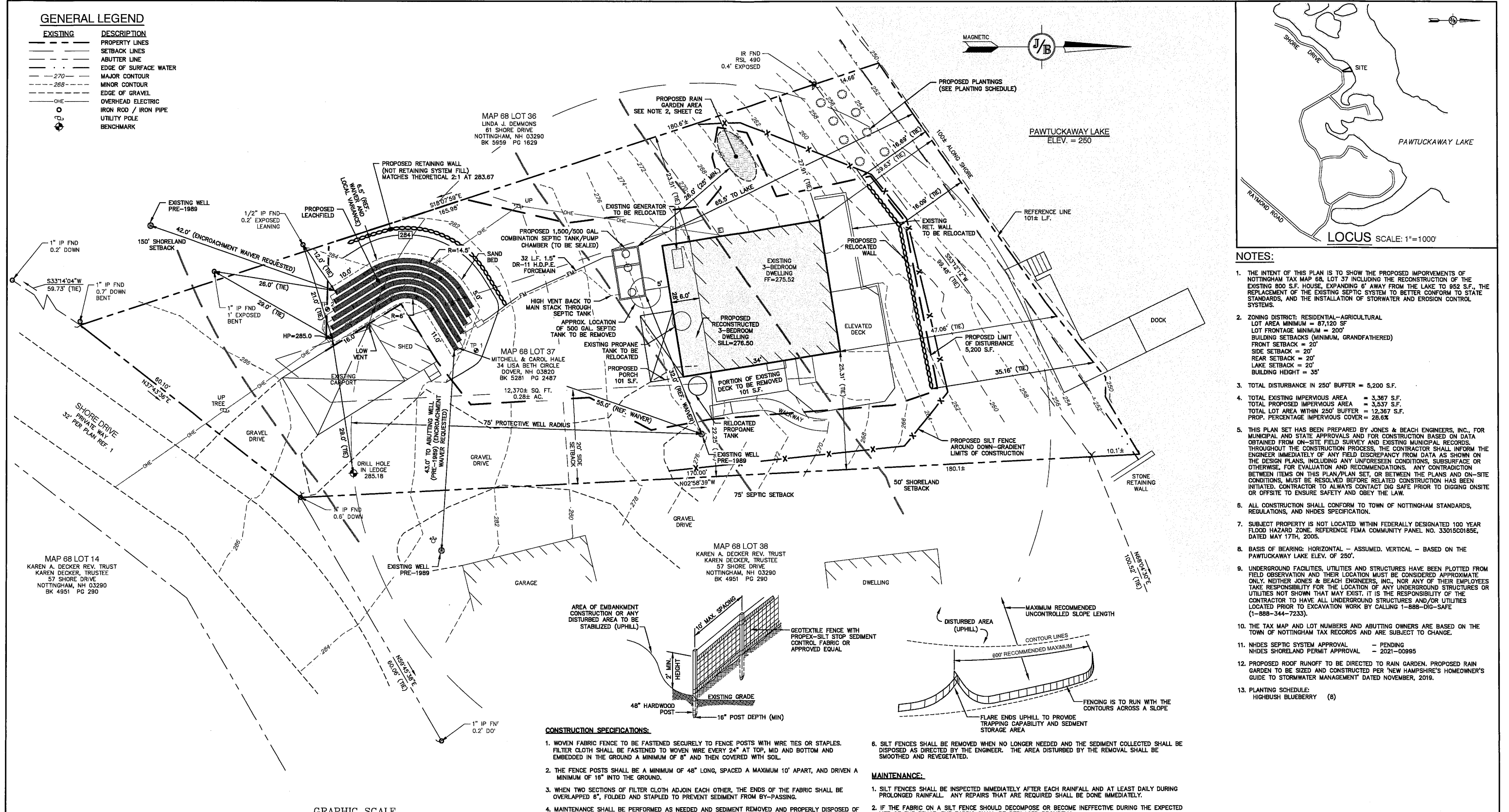
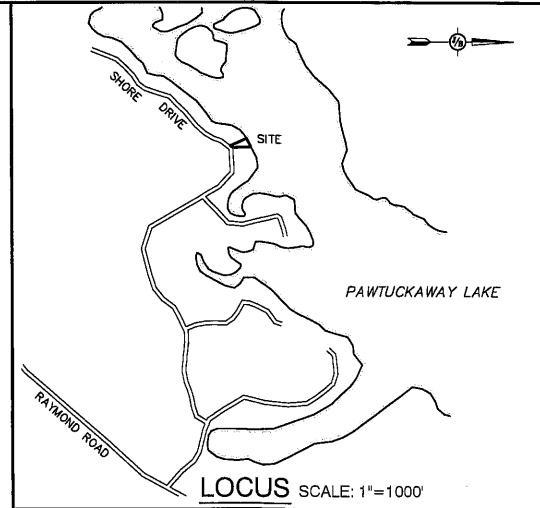


