



Town of Nottingham

P.O. Box 114, 139 Stage Road, Nottingham NH 03290 Office 603-679-9597 ext. 1, Fax 603-679-1013

PLANNING BOARD PROJECT APPLICATION

Subdivision Type: Conventional ___ Open Space ___ LLA

Site Plan Review: Conventional ___ Change of Use ___

Concurrent- Subdivision/ Site Plan Review ___

Amendment to Approval of: Subdivision ___ Site Plan ___ Other ___

Total Acreage: 36.768	Current Use Acreage: - UNKNOWN -	# of Proposed Lots: ZERO
Project Address: 14 & 16 KINGFISHER ROAD		
Current Zoning Districts: R1A		
Overlay Districts: EXIST	Map(s): 23	Lot (s): 13 & 13-2
Request: LOTLINE ADJUSTMENT TO INCLUDE ENLARGING LOT 13-2 BY CONVEYING PARCELA (11.357AC) FROM LOT 13.		

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.

- Form A "Abutters List" has been filed with this application no earlier than 5 days within submittal of this application with 3 labels per address on address labels (same size as Avery 5160/8160)
- Form B "Authorization to Enter upon Subject Property" has been filed with this application
- Form C "Authorization to Represent" has been filed with this application
- 6 sets of full size plans
- 10 sets of 11"x17" plans
- Waiver Form(s)
- Completed Checklist

Case#: 21-001-LLA	Project Name: Curry/Robinson LLA	Date:
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Owner 1: MATTHEW Z. CURRY		
Company:		
Phone:	Fax:	E-mail:
Address: 14 KINGFISHER ROAD - NOTTINGHAM		

Matthew Z. Curry 12-2-20
 Owner 1 Signature Date

Owner 2: SHANNON C. CURRY		
Company:		
Phone:	Fax:	E-mail:
Address: " "		

Shannon C. Curry 12-2-20
 Owner 2 Signature Date

Owner 3: GEORGE G. ROBINSON		
Company:		
Phone:	Fax:	E-mail:
Address: 16 KINGFISHER ROAD - NOTTINGHAM		

George G. Robinson 12-2-20
 Owner 3 Signature Date

Owner 4: CHERYL A. ROBINSON		
Company:		
Phone:	Fax:	E-mail:
Address: " "		

Cheryl A. Robinson 12-2-20
 Owner 4 Signature Date

Applicant (Contact): PETER D. LANDRY, LLS		
Company: LANDRY SURVEYING, LLC		
Phone: 679-1387	Fax: -	E-mail: PLANDSURV@COMCAST.NET
Address: 248 MILL BND ROAD - NOTTINGHAM		

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

Engineer:		
Company:		
Phone:	Fax:	E-mail:
Address:		

ABUTTER(S) LIST

* PRINT THREE (3) ADDRESS LABELS PER ABUTTER INCLUDING THE APPLICANT, OWNER AND PROFESSIONAL(S)

1. APPLICANT INFORMATION:

Printed Name: PETER D. LANDRY ILLS Contact Telephone: 603-679-1387

Address: 248 MILL POND ROAD IN NOTTINGHAM, NH 03890

2. OWNER INFORMATION:

Printed Name: MATTHEW CURRY ETAL (SEE PLAN)

Address: 14 KINGFISHER ROAD IN NOTTINGHAM

3. PROFESSIONAL(S) INFORMATION:

Printed Name: LANDRY SURVEYING, LLC

Address: 248 MILL POND ROAD IN NOTTINGHAM

Abutter(s) Information					
	Map:	Lot:	Sub lot:	Name:	Address:
4.					
6.					
7.					
8.					
9.					
10.					
11.					
12.					
13.					
14.					
15.					
16.					
17.					

SEE ATTACHED

I, PETER D. LANDRY, the undersigned, certify that to the best of my knowledge, the above is an accurate and complete abutter(s) list and that the information was obtained from the Nottingham Assessing Office no more than five (5) days prior to the date of this application..

