



Town of Hopkinton

330 Main Street • Hopkinton, New Hampshire 03229 • www.hopkinton-nh.gov
Tel: 603-746-3170 Fax: 603-746-3049

PLANNING BOARD APPLICATION

- Site Plan Review Architectural Design Review (Commercial/Industrial - ZO Section IV-A)
 Preliminary Review (SD Section II) Subdivision Lot Line Adjustment/Annexation
 Conditional Use Permit (ZO Section III) Special Use Permit (ZO Section VIII)

PROJECT LOCATION: 403 Maple Street **MAP/LOT:** 229 / 29 **ZONE:** R-2

APPLICANT: Riveredge Properties LLC

Address: 140 Peaceful Lane **City:** Penacook **State:** NH **Zip:** 03303

Phone: (603) 234-7689 **Email:** tberkley140@comcast.net

OWNER(s)

Name: _____

Address: _____ **City:** _____ **State:** _____ **Zip:** _____

Phone: _____ **Email:** _____

Name: _____

Address: _____ **City:** _____ **State:** _____ **Zip:** _____

Phone: _____ **Email:** _____

PROFESSIONALS (engineer, architect, surveyor, attorney, wetland/soil scientist, etc.):

Name: FWS Land Surveying PLLC

Address: 56 Boyce Road **City:** Canterbury **State:** NH **Zip:** 03224

Phone: (603) 783-9924 **Email:** fwsls@myfairpoint.net

Name: Keach-Nordstrom Associates Inc. Attn: Joshua Brien

Address: 10 Commerce Park North, Suite 3 **City:** Bedford **State:** NH **Zip:** 03110

Phone: (603)627-2861 **Email:** _____

- Residential Recreational Agricultural Institutional Commercial/Industrial Accessory

- Public Water Public Sewer Well Septic

Lots/units proposed: 5 **Existing Building Area:** N/A **Proposed Building Area:** N/A

% Open Space: N/A (Note: Building Area refers to gross area)

Application Submission Requirements:

Original and ten (10) copies of the application, along with all supporting document(s), including reductions of the final plan(s) to no more than 11" x 17".

- Narrative description of proposal (include existing conditions and all related improvements).
- Application checklist.
- Planning Board/Zoning Board of Adjustment Minutes of Conceptual, Preliminary Review, or approval.
- Property deed and existing/proposed easements, covenants, and restrictions.
- Tax Map of subject parcel and abutting properties.
- Waiver(s) request from provisions of the Subdivision and/or Site Plan Regulations.

PLANNING BOARD APPLICATION

- Test Pit Data, Storm Water Management Plan, Traffic, School, Environmental and Fiscal Impact Analyses, and Phasing Plan (when applicable).
- Abutters List as defined by RSA 672:3 – Include Tax Map, Lot Number, Name and Mailing Addresses. If abutting property is under a condominium or other collective form of ownership, the term “abutter” means the officers of the collective or association. If abutting property is under a manufactured housing park form of ownership, the term "abutter" includes the manufactured housing park owner and the tenants who own the manufactured housing.
- Mailing labels – Include Applicant, Owner, Architect, Soil/Wetland Scientists, Abutters, and holders of Conservation/Preservation restrictions or easements.
- Four (4) paper prints of the plan(s) at full scale.

Appropriate Filing Fee: (Non-refundable) Made payable to Town of Hopkinton

| | |
|--------------------------------------|---|
| Major Subdivision | \$500.00 Application Fee, \$100.00 per Lot/Unit |
| Minor Subdivision | \$250.00 Application Fee, \$100.00 per Lot/Unit |
| Lot Line Adjustment/Annexation | \$100.00 Application Fee |
| Site Plan Review | \$300.00 Application Fee, \$100.00 per Unit (Res./Non-Res.) |
| Site Plan Review Change of Use | \$150.00 Application Fee |
| Conditional Use Permit | \$500.00 Application Fee (Wireless Telecommunications) |
| Public Notice Mailing | \$ 10.00 per Address (Owner, Applicant, Agent, Abutter) |
| Newspaper Notice | \$ 75.00 |

Conditional Use Permit (Wireless Telecommunications): If application is for Conditional Use Permit, please attach a detailed explanation of compliance with Section 3.10 of the Hopkinton Zoning Ordinance, along with an explanation of compliance with the Site Plan Review Regulations of the Town of Hopkinton.

Final Submission Requirements (after Planning Board action):

- Four (4) paper prints of the final plan set at full scale.
- Mylar(s) – The Merrimack County Registry of Deeds requires that the UPPER LEFT-HAND CORNER, INSIDE THE BORDER, of the plat to be RESERVED for recording information entered by the Registry - No smaller than 7" long X 1" wide.
- PDF of the final plan set, including architectural and site photographs - emailed or thumb drive.
- Recording Fees: (Separate Checks) Made payable to Merrimack County Registry of Deeds
 - Recording Fee.....\$ 26.00 per Page (22" x 34")
 - LCHIP Fee.....\$ 25.00 per Document

I represent to the best of my knowledge and belief that this application is being submitted in accordance with applicable regulations and ordinances of the Town of Hopkinton. I also understand that submittal of this application shall be deemed as granting permission for the Planning Board members and their designees to enter onto the property for purposes of inspections and review. Permission to visit the property extends from the date an application is submitted until approved work or construction is complete and any or all of the financial guarantees, if any, have been returned to the applicant, or until the application is formally denied. Furthermore, I agree that the proposed project will be performed in accordance with this application, the attached plans and specifications, and the regulations and ordinances of the Town of Hopkinton.

Applicant's Signature: Thomas Besley/CM Date: 06/18/21
 Owner's Signature(s): Thomas Besley/CM Date: 06/18/21

| Office Use: | |
|--------------------------------|--|
| Application Filed: _____ | Fees: _____ Application #: _____ |
| Notice(s) Posted/Mailed: _____ | Complete/Consideration: _____ |
| Meeting(s)/Hearing(s): _____ | _____ |
| Approved/Denied: _____ | <input type="checkbox"/> Conditions MCRD Filing: _____ |
| MCRD Document #: _____ | _____ |

Narrative

Project Name: Riveredge Properties LLC

Location: 403 Maple Street

The intent of this application is to subdivide a 49.4 acre parcel (Tax Map 227 Lot 39) into 4 additional residential lots. One lot has an existing residential structure.

FWS LAND SURVEYING PLLC
F. Webster Stout LLS

Boundary - Subdivisions - Construction Layout
Topographic Mapping - Land Planning - Septic System Designs

June 17, 2021

Hopkinton Planning Board
Hopkinton, NH 03229


RE: 403 Maple Street
Tax Map 229 Lot 39

Dear Chairman and Members of the Board,

We are asking the Board to waive Section 2.4.9 "Phased Development - III Applicability"
These phased development regulations shall apply to all applications for four or more residential dwelling units or subdivision dwelling units. of the Hopkinton Subdivision Regulations.

There is an existing structure on one lot. This development will only be adding four additional single family residences.

Sincerely,



F. Webster Stout LLS #693

TOWN OF HOPKINTON, NH
SUBDIVISION CHECKLIST

Applicants shall use the General Principal and Design and Construction Standards (Section IV, Subdivision Regulations) when designing and laying out a subdivision. These principles and requirements shall be construed as the minimum requirements. The Planning Board may require higher standards in individual cases or may waive certain requirements for good cause.

Submittal Material

- An application, either signed by all the current owner(s) of the property, or signed by an individual authorized by the owner(s) to act as their agent. NOTE: A letter must be submitted with the application authorizing the individual to act as agent on the owner(s) behalf when the agent signs the application.
- The appropriate application fee.
- A deed showing property description and ownership.
- List of the current abutters to the property including those property owners located across street, brook or stream from the property being subdivided. Please include the name, address and profession of the professionals responsible for the preparation of the subdivision plans.
- One (1) set of addressed mailing labels of abutters, applicant, engineer, architect, soil or wetland scientist, land surveyor, and holder of conservation preservation, or agricultural preservation restrictions or easements.
- Copies of any approvals or permits required from state and federal agencies.
- Written request for any waivers from the Subdivision Regulations, if any.
- A copy of any variances or special exceptions which have been granted by the Zoning Board of Adjustment.
- Four (4) copies of the subdivision plat which contains all the information outlined in the Subdivision Regulations.
- Eleven (11) copies of the application, along with all supporting document(s), including reductions of the plan(s) reduced to no more than 11" x 17".

General Information

- A subdivision shall be shown at a scale of not less than one inch equals one hundred feet (1"=100') or at a greater detail as directed by the Planning Board.
- Plans shall be presented on sheets sized at 22" x 34". Recordable drawings must conform to the requirements of the Merrimack County Registry of Deeds.
- Title of plat and Name and address of the owner and that of agent, if any.
- Date the plan was prepared and the date of all revisions.
- North arrow, bar scale and Tax Map/Lot references.
- Name, address, seal, and signature of the licensed surveyor, engineer, and certified soils or wetland scientist.

Design and Sketch Plan

- A vicinity sketch showing location of property in relation to surrounding streets systems and other pertinent features.

TOWN OF HOPKINTON, NH
SUBDIVISION CHECKLIST

- A sketch of the site showing existing natural features, including watercourses, waterbodies, tree lines, and other significant vegetation cover, topographic features and any other features that are significant to the site design.
- Contours at intervals not exceed five feet (5') with spot elevations provided when the grade is less than five percent (5%).
- Surveyed exterior property lines showing their bearings and distances and showing monumentation locations.
- Location and dimensions of uplands and wetlands as certified by a certified soils or wetland scientist.
- Lines and right-of-way of existing abutting streets.
- Location, elevation, and layout of existing and proposed catch basins and other surface drainage features.
- Location and size of all utilities serving the site.
- Soils location and types.
- Any other features that would fully explain the concept of the proposal, existing conditions, and future development.

