> / Alberta Spruce	1 gal.	8	DS
<i>Picea Glauca 'North Star'</i> / North Star White Spruce	#6 con.	8	DS
<i>Picea Pungens 'Glaucia Globosa'</i> / Blue Spruce	#6 con.	9	DS
<b>Shrubs</b>			
<i>Viburnum Dentatum</i> / Arrowwood Viburnum	12"-24"	20	AV
<i>Myrica Pensylvanica</i> / Northern Bayberry	18"-24"	31	BB
<i>Buddleia Davidii</i> / Butterfly Bush	1 gal.	27	BT
<i>Sambucus Canadensis</i> / American Elderberry	18"-24"	25	EB
<i>Vaccinium Corymbosum</i> / Highbush Blueberry	12"-18"	13	HB
<i>Lindera Benzoin</i> / Northern Spicebush	12"-18"	20	SB
<i>Syringa Pubescens</i> Subsp. <i>Patula</i> 'Miss Kim' / Miss Kim Lilac	2 gal.	24	MK
<b>Grasses</b>			
<i>Calamagrostis acutifolia</i> 'Karl Foerster' / Feather Reed Grass	#2	234	KF

LANDSCAPING PLAN

FOR TURBOCAM, INC.  
LAND OF  
NHBBC, LLC  
NH ROUTE 125/CALEF HIGHWAY  
BARRINGTON, N.H.  
TAX MAP 238, LOT 44-1

REVISION	DATE	DESCRIPTION

**BERRY SURVEYING & ENGINEERING**  
335 SECOND CROWN POINT ROAD  
BARRINGTON, NH 03825 (603)332-2863  
SCALE: 1 IN. EQUALS 30 FT.  
DATE: FEBRUARY 5, 2024  
FILE NO.: DB 2023 - 017

**KENNETH A. BERRY**  
No. 12243  
PROFESSIONAL ENGINEER

SHEET 32 OF 51

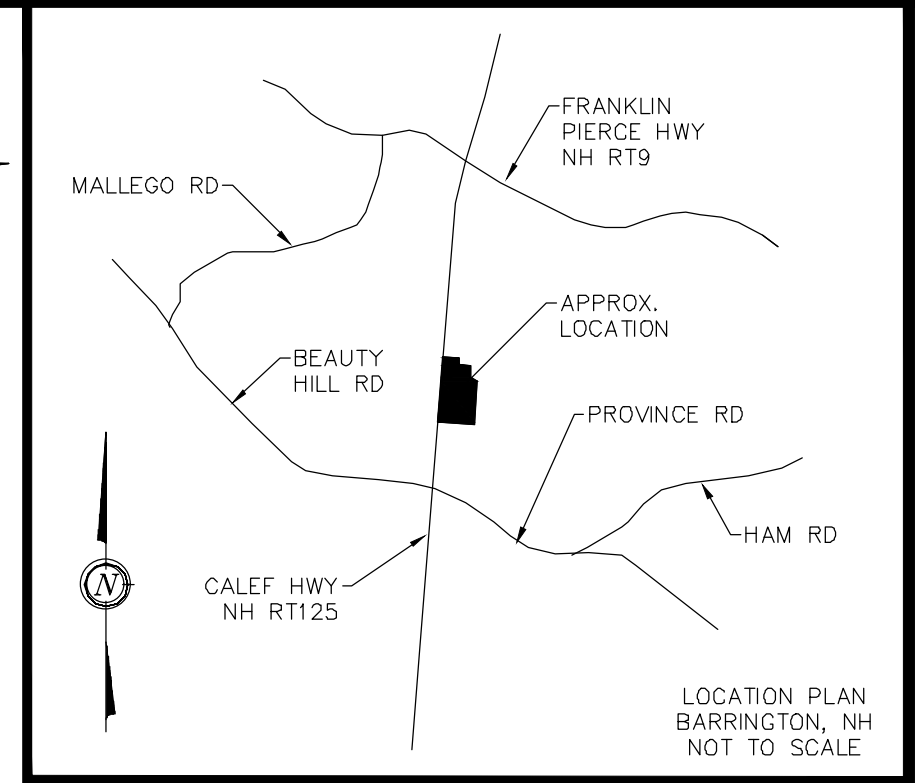


N/F KERAVICH, PETER JR. & JAN  
327 MALLEGO RD  
668 CALEF HWY  
BARRINGTON, NH 03825  
TAX MAP 250, LOT 132  
S.C.R.D. BOOK 2369, PAGE 59