[Signature]
Applicant's Signature

12-1-2020
Date



50 foot Abutters List Report

Nottingham, NH
November 23, 2020

Subject Property:

Parcel Number: 023-0013-002
CAMA Number: 023-0013-002
Property Address: 14 KING FISHER ROAD

Mailing Address: CURRY, MATTHEW R CURRY, SHANNON
C
14 KING FISHER ROAD
NOTTINGHAM, NH 03290

Abutters:

Parcel Number: 023-0011-000
CAMA Number: 023-0011-000
Property Address: SMOKE STREET

Mailing Address: FERNALD, FREDERICK
P.O. BOX 1805
WOLFEBORO, NH 03894

Parcel Number: 023-0013-000
CAMA Number: 023-0013-000
Property Address: 16 KING FISHER ROAD

Mailing Address: ROBINSON, GEORGE G ROBINSON,
CHERYL A
16 KING FISHER ROAD TRUSTEES
ROBINSON FAMILY REV
NOTTINGHAM, NH 03290

Parcel Number: 023-0013-001
CAMA Number: 023-0013-001
Property Address: 12 KING FISHER ROAD

Mailing Address: COOKE FAMILY TRUST COOKE, MYLES
- TRUSTEE
COOKE, CHRISTINE A - TRUSTEE 12
KING FISHER ROAD
NOTTINGHAM, NH 03290

Parcel Number: 024-0020-000
CAMA Number: 024-0020-000
Property Address: 11 KING FISHER ROAD

Mailing Address: ROY, RUTH E & RONALD R, TRUST ROY
FAMILY REVOC TRUST OF 2003
11 KING FISHER RD
NOTTINGHAM, NH 03290



www.cai-tech.com



75 foot Abutters List Report

Nottingham, NH
November 23, 2020

Subject Properties:

Parcel Number: 023-0013-000
CAMA Number: 023-0013-000
Property Address: 16 KING FISHER ROAD

Mailing Address: ROBINSON, GEORGE G ROBINSON,
CHERYL A
16 KING FISHER ROAD TRUSTEES
ROBINSON FAMILY REV
NOTTINGHAM, NH 03290

Abutters:

Parcel Number: 010-0007-010
CAMA Number: 010-0007-010
Property Address: 26 OAK RIDGE ROAD

Mailing Address: BOYCE, EARL W BOYCE, KATHLEEN
26 OAK RIDGE ROAD
NOTTINGHAM, NH 03290

Parcel Number: 010-0007-011
CAMA Number: 010-0007-011
Property Address: 24 OAK RIDGE ROAD

Mailing Address: KASENENKO, THOMAS M KASENENKO,
LAURA L
24 OAK RIDGE ROAD
NOTTINGHAM, NH 03290

Parcel Number: 023-0011-000
CAMA Number: 023-0011-000
Property Address: SMOKE STREET

Mailing Address: FERNALD, FREDERICK
P.O. BOX 1805
WOLFEBORO, NH 03894

Parcel Number: 023-0013-001
CAMA Number: 023-0013-001
Property Address: 12 KING FISHER ROAD

Mailing Address: COOKE FAMILY TRUST COOKE, MYLES
- TRUSTEE
COOKE, CHRISTINE A - TRUSTEE 12
KING FISHER ROAD
NOTTINGHAM, NH 03290

Parcel Number: 023-0013-002
CAMA Number: 023-0013-002
Property Address: 14 KING FISHER ROAD

Mailing Address: CURRY, MATTHEW R CURRY,
SHANNON C
14 KING FISHER ROAD
NOTTINGHAM, NH 03290

Parcel Number: 024-0020-000
CAMA Number: 024-0020-000
Property Address: 11 KING FISHER ROAD

Mailing Address: ROY, RUTH E & RONALD R, TRUST ROY
FAMILY REVOC TRUST OF 2003
11 KING FISHER RD
NOTTINGHAM, NH 03290



www.cai-tech.com

11/23/2020

Data shown on this report is provided for planning and informational purposes only. The municipality and CAI Technologies are not responsible for any use for other purposes or misuse or misrepresentation of this report.

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Town of Nottingham

P.O. Box 114, 139 Stage Road, Nottingham NH 03290 Office 603-679-9597 ext. 1, Fax 603-679-1013
Web: <http://www.nottingham-nh.gov> Email: plan.zone@nottingham-nh.gov

AUTHORIZATION TO ENTER UPON SUBJECT PROPERTY

The property owner(s), by the filing of this application, hereby give permission for the members of the Nottingham Planning Board and such agents or employees of the Town as the Nottingham Planning Board may authorize, to enter upon the property which is the subject of this application at any reasonable time for the purpose of such examinations, surveys, tests and/or inspections as may be appropriate to enable this application to be processed.