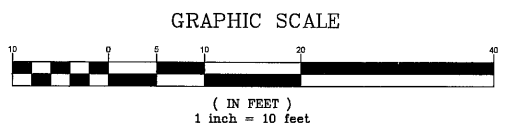
GENERAL LEGEND

EXISTING	DESCRIPTION
---	PROPERTY LINES
---	SETBACK LINES
---	ABUTTER LINE
---	EDGE OF SURFACE WATER
---	MAJOR CONTOUR
---	MINOR CONTOUR
---	EDGE OF GRAVEL
---	OVERHEAD ELECTRIC
○	IRON ROD / IRON PIPE
○	UTILITY POLE
○	BENCHMARK



- NOTES:**
- THE INTENT OF THIS PLAN IS TO SHOW THE PROPOSED IMPROVEMENTS OF NOTTINGHAM TAX MAP 68, LOT 37 INCLUDING THE RECONSTRUCTION OF THE EXISTING 800 S.F. HOUSE, EXPANDING 6' AWAY FROM THE LAKE TO 952 S.F., THE REPLACEMENT OF THE EXISTING SEPTIC SYSTEM TO BETTER CONFORM TO STATE STANDARDS, AND THE INSTALLATION OF STORMWATER AND EROSION CONTROL SYSTEMS.
 - ZONING DISTRICT: RESIDENTIAL-AGRICULTURAL
 LOT AREA MINIMUM = 87,120 SF
 LOT FRONTAGE MINIMUM = 200'
 BUILDING SETBACKS (MINIMUM, GRANDFATHERED)
 FRONT SETBACK = 20'
 SIDE SETBACK = 20'
 REAR SETBACK = 20'
 LAKE SETBACK = 20'
 BUILDING HEIGHT = 35'
 - TOTAL DISTURBANCE IN 250' BUFFER = 5,200 S.F.
 - TOTAL EXISTING IMPERVIOUS AREA = 3,367 S.F.
 TOTAL PROPOSED IMPERVIOUS AREA = 3,537 S.F.
 TOTAL LOT AREA WITHIN 250' BUFFER = 12,367 S.F.
 PROP. PERCENTAGE IMPERVIOUS COVER = 28.6%
 - THIS PLAN SET HAS BEEN PREPARED BY JONES & BEACH ENGINEERS, INC., FOR MUNICIPAL AND STATE APPROVALS AND FOR CONSTRUCTION BASED ON DATA OBTAINED FROM ON-SITE FIELD SURVEY AND EXISTING MUNICIPAL RECORDS. THROUGHOUT THE CONSTRUCTION PROCESS, THE CONTRACTOR SHALL INFORM THE ENGINEER IMMEDIATELY OF ANY FIELD DISCREPANCY FROM DATA AS SHOWN ON THE DESIGN PLANS, INCLUDING ANY UNFORESEEN CONDITIONS, SUBSURFACE OR OTHERWISE, FOR EVALUATION AND RECOMMENDATIONS. ANY CONTRADICTION BETWEEN ITEMS ON THIS PLAN/PLAN SET, OR BETWEEN THE PLANS AND ON-SITE CONDITIONS, MUST BE RESOLVED BEFORE RELATED CONSTRUCTION HAS BEEN INITIATED. CONTRACTOR TO ALWAYS CONTACT DIG SAFE PRIOR TO DIGGING ON-SITE OR OFF-SITE TO ENSURE SAFETY AND OBEY THE LAW.
 - ALL CONSTRUCTION SHALL CONFORM TO TOWN OF NOTTINGHAM STANDARDS, REGULATIONS, AND NHDES SPECIFICATION.
 - SUBJECT PROPERTY IS NOT LOCATED WITHIN FEDERALLY DESIGNATED 100 YEAR FLOOD HAZARD ZONE. REFERENCE FEMA COMMUNITY PANEL NO. 3301500185E, DATED MAY 17TH, 2005.
 - BASIS OF BEARING: HORIZONTAL - ASSUMED. VERTICAL - BASED ON THE PAWTUCKAWAY LAKE ELEV. OF 250'.
 - UNDERGROUND FACILITIES, UTILITIES AND STRUCTURES HAVE BEEN PLOTTED FROM FIELD OBSERVATION AND THEIR LOCATION MUST BE CONSIDERED APPROXIMATE ONLY. NEITHER JONES & BEACH ENGINEERS, INC., NOR ANY OF THEIR EMPLOYEES TAKE RESPONSIBILITY FOR THE LOCATION OF ANY UNDERGROUND STRUCTURES OR UTILITIES NOT SHOWN THAT MAY EXIST. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO HAVE ALL UNDERGROUND STRUCTURES AND/OR UTILITIES LOCATED PRIOR TO EXCAVATION WORK BY CALLING 1-888-DIG-SAFE (1-888-344-7233).
 - THE TAX MAP AND LOT NUMBERS AND ABUTTING OWNERS ARE BASED ON THE TOWN OF NOTTINGHAM TAX RECORDS AND ARE SUBJECT TO CHANGE.
 - NHDES SEPTIC SYSTEM APPROVAL - PENDING
 NHDES SHORELAND PERMIT APPROVAL - 2021-00995
 - PROPOSED ROOF RUNOFF TO BE DIRECTED TO RAIN GARDEN. PROPOSED RAIN GARDEN TO BE SIZED AND CONSTRUCTED PER 'NEW HAMPSHIRE'S HOMEOWNER'S GUIDE TO STORMWATER MANAGEMENT' DATED NOVEMBER, 2019.
 - PLANTING SCHEDULE:
 Highbush Blueberry (8)