Subdivision Plan

- Location and dimensions of all boundary lines of the property to be expressed in feet and decimals of a foot.
- Location and width of existing and proposed streets and easements, alleys, and other public ways, easements and proposed street rights-of-ways.
- Building setbacks lines, including location and setback dimensions of existing structures within 50-feet of the parcel to be subdivided.
- Location, dimensions, and areas of all proposed or existing lots (calculated in acreage and square feet).
- Location and dimensions of all property proposed to be set aside for a park or playground use, public or private reservation, with designation of the purpose and conditions, if any, of dedication or reservation.
- Location of all parcels of land proposed to be dedicated to public or common use and the covenants, conditions of such dedications, and a copy of such private deed declarations, covenants or restrictions.
- Location, bearing and lengths of all lines; and sufficient data to be able to reproduce such lines upon the ground; and location of all proposed monuments.
- Statement as to the proposed use of all lots, sites, or other realty (whether single-family, two-family, etc.) and all other uses proposed.
- Lots consecutively numbered or lettered in alphabetical order.
- Location and explanation of proposed drainage easements and any other site easements, if any.
- Form of approval by the Planning Board.



100 foot Abutters List Report

Hopkinton, NH
June 16, 2021

Subject Property:

Parcel Number: 227-039-000
CAMA Number: 227-039-000
Property Address: 403 MAPLE ST

Mailing Address: RIVEREDGE PROPERTIES LLC
140 PEACEFUL LANE
CONCORD, NH 03229

Abutters:

Parcel Number: 227-006-000
CAMA Number: 227-006-000
Property Address: 512 MAPLE ST

Mailing Address: BAILEY BRENDA J
512 MAPLE ST
CONTOOCOOK, NH 03229

Parcel Number: 227-007-000
CAMA Number: 227-007-000
Property Address: 496 MAPLE ST

Mailing Address: GRAZIANO GARY S SR & DOROTHY
GRAZIANO GARY S JR
496 MAPLE ST
CONTOOCOOK, NH 03229

Parcel Number: 227-008-000
CAMA Number: 227-008-000
Property Address: 476 MAPLE ST

Mailing Address: SCRIBNER ALAN F
PO BOX 309
CONTOOCOOK, NH 03229

Parcel Number: 227-009-000
CAMA Number: 227-009-000
Property Address: 454 MAPLE ST

Mailing Address: GLASS CYNTHIA
454 MAPLE ST
CONTOOCOOK, NH 03229

Parcel Number: 227-010-000
CAMA Number: 227-010-000
Property Address: 438 MAPLE ST

Mailing Address: WEBB ELLEN L WEBB CHARLES A
438 MAPLE ST
CONTOOCOOK, NH 03229

Parcel Number: 227-012-000
CAMA Number: 227-012-000
Property Address: 426 MAPLE ST

Mailing Address: RABBIA ANTONIO F & JULIA
426 MAPLE ST
CONTOOCOOK, NH 03229

Parcel Number: 227-014-000
CAMA Number: 227-014-000
Property Address: 416 MAPLE ST

Mailing Address: LEWIS RALPH W & KAREN
416 MAPLE ST
CONTOOCOOK, NH 03229

Parcel Number: 227-015-000
CAMA Number: 227-015-000
Property Address: 402 MAPLE ST

Mailing Address: TRAUM KENNETH E HEATH CATHERINE
V
402 MAPLE ST
CONTOOCOOK, NH 03229

Parcel Number: 227-017-000
CAMA Number: 227-017-000
Property Address: 392 MAPLE ST

Mailing Address: CAQUETTE (REV TR) CATHRINE R
CAQUETTE CATHRINE R
392 MAPLE ST
CONTOOCOOK, NH 03229

Parcel Number: 227-018-000
CAMA Number: 227-018-000
Property Address: MAPLE ST

Mailing Address: CHAPIN FAMILY REVOCABLE TRUST
CHAPIN JR (TRUSTEES) WILLIAM D
331 MAPLE ST
CONTOOCOOK, NH 03229



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6/16/2021

Page 1 of 2



100 foot Abutters List Report

Hopkinton, NH
June 16, 2021

| | |
|---|--|
| Parcel Number: 227-037-000 CAMA Number: 227-037-000 Property Address: CROSS RD | Mailing Address: CHAPIN FAMILY REV TRUST 2014 CHAPIN JR WILLIAM D & ELIZABETH 331 MAPLE STREET CONTOOCOOK, NH 03229 |
| Parcel Number: 227-038-000 CAMA Number: 227-038-000 Property Address: 371 MAPLE ST | Mailing Address: BAROODY STEVEN B RICHARDS SARA E 371 MAPLE ST HOPKINTON, NH 03229 |
| Parcel Number: 227