I/We hereby waive and release any claim or right I/we may now or hereafter possess against any of the above individuals as a result of any examinations, surveys, tests and/or inspections conducted on my/our property in connection with this application. This authorization expires in one year from date of signature

Property Owner(s) MATTHEW R & SHANNON C. CURZY

Matthew R. Curzy _____
Signature Date 12-2-20

Shannon C. Curzy _____
Signature Date 12-2-20

Property Owner(s) GEORGE G. & CHERYL A. ROBINSON

George G. Robinson _____
Signature Date 12-2-20

Cheryl A. Robinson _____
Signature Date 12-2-20

Property Owner(s)

Signature Date

Signature Date

Property Owner(s)

Signature Date

Signature Date



Town of Nottingham

P.O. Box 114, 139 Stage Road, Nottingham NH 03290 Office 603-679-9597 ext. 1, Fax 603-679-1013
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OWNER'S AUTHORIZATION FOR REPRESENTATION

Property location: 14 & 16 KINGFISHER ROAD

I, the undersigned owner(s) of the property listed above, hereby verify that I have authorized: PETER D. LANDRY to represent me/us and apply for the required approval(s) from the Planning Board in the Town of Nottingham, New Hampshire for the following:

- Subdivision/Lot Line Adjustment Site Plan Review Backlot Subdivision
 Design Review Other _____

FOR: PRESENTATION & OWNER REPRESENTATION

Name of Owner	MATTHEW R. CURRY	
Address of Owner	14 KINGFISHER RD	
Signature of Owner		Date 12-2-20

Name of Owner	SHANNON C. CURRY	
Address of Owner	14 KINGFISHER RD	
Signature of Owner		Date 12-2-20

Name of Owner	GEORGE G. ROBINSON	
Address of Owner	16 KINGFISHER RD	
Signature of Owner		Date 12-2-20

Name of Owner	CHERYL A. ROBINSON	
Address of Owner	16 KINGFISHER RD	
Signature of Owner		Date 12-2-20



Town of Nottingham
P.O. Box 114, 139 Stage Road, Nottingham NH 03290 Office 603-679-9597 ext. 1, Fax 603-679-1013
Web: <http://www.nottingham-nh.gov> Email: plan.zone@nottingham-nh.gov

CERTIFICATE OF MONUMENT INSTALLATION

Property owner(s): MATTHEW CURRY ETAL

Tax Map # 23 Lot # 13 & 13-2

Physical Address: 14016 KINGFISHER ROAD

Surveyor: PETER D. LANDRY, LLS

Company: LANDRY SURVEYING, LLC

Number of Granite Bounds: ZERO (0)

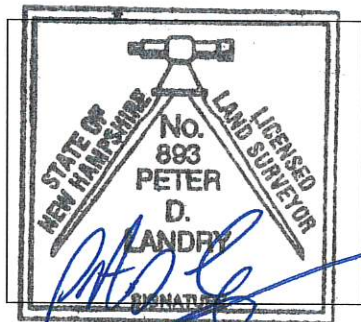
Iron Stakes/Pins/Rods: FIVE (5)

Drill Hole w/ Aluminum surveyor's disk: ZERO (0)

"I hereby certify that the monumentation required on the above referenced subdivision plat has been accurately installed under my supervision and said monumentation complies with the Nottingham Subdivision Regulations."

Signature of Surveyor: *[Handwritten Signature]*
Date: 12-1-2020

Seal of Surveyor:



12-1-2020

MAIL TO

~~Return to:
Kathryn S. Williams
57 Main Street
PO Box 836
Epping, NH 03042~~

035600

CORRECTIVE DEED

KNOW ALL PERSONS BY THESE PRESENTS, that We, **GEORGE G. ROBINSON AND CHERYL A. ROBINSON, TRUSTEES OF THE ROBINSON FAMILY REVOCABLE TRUST OF 1998**, u/t/d April 18, 1998, with mailing address of 14 King Fisher Road, Town of Nottingham, County of Rockingham, State of New Hampshire 03290,

for consideration paid, grant to **GEORGE G. ROBINSON AND CHERYL A. ROBINSON, TRUSTEES OF THE ROBINSON FAMILY REVOCABLE TRUST OF 1998**, u/t/d April 18, 1998, with mailing address of 14 King Fisher Road, Town of Nottingham, County of Rockingham, State of New Hampshire 03290,

with **WARRANTY** covenants

A certain tract or parcel of land with the buildings thereon, if any, situated in Nottingham, New Hampshire, as shown as Tax Map 23, Lot 13, 1,076,965 Square Feet ±, 24.723 Acres ±, on plan of land entitled "Subdivision" Plat of Land for The Robinson Family Revocable Trust of 1998, George G. and Cheryl A. Robinson, Trustees, prepared by Landry Surveying, LLC, and recorded on July 25, 2014, in the Rockingham County Registry of Deeds on Map No. D-38352. Further bounded and described as follows:

Beginning at the southerly side of Grantor's land on King Fisher Road at rebar set with plastic ID Cap #893 at the corner of King Fisher Road and Common Driveway Easement, N 67° 03' 18" W, a distance of 208.21 feet along Common Driveway Easement;

- Thence, N 56° 07' 08" W, a distance of 100.00 feet along Common Driveway Easement;
- Thence, N 85° 00' 00" W, a distance of 300.00 feet to rebar set with plastic ID Cap #893;
- Thence, N 39° 18' 49" W, a distance of 856.58 feet to drill hole set with aluminum ID Cap #893;
- Thence, N 43° 05' 00" E, a distance of 375.26 feet along scant remains of barbed wire fence found and along land now or formerly of Fernald to drill hole set;

2014 SEP 19 AM 10: 06

ROCKINGHAM COUNTY
REGISTRY OF DEEDS

- Thence, N 49° 55' 40" E, a distance of 148.90 feet along barbed wire to drill hole set;
 Thence, N 46° 07' 20" E, a distance of 226.15 feet along scant remains of barbed wire fence found;
 Thence, N 44° 04' 37" E, a distance of 387.78 feet to granite 4" square bound set;
 Thence, S 50° 38' 04" E, a distance of 409.02 feet along Shoreline of Little River to a wood hub set;
 Thence, S 21° 30' 58" W, a distance of 464.02 feet along Shoreline of Little River and Nottingham Lake to a wood hub set;
 Thence, S 18° 48' 45" E, a distance of 478.77 feet along Shoreline of Nottingham Lake to a wood hub set;
 Thence, S 25° 44' 25" E, a distance of 256.30 feet along Shoreline of Nottingham Lake to an iron pipe found at the easterly corner of Grantor's land at corner of land now or formerly of Roy Family Revocable Trust of 2003 and shore of Nottingham Lake;
 Thence, S 62° 46' 55" W a distance of 70.40 feet to a point;
 Thence, S 72° 17' 37" W, a distance of 63.29 feet to an iron pin found;
 Thence, S 61° 32' 06" W, a distance of 20.17 feet to rebar with plastic ID Cap #893;
 Thence, S 34° 49' 36" E, a distance of 29.83 feet along King Fisher Road, to rebar with plastic ID Cap #893 and the point of beginning.

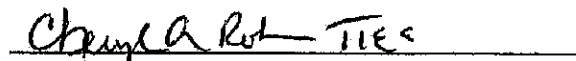
Total Lot Area = 1,076,965 sq. ft. ±, 24.723 acres ±

Subject to an easement to New England Telephone and Telegraph Co., dated October 22, 1980, and recorded at Book 2419, Page 1988.

Trustee's Certificate

The undersigned trustees are the Trustees under the Trust created by George G. Robinson and Cheryl A. Robinson, as grantors under trust agreement dated April 18, 1998, and thereto has full and absolute power in said trust agreement to convey any interest in real estate and improvements thereon held in said trust, and no purchaser or third party shall be bound to inquire whether the trustees have said power or is properly exercising said power or to see to the application of any trust asset paid to the trustees for a conveyance thereof.


 George G. Robinson, Trustee


 Cheryl A. Robinson, Trustee

No title search was performed.

MEANING AND INTENDING to describe and convey a portion of the same premises conveyed by Dennis R. Theriault to George G. Robinson and Cheryl A. Robinson, Trustees of The Robinson Family Revocable Trust of 1998, by deed dated November 3, 2008, and recorded in the Rockingham County Registry of Deeds at Book 4960, Page 2941.

