

Case#

Project Name

Date



### Town of Nottingham

P.O. Box 114, 139 Stage Road, Nottingham NH 03290 Office 603-734-4881, Fax 603-679-1013

#### PLANNING BOARD PROJECT APPLICATION

Subdivision Type: Conventional \_\_\_ Open Space \_\_\_ LLA \_\_\_

Site Plan Review: Conventional X Change of Use \_\_\_

Concurrent- Subdivision/ Site Plan Review X

Amendment to Approval of: Subdivision \_\_\_ Site Plan \_\_\_ Other \_\_\_

Total Acreage: <u>25.10</u>	Current Use Acreage:	# of Proposed Lots: <u>N/A</u>
Project Address: <u>160 OLD TURNPIKE ROAD</u>		
Current Zoning Districts: <u>COMMERCIAL / INDUSTRIAL / RESIDENTIAL / AGRICULTURAL</u>		
Overlay Districts:	Map(s): <u>3</u>	Lot (s): <u>2-2</u>
Request: <u>PRECAST CONCRETE MANUFACTURING FACILITY</u>		

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.

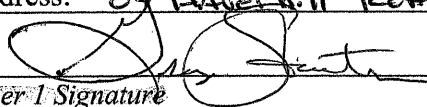
- ( ) Form A "Abutters List" has been filed with this application no earlier than 5 days within submittal of this application with 3 labels per address on address labels (same size as Avery 5160/8160)
- ( ) Form B "Authorization to Enter upon Subject Property" has been filed with this application
- ( ) 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#: <u>22-007-SIT</u>	Project Name: <u>BSC Group</u>	Date: <u>5/16/22</u>
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<b>Owner 1:</b> Greg Stratis		
Company: Concrete Products of Londonderry		
Phone: 978.388.1509	Fax:	E-mail: greg@csmaconcrete.com
Address: 87 Haverhill Road Amesbury MA 01813		
Owner 1 Signature 		Date 5/16/2022

<b>Owner 2:</b>		
Company:		
Phone:	Fax:	E-mail:
Address:		

Owner 2 Signature

Date

<b>Owner 3:</b>		
Company:		
Phone:	Fax:	E-mail:
Address:		

Owner 3 Signature

Date

<b>Owner 4:</b>		
Company:		
Phone:	Fax:	E-mail:
Address:		

Owner 4 Signature

Date

<b>Applicant (Contact):</b> David Beati		
Company: BSC Group		
Phone: 617-896-4337	Fax:	E-mail: dbeati@bscgroup.com
Address: 300 Brickstone Square Andover MA 01810		

<b>Developer:</b>		
Company:		
Phone:	Fax:	E-mail:
Address:		

<b>Engineer:</b> SAME - BSC Group		
Company:		
Phone:	Fax:	E-mail:
Address:		

## ABUTTER(S) LIST .

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

\*

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## 1. APPLICANT INFORMATION:

Printed Name: BSC GROUP Contact Telephone: 617-896-4377Address: 300 BRICKSTONE SQUARE ANDOVER MA 01810

## 2. OWNER INFORMATION:

Printed Name: CONCRETE PRODUCTS OF LONDON DERRY / SHEA CONCRETEAddress: 87 HANOVERHILL ROAD ANDOVER MA 01813

## 3. PROFESSIONAL(S) INFORMATION:

Printed Name: BSC GROUP -Address: 300 BRICKSTONE SQUARE - ANDOVER MA 01810

## Abutter(s) Information

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

I, David R. Bean, 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..



Applicant's Signature

5-16-2022

Date

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## 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)**

Signature \_\_\_\_\_ Date 5/16/2022 Signature \_\_\_\_\_ Date \_\_\_\_\_

**Property Owner(s)**

Signature \_\_\_\_\_ Date \_\_\_\_\_ Signature \_\_\_\_\_ Date \_\_\_\_\_

**Property Owner(s)**

Signature \_\_\_\_\_ Date \_\_\_\_\_ Signature \_\_\_\_\_ Date \_\_\_\_\_

**Property Owner(s)**

Signature \_\_\_\_\_ Date \_\_\_\_\_ Signature \_\_\_\_\_ Date \_\_\_\_\_



### Waiver Request Form

*Under Subdivision Regulations 5.3- Request for Waivers, 8.1 – Waivers for Specific Plan Submission Requirements and 11.1- General Waiver Provisions*

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 Nottingham 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 Nottingham Subdivision Regulations article, section and paragraph. **Each waiver granted shall be listed on the approved subdivision plan which is to be recorded at the Rockingham County Registry of Deeds.**