PROJECT PARCEL
 TOWN OF NOTTINGHAM
 TAX MAP 68, LOT 37
 R.C.R.D. BK. 4281 PG. 2487
 TOTAL LOT AREA: 0.34 ACRES



CONSTRUCTION SPECIFICATIONS:

- WOVEN FABRIC FENCE TO BE FASTENED SECURELY TO FENCE POSTS WITH WIRE TIES OR STAPLES. FILTER CLOTH SHALL BE FASTENED TO WOVEN WIRE EVERY 24" AT TOP, MID AND BOTTOM AND EMBEDDED IN THE GROUND A MINIMUM OF 8" AND THEN COVERED WITH SOIL.
- THE FENCE POSTS SHALL BE A MINIMUM OF 48" LONG, SPACED A MAXIMUM 10' APART, AND DRIVEN A MINIMUM OF 16" INTO THE GROUND.
- WHEN TWO SECTIONS OF FILTER CLOTH ADJOIN EACH OTHER, THE ENDS OF THE FABRIC SHALL BE OVERLAPPED 6", FOLDED AND STAPLED TO PREVENT SEDIMENT FROM BY-PASSING.
- MAINTENANCE SHALL BE PERFORMED AS NEEDED AND SEDIMENT REMOVED AND PROPERLY DISPOSED OF WHEN IT IS 6" DEEP OR VISIBLE 'BULGES' DEVELOP IN THE SILT FENCE.
- PLACE THE ENDS OF THE SILT FENCE UP CONTOUR TO PROVIDE FOR SEDIMENT STORAGE.

SILT FENCE

NOT TO SCALE

- SILT FENCES SHALL BE REMOVED WHEN NO LONGER NEEDED AND THE SEDIMENT COLLECTED SHALL BE DISPOSED AS DIRECTED BY THE ENGINEER. THE AREA DISTURBED BY THE REMOVAL SHALL BE SMOOTHED AND REVEGETATED.

MAINTENANCE:

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

Design: MJS	Draft: CSA	Date: 6/24/19
Checked: CSA	Scale: 1" = 10'	Project No.: 19089
Drawing Name: 19089-PLAN.dwg		
THIS PLAN SHALL NOT BE MODIFIED WITHOUT WRITTEN PERMISSION FROM JONES & BEACH ENGINEERS, INC. (JBE). ANY ALTERATIONS, AUTHORIZED OR OTHERWISE, SHALL BE AT THE USER'S SOLE RISK AND WITHOUT LIABILITY TO JBE.		

REV.	DATE	REVISION	BY
6	07/19/21	REVISED PLANS PER SITE WALK COMMENTS	AMJ
5	05/13/21	ISSUED ZBA SITE PLAN FOR REVIEW	AMJ
4	03/19/21	REVISED PER CLIENT COMMENTS	AMJ
3	03/17/21	ISSUED PLAN SET FOR REVIEW	AMJ
2	8/29/19	REVISED PER REVIEW COMMENTS	MJS

Designed and Produced in NH

J/B Jones & Beach Engineers, Inc.