This Corrective Deed is to correct the Total Land Area in square feet and acres inadvertently incorrectly described in Warranty Deed dated August 21, 2014, and recorded in the Rockingham County Registry of Deeds at Book 5555, Page 1733.

This is a conveyance to a revocable trust created for estate planning purposes. The consideration paid was less than fair market value. This conveyance is subject to the minimum transfer stamps of \$40.00 as required under the New Hampshire Code of Administrative Rules, Department of Revenue Administration, Part Rev. 802.02.

Dated: September 18, 2014

George G. Robinson TTE

**GEORGE G. ROBINSON
TRUSTEE OF THE ROBINSON FAMILY
REVOCALBE TRUST OF 1998**

Cheryl A. Robinson TTE

**CHERYL A. ROBINSON
TRUSTEE OF THE ROBINSON FAMILY
REVOCABLE TRUST OF 1998**

STATE OF NEW HAMPSHIRE
COUNTY OF ROCKINGHAM

Personally appeared before me the above-named, **GEORGE G. ROBINSON AND CHERYL A. ROBINSON**, known to me or satisfactorily proven to be the persons whose names are subscribed to the foregoing instrument, and acknowledged that they executed the same on the 18th of September, 2014.

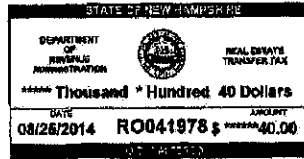


Valerie Bennett

Name:
NOTARY PUBLIC
My commission expires:

**VALERIE BENNETT
Notary Public - New Hampshire
My Commission Expires August 10, 2016**

MAIL TO
Return to:
Kathryn S. Williams
57 Main Street
PO Box 836
Epping, NH 03042



031919

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS, that We, **GEORGE G. ROBINSON AND CHERYL A. ROBINSON, TRUSTEES OF THE ROBINSON FAMILY REVOCABLE TRUST OF 1998**, u/t/d April 18, 1998, with mailing address of 14 King Fisher Road, Town of Nottingham, County of Rockingham, State of New Hampshire 03290,

for consideration paid, grant to **MATTHEW R. CURRY AND SHANNON C. CURRY**, husband and wife, as joint tenants with rights of survivorship, of 50 Barderry Lane, Town of Nottingham, County of Rockingham, State of New Hampshire 03290-4900,

with **QUITCLAIM** covenants

A certain tract or parcel of land with the buildings thereon, if any, situated in Nottingham, New Hampshire, as shown as Tax Map 23, Lot 13-2, 524.680 Square Feet ±, 12.045 Acres ±, on plan of land entitled "Subdivision" Plat of Land for The Robinson Family Revocable Trust of 1998, George G. and Cheryl A. Robinson, Trustees, prepared by Landry Surveying, LLC, and recorded on July 25, 2014, in the Rockingham County Registry of Deeds on Map No. D-38352. Further bounded and described as follows:

Beginning at an iron pipe at the southerly corner of Grantor's land and at the corner of Kingfisher Road and land now or formerly of Cooke Family Trust, S 65° 03'37" W a distance of 768.38 feet to rebar at the corner of land now or formerly of Cooke Family Trust and land now or formerly of Fernald;

- Thence, N 36° 19' 46" W, a distance of 161.57 feet along land now or formerly of Fernald to a point;
- Thence, N 32° 55' 06" W, a distance of 97.26 feet to drill hole set;
- Thence, N 30° 25' 07" W, a distance of 31.78 feet to a stone wall;
- Thence, N 34° 40' 41" W, a distance of 123.10 feet to the end of a stone wall;
- Thence, N 36° 06' 33" W, a distance of 128.29 feet to a drill hole set;

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ROCKINGHAM COUNTY
REGISTRY OF DEEDS

Thence, N 34° 25' 41" W, a distance of 577.42 feet to a granite 4" square bound;
 Thence, N 38° 57' 03" E, a distance of 244.78 feet along a stonewall to drill hole with aluminum ID Cap #883
 Thence, S 39° 18' 49" E, a distance of 856.58 feet to rebar with plastic ID Cap #893;
 Thence, S 85° 00' 00" E, a distance of 300.00 feet;
 Thence, S 56° 07' 08" E, a distance of 100.00 feet along Common Driveway Easement;
 Thence, S 67° 03' 18" E, a distance of 208.21 feet to rebar with plastic ID cap #893;
 Thence, S 34° 49' 36" E, a distance of 20 feet along King Fisher Road to the point of beginning.