Name of Subdivision Plan: \_\_\_\_\_

Tax Map	3	Lot	2	Sub-Lot	2
Site Location:	160 OLD TURNPIKE ROAD NOTTINGHAM NH				
Zoning District(s):	Commercial / Industrial / Residential / Agricultural				
Owner(s):	Concrete Products of Londonderry				
Address of Owner(s):	87 Haverhill Road Amosburg MA 01913				
Applicant (if different from owner):	BSC Group				
Phone Number:	603-896-4377	Email:	dbeck@bscgroup.com		
Land Surveyor:	Steven L Casey (LUS #933)				

I, \_\_\_\_\_ Seek the following waiver to the Town of Nottingham Subdivision Regulations, Article \_\_\_\_\_ Section \_\_\_\_\_, for the above case submittal:

Building height (allowed - 34' proposed 40')

Concrete Apron Setback (allowed - 100' proposed 50')

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

Signature of Owner/Applicant

Date

*[Signature]*

5.16.22

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## OWNER'S AUTHORIZATION FOR REPRESENTATION


**Property location:** 160 OLD TURNPIKE ROAD

I, the undersigned owner(s) of the property listed above, hereby verify that I have authorized:

BSC GROUP 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: \_\_\_\_\_

Name of Owner	GREG STRATIS	
Address of Owner	87 Haverhill Road Andover MA 01813	
Signature of Owner		Date 5.16.22

Name of Owner		
Address of Owner		
Signature of Owner		Date

Name of Owner		
Address of Owner		
Signature of Owner		Date

Name of Owner		
Address of Owner		
Signature of Owner		Date



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### LAND USE PROJECT FEE SCHEDULE

#### Fee's Collected at Time of Application:

Project Type	Fee	#Lots	Total
Subdivision	\$200.00 + \$200.00/lot		\$200+
Design Review	\$100.00	---1---	\$100
Lot Line Adjustment	\$100.00 + \$50.00/lot affected		\$100+
Site Plan 3 acres or less	\$75.00*	-----	\$75
Site Plan 3+ acres	\$100.00*	---1---	\$100
* Add \$10 per unit for residential construction or \$1 per 100 sq. ft. for non-residential construction			
<b>Plus Notice Fees:</b> <i>22,250 SF / 100 = 225</i>			
Public Notice to abutters & applicant (bordering Town included)	\$10.00/notice	\$10 x # <u>12</u> # abutter(s)/professional(s)	\$ <u>120.00</u>
Public Notice in Local Newspaper (Double fee if on a Scenic Road)	\$75.00 (Doubled?)		\$75.00 \$
<b>Date Collected:</b>	<b>Total payable to: Town of Nottingham:</b>		

#### Fee's Collected at Time of Acceptance (Not For Design Review Applications)

Fee type	Fee(Amount TBD)	Date paid
Escrow Account- 3 <sup>rd</sup> party review fees		
Letters of Credit, Bonds, Performance Guarantee		

#### Fee's Collected at Time of Approval:

Fee type & amount	Payable to:	Total
LCHIP- \$25.00	SEPARATE CHECKS Payable to: <u>Rockingham County Registry of Deeds</u>	\$25.00
RECORDING- \$26.00/ Mylar sheet		\$
ADMINISTRATIVE/ REMAPPING (not for Site Plans)	ONE CHECK payable to: <u>Town of Nottingham:</u>	<u>\$75.00</u>

#### Fee's collected at time of Certificate of Occupancy:

Impact Fee (Fees will be collected by the Building Inspector at time of CO)-- See Chart

Fee Assessment Basis	School Impact Fee k-8 Facilities	Fire Department Impact Fee	**Recreation Department Impact Fee	Total Impact Fees
Type of structure:	Per Dwelling Unit	Per Dwelling Unit	Per Dwelling Unit	Per Dwelling Unit
Single family detached	\$4,220	\$800	\$344	\$5,364
Attached, 2-family or Multifamily*	\$2,245/unit	\$736/unit	\$298/unit	\$3,279/unit
Manufactured Housing	\$4,206	\$812	\$325	\$5,343
Accessory Dwelling Unit/ Apt. (ADU)	N/A	\$736	\$298	\$1,034

\*Impact fee ordinance provisions enable the Planning Board to grant school impact fee waivers for qualified age-restricted housing units in a 55+ development. See impact fee ordinance for waiver criteria.

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**CERTIFICATE OF MONUMENT INSTALLATION**

Property owner(s): \_\_\_\_\_  
\_\_\_\_\_

Tax Map # \_\_\_\_\_ Lot # \_\_\_\_\_

Physical Address: \_\_\_\_\_

Surveyor: \_\_\_\_\_

Company: \_\_\_\_\_

Number of Granite Bounds: \_\_\_\_\_

Iron Stakes/Pins/Rods: \_\_\_\_\_

Drill Hole w/ Aluminum surveyor's disk: \_\_\_\_\_

"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: \_\_\_\_\_

Date: \_\_\_\_\_

Seal of Surveyor:

