



TOWN OF NOTTINGHAM, NH - PLANNING BOARD

NOTTINGHAM TOWN OFFICE • 139 Stage Rd., P.O. Box 114 • Nottingham, NH 03290
<https://www.nottingham-nh.gov/planning-board> - (603) 679-9597



Plan Review

PROJECT NAME: White 59 White's Grove Rd		CASE NUMBER: 23-009 SUB	
PLAN DATE (REVISION): 10-09-23			
MEETING DATE: 11-07-23	PROPERTY OWNER: White 59 White's Grove Rd Nottingham, NH	APPLICATION TYPE: <input checked="" type="checkbox"/> (SD) Subdivision <input type="checkbox"/> (EX) Excavation <input type="checkbox"/> (SP) Site Plan <input type="checkbox"/> (HO) Home Occ. <input type="checkbox"/> Sign <input type="checkbox"/> (LLA) Lot Line <input type="checkbox"/> Design Review Adjustment	
APPLICATION STATUS: <input type="checkbox"/> Accepted: 65 days expires: <input type="checkbox"/> Approved: <input type="checkbox"/> Extension to:	APPLICANT'S REP: Scott Boudreau Boudreau Land Surveying Newmarket, NH	REVIEWED BY: Blair Haney SRPC Circuit Rider bhaney@strafford.org	
EXECUTIVE SUMMARY			
Applicant proposes subdividing one parcel into two lots with frontage on both Raymond Rd and White's Grove Rd. The primary parent parcel, 4.7 acres, with an existing residential structure remains off White's Grove Rd. The new lot takes frontage off Raymond Rd and will be 2.05 ac.			
BACKGROUND			
TAX MAP/LOT:	Map 63, Lot 47-5		
AREA (ACRES, SQUARE FEET):	6.7 ac		
EXISTING LAND USE:	Residential		
STEEP SLOPES:	N/A		
ROAD ACCESS (FRONTAGE):	White's Grove Rd		
CLOSEST INTERSECTION:	Raymond Rd		
ZONING DISTRICT(S):	Residential/Agricultural		
OVERLAY DISTRICTS:	<input type="checkbox"/> Aquifer <input type="checkbox"/> Wetlands <input type="checkbox"/> Floodplain		
LOCATED ON A SCENIC ROAD?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
FEMA 100-YEAR FLOOD HAZARD ZONE?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
WATER BODIES:	<input type="checkbox"/> Shoreland Protection		
OTHER PERMITS AND APPROVALS			
<input type="checkbox"/> Special Exception(s) <input type="checkbox"/> Waivers <input type="checkbox"/> Variance(s) <input type="checkbox"/> Easement(s) <input type="checkbox"/> Excavation Permit			



- Conditional Use Permit
 HOA/Condo Docs
 State Permits
 Road Cut
 Road Bond

STATUS NOTES:

COMPLETENESS/APPLICATION ACCEPTANCE

The following additional information is needed to complete the checklist:

1. Applicant does not request any waivers.

STAFF TECHNICAL COMMENTS & MEETING REVIEW HISTORY

Staff comments on Waivers:

1. N/A

Staff comments on Technical Features:

1. Applicant should confirm applicant has right to use “existing gravel drive” off Raymond Ave as that appears to be part of utility easement.
2. Applicant should confirm surveyor will set in field and record on a revised plan monuments at required intervals per Subdivision Regulations - Section 11.8, states not more than 300’ apart.

CONDITIONS OF APPROVAL

- | | |
|---|--|
| <input checked="" type="checkbox"/> Plan copies with professional seals & signatures | |
| - Surveyor | |
| - Wetlands Scientist | |
| <input checked="" type="checkbox"/> Original Mylar with professional seals & signatures | <input type="checkbox"/> State Permits – |
| <input checked="" type="checkbox"/> Electronic submission per regulations (As-builts as required) | <input type="checkbox"/> Curb-cut, |
| <input checked="" type="checkbox"/> All fees paid | <input type="checkbox"/> Subdivision (Sub Surface/Septic), |
| <input checked="" type="checkbox"/> Additional items to be determined as part of the plan review hearing (List): | <input type="checkbox"/> Wetlands – Dredge and Fill, |
| - | <input type="checkbox"/> Alteration of Terrain |
| | <input type="checkbox"/> Shoreland Protection |
| <input type="checkbox"/> Changes to Plat as detailed in <u>minutes</u> and this report (refer to notes section and list): | |
| • See Above | |
| <input type="checkbox"/> Others (List): | |