Total Lot Area = 524680 sq. ft. ±, 12.045 acres ±

Subject to an easement to New England Telephone and Telegraph Co., dated October 22, 1980, and recorded at Book 2419, Page 1988.

Trustee's Certificate

The undersigned trustees are the Trustees under the Trust created by George G. Robinson and Cheryl A. Robinson, as grantors under trust agreement dated April 18, 1998, and thereto has full and absolute power in said trust agreement to convey any interest in real estate and improvements thereon held in said trust, and no purchaser or third party shall be bound to inquire whether the trustees have said power or is properly exercising said power or to see to the application of any trust asset paid to the trustees for a conveyance thereof.


 George G. Robinson, Trustee


 Cheryl A. Robinson, Trustee

No title search was performed.

MEANING AND INTENDING to describe and convey a portion of the same premises conveyed by Dennis R. Theriault to George G. Robinson and Cheryl A. Robinson, Trustees of The Robinson Family Revocable Trust of 1998, by deed dated November 3, 2008, and recorded in the Rockingham County Registry of Deeds at Book 4960, Page 2941.

This is a conveyance from a revocable trust created for estate planning purposes. The consideration paid was less than fair market value. This conveyance is subject to the minimum transfer stamps of \$40.00 as required under the New Hampshire

Code of Administrative Rules, Department of Revenue Administration, Part Rev. 802.02.

Dated: August 21, 2014

George G. Robinson TTE

**GEORGE G. ROBINSON
TRUSTEE OF THE ROBINSON FAMILY
REVOCALBE TRUST OF 1998**

Cheryl A. Robinson TTEE

**CHERYL A. ROBINSON
TRUSTEE OF THE ROBINSON FAMILY
REVOCABLE TRUST OF 1998**

STATE OF NEW HAMPSHIRE
COUNTY OF ROCKINGHAM

Personally appeared before me the above-named, **GEORGE G. ROBINSON AND
CHERYL A. ROBINSON**, known to me or satisfactorily proven to be the persons whose
names are subscribed to the foregoing instrument, and acknowledged that they executed the
same on the 21st of August, 2014.

Valerie Bennett

Name:
NOTARY PUBLIC
My commission expires:



**VALERIE BENNETT
Notary Public - New Hampshire
My Commission Expires August 10, 2016**

**Project Application Checklist
Nottingham Planning Board**

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

An applicant seeking subdivision approval shall be responsible for providing all the information listed in the column below entitled "Subdivision" and should place an "x" in each box to indicate that this information has been provided. If an item is considered unnecessary for certain application the "NA" box should be marked instead, indicating "Not Applicable". Only certain checklist items are required for lot line adjustments, as noted by the applicable check boxes below.

Check the Appropriate Box or Boxes Below: <input checked="" type="checkbox"/> Lot Line Adjustment <input type="checkbox"/> Subdivision Plan See Sections I & II See Sections I & II, III, IV & V		<u>LLA</u> -Subdivision		Office Use	
		Provided	N/A	Provided	N/A
Section I. General Requirements					
1.	Completed Application Form	✓			
2.	Complete abutters list	✓			
3.	Payment of all required fees <u>(MATT)</u>	✓			
4.	<u>Six (6) full size sets of plans and ten (10) sets of plans 11"x 17" submitted</u> with all required information in accordance with the subdivision regulations and this checklist	✓			
5.	Copies of any proposed easement deeds, protective covenants or other legal documents	✓			
6.	Any waiver request(s) submitted with justification in writing		✓		
7.	Technical reports and supporting documents (see Section IX & X of this checklist)		✓		
8.	Completed Application Checklist	✓			
Section II. General Plan Information					
1.	Size and presentation of sheet(S) per registry requirements and the subdivision regulations	✓			
2.	Title block Information:				
a)	Drawing title	✓			
b)	Name of subdivision <u>LLA</u>	✓			
c)	Location of subdivision <u>VI</u>	✓			
d)	Tax map & lot numbers of subjects parcel(s)	✓			
e)	Name & address of owner(s)	✓			
f)	Date of plan	✓			