85 Portsmouth Ave. Stratham, NH 03885

Civil Engineering Services

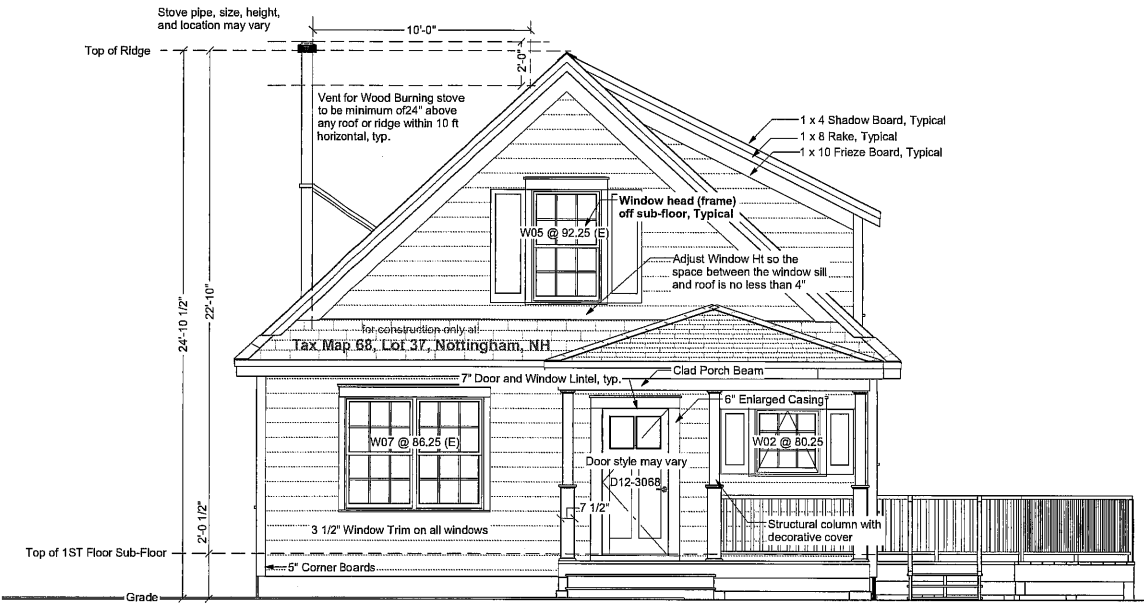
603-772-4748
 FAX: 603-772-0227
 E-MAIL: JBE@JONESANDBEACH.COM

Plan Name:	ZBA SITE PLAN
Project:	TAX MAP 68 LOT 37 59 SHORE DRIVE, NOTTINGHAM, NEW HAMPSHIRE
Owner of Record:	MITCHELL & CAROL HALE 34 LISA BETH CIRCLE, DOVER, NH 03820

DRAWING No.

ZBA

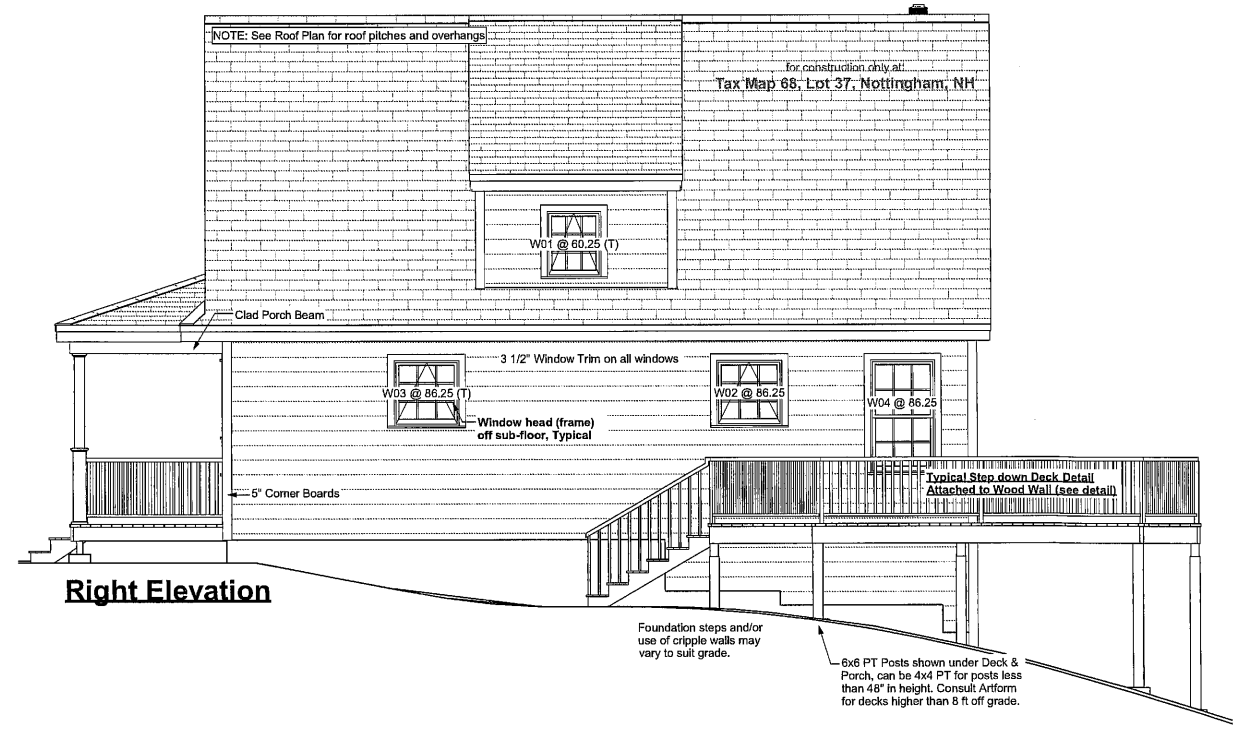
SHEET 1 OF 1
 JBE PROJECT NO. 19089



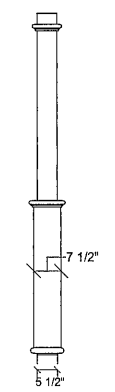
Front Elevation

Not shown - number of steps may vary - handrail may be required per code.

Note - Actual grade level may vary. Where zoning height restrictions apply, builder shall verify conformance. Manual markup of drawings to demonstrate compliance is recommended.