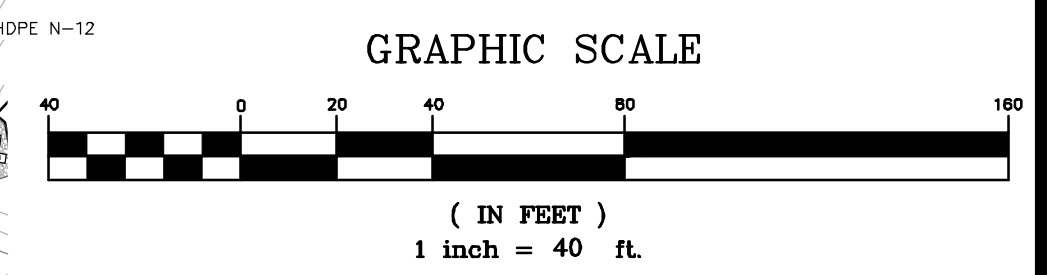
ALTERNATIVE DESIGN WITHOUT  
BLOCK RETAINING WALLS. THE  
2:1 SLOPES REQUIRED TO GRADE  
THE STORMWATER BMPs WITH  
SUFFICIENT VOLUME DOES NOT  
LEAVE ROOM WITHIN THE 50'  
GREENBELT BUFFER FOR  
INTENSIVE REPLANTING.

N/F LOCKHARDT TR, MADELINE  
73 DURHAM POINT ROAD  
DURHAM, NH 03824  
TAX MAP 238, LOT 45  
S.C.R.D. BOOK 2369, PAGE 59

LIMITED PLANTING AREA  
BEFORE 2:1 SIDE SLOPES



NOTES:  
1.) OWNER: NHBBC, LLC, 607 CALEF HWY, SUITE 200, BARRINGTON, NH 03825  
1A.) APPLICANT: TURBOCAM, INC., 607 CALEF HWY, SUITE 200, BARRINGTON, NH 03825  
2.) TAX MAP 238, LOT 44-1  
3.) THE INTENT OF THIS PLAN IS TO PROVIDE A VISUAL PLAN OF THE ALTERNATIVES THAT WERE EVALUATED FOR GRADING WITHIN THE 50' GREENBELT BUFFER TO SUPPORT THE ZBA APPLICATION.  
THIS PLAN IS NOT FOR CONSTRUCTION AND SHOULD NOT BE UTILIZED FOR ANYTHING OTHER THAN A DEMONSTRATION OF EVALUATED ALTERNATIVES FOR THE ZBA.



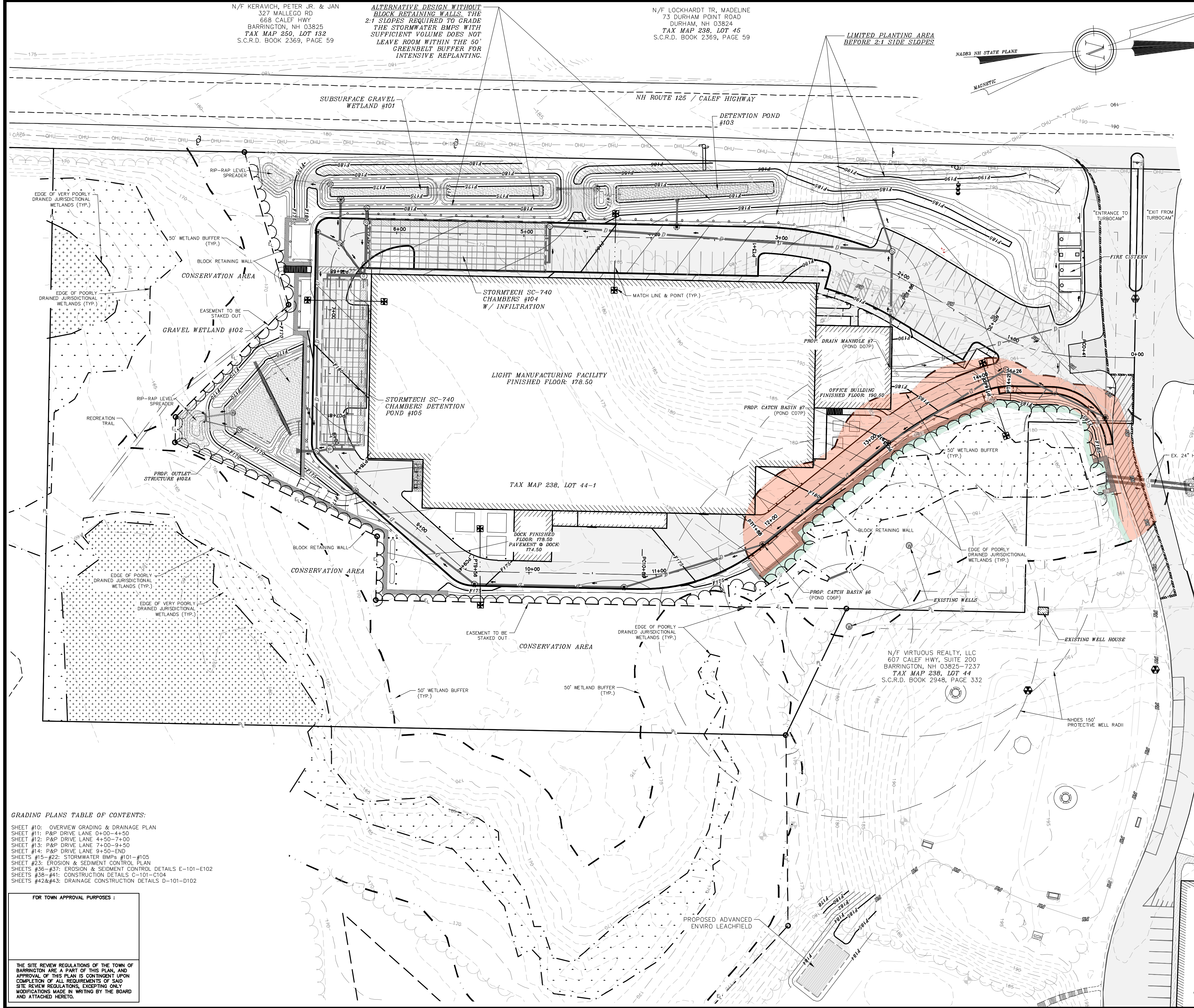
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- IRON PIPE (FND)
- STONE BOUND (FND)
- UTILITY POLE / GUY WIRE
- SINGLE POST SIGN
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- WELL
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- FND
- TYP
- S.C.R.D.
- STRAFFORD COUNTY REGISTRY OF DEEDS

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GRADING PLANS TABLE OF CONTENTS:

SHEET #10:	OVERVIEW GRADING & DRAINAGE PLAN
SHEET #11:	P&P DRIVE LANE 0+00-4+50
SHEET #12:	P&P DRIVE LANE 4+50-7+00
SHEET #13:	P&P DRIVE LANE 7+00-9+50
SHEET #14:	P&P DRIVE LANE 9+50-END
SHEETS #15-#22:	STORMWATER BMPs #101-#105
SHEET #23:	EROSION & SEDIMENT CONTROL PLAN
SHEETS #36-#37:	EROSION & SEDIMENT CONTROL DETAILS E-101-E102
SHEETS #38-#41:	CONSTRUCTION DETAILS C-101-C104
SHEETS #42-#43:	DRAINAGE CONSTRUCTION DETAILS D-101-D102

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ALTERNATIVE OVERVIEW GRADING & DRAINAGE PLAN FOR TURBOCAM, INC. LAND OF NHBBC, LLC NH ROUTE 125/CALEF HIGHWAY BARRINGTON, N.H. TAX MAP 238, LOT 44-1

BERRY SURVEYING & ENGINEERING  
335 SECOND CROWN POINT ROAD  
BARRINGTON, NH 03825 (603)332-2863  
SCALE: 1 IN. EQUALS 40 FT.  
DATE: FEBRUARY 5, 2024  
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REVISION	DATE	DESCRIPTION