Case#

Project Name W2121Date 12-1-2020

	Provided	N/A	Provided	N/A
g) Scale of plan	✓			
h) Sheet number		✓		
i) Name, address, & telephone number of design firm	✓			
j) Name and address of applicant	✓			
3. Revision block with provision for amendment dates		✓		
4. Planning Board approval block provided on each sheet to be recorded	✓			
5. Certification block (for engineer or surveyor)	✓			
6. Match lines (if any)		✓		
7. Zoning designation of subject parcel(s) including overlay districts	✓			
8. Minimum lot area, frontages & setback dimensions	✓			
9. List Federal Emergency Managements Agency (FFEMA) sheet(s) used to identify 100-year flood elevation, locate the elevation	✓			
10. Note the following: "If, during construction, it becomes apparent that deficiencies exist in the approved design drawings, the Contractor shall be required to correct the deficiencies to meet the requirements of the regulations at no expense to the Town."		✓		
11. Note the following: "Required erosion control measures shall be installed prior to any disturbance of the site's surface area and shall be maintained through the completion of all construction activities, If, during construction, it becomes apparent that additional erosion control measures are required to stop any erosion on the construction site due to actual site conditions, the Owner shall be required to install the necessary erosion protection at no expense to the Town."		✓		
12. Note identifying which plans are to be recorded and which are on file at the Town.		✓		
13. Note the following: "All materials and methods of construction shall conform to Town of Nottingham Subdivision Regulations and the latest edition of New Hampshire Department of Transportation's Standard Specifications for Road & Bridge Construction."		✓		
14. North arrow	✓			
15. Location & elevation(s) of 100-year flood zone per FEMA Flood Insurance Study	✓			
16. Plan and deed references	✓			
17. The following notes shall be provided:				
a) Purpose of plan	✓			
b) Existing and proposed use	✓			
c) Water supply source (name of provider (company) if offsite)	✓			
d) Zoning variances/special exceptions with conditions		✓		
e) List of required permits and permit approval numbers		✓		
f) Vicinity sketch showing 1,000 feet surrounding the site	✓			
g) Plan index indicating all sheets		✓		
18. Boundary of entire property to be subdivided	✓			
19. Boundary monuments	✓			
a) Monuments found	✓			
b) Map number and lot number, name, addresses, and zoning of all abutting land owners	✓			
c) Monuments to be set <u>SEE MONUMENT</u>	✓			
20. Existing streets:	✓			

	Provided	N/A	Provided	N/A
a) Name labeled	✓			
b) Status noted or labeled	✓			
c) Right-of-way dimensioned	✓			
d) Pavement width dimensioned		✓		
21. Municipal boundaries (if any)		✓		
22. Existing easements (identified by type)	✓			
A. Drainage easement(s)	✓	✓		
B. Slope easement(s)		✓		
C. Utility easement(s)	✓			
D. Temporary easement(s) (Such as temporary turnaround)		✓		
E. No-cut zone(s) along streams & wetlands (as may be requested by the Conservation Commission)		✓		
F. Vehicular & pedestrian access easement(s)		✓		
G. Visibility easement(s)		✓		
H. Fire pond/cistern(s)		✓		
I. Roadway widening easement(s)		✓		
J. Walking trail easement(s)		✓		
K. Other easement(s) Note type(s)		✓		
23. Designation of each proposed lot (by map & lot numbers as provided by the assessor)	✓	✓		
24. Area of each lot (In acres & square feet):	✓			
a) Existing lot(s)	✓			
b) Contiguous upland(s)		✓		
25. Wetland delineation (including Prime Wetlands):				
a) Limits of wetlands		✓		
b) Wetland delineation criteria		✓		
c) Wetland Scientist certification		✓		
26. Owner(s) signature(s)		✓		
27. All required setbacks	✓			
28. Physical features				
a) Buildings	✓			
b) Wells	✓			
c) Septic systems	✓			
d) Stone walls	✓			
e) Paved drives	✓	✓		
f) Gravel drives	✓			
29. Location & name (if any) of any streams or water bodies	✓			
30. Location of existing overhead utility lines, poles, towers, etc.	✓			
31. Two-foot contour interval topography shown over all subject parcels		✓		
32. Map & lot numbers, name, addresses, and zoning of all abutting land owners	✓			