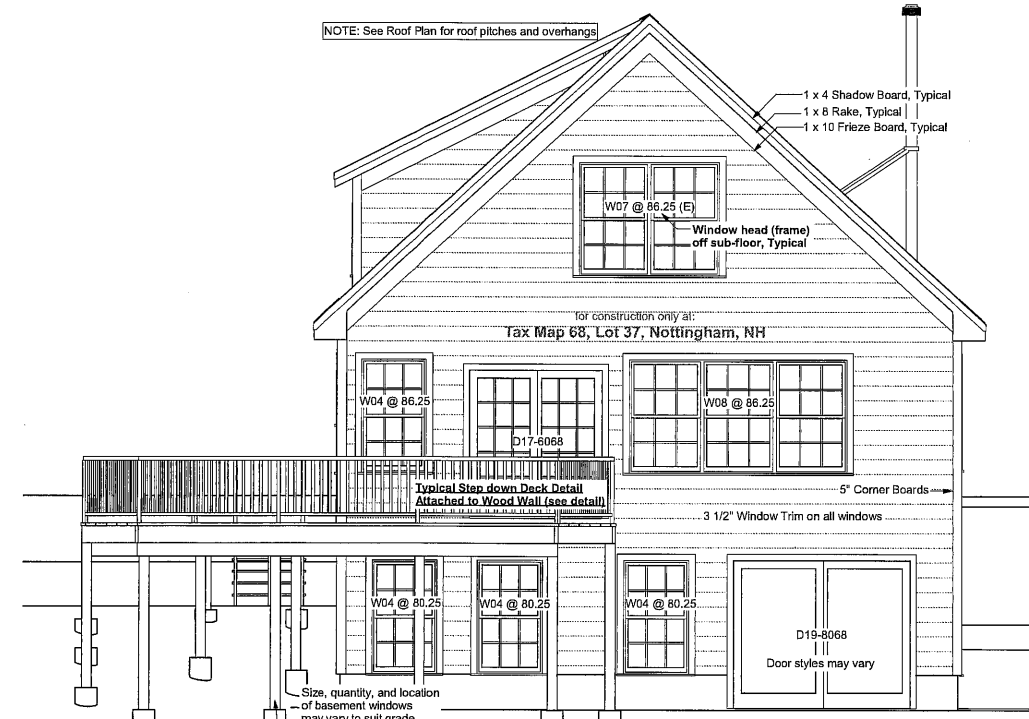


Right Elevation

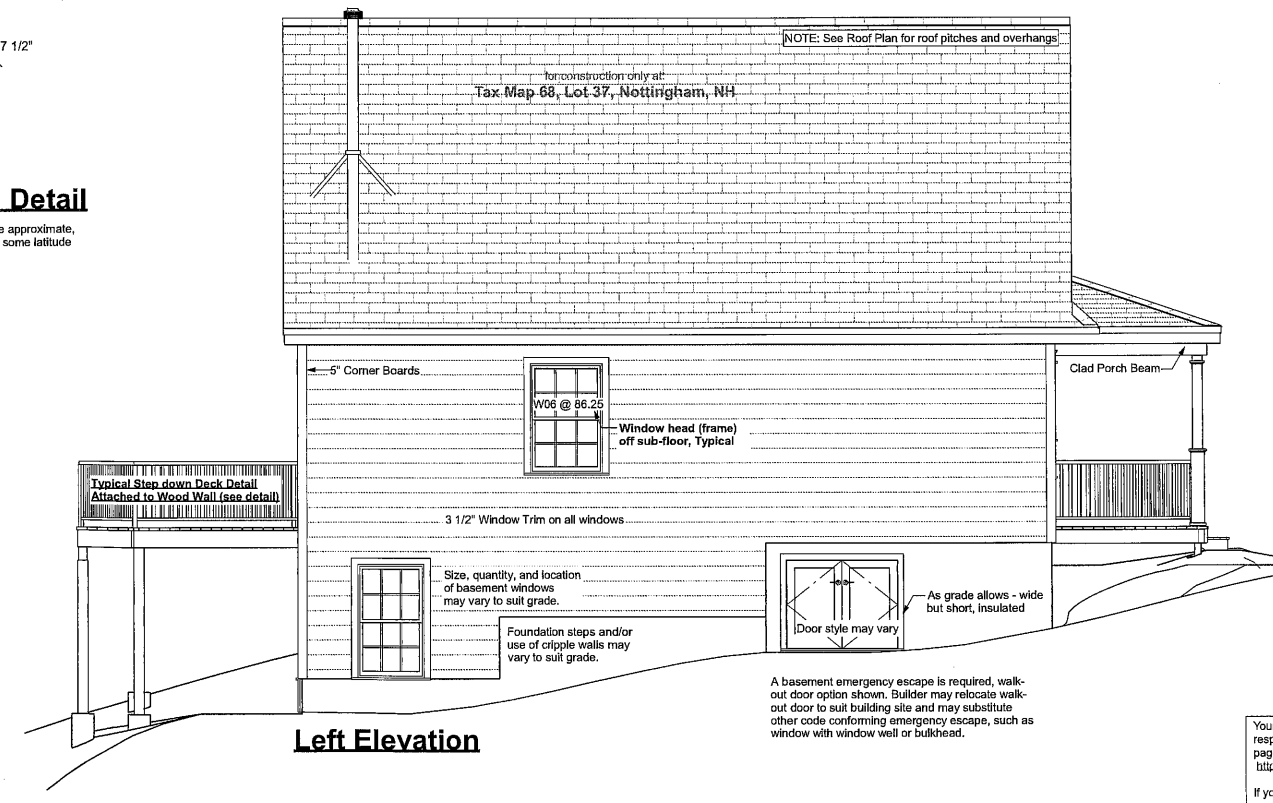


Column Detail

Note: Dimensions are approximate, builder may exercise some latitude



Rear Elevation



Left Elevation

Your use of these drawings constitutes an acceptance of responsibility as outlined in "Dear Code Officer" on the first page of these drawings, and on our web site: <http://www.artformhomeplans.com/TermsConditions.shtm>

If you have any concerns or questions, please feel free to contact us. We are happy to clarify matters that fall within our scope, as listed on the first page. We can also often provide affordable support for issues that are your responsibility, such as energy design/calcs, or additional detailing.

Artform Home Plans	
AFHP Design # 1072-500-ER © 2017-2021 Artform Architecture 603.431.9559	
Alwyn Eden Tax Map 68, Lot 37 Nottingham, NH	
1/4" = 1'-0" unless noted otherwise / Print @ 1:1 PDF created on: 9/9/2021, drawn by ACJ	4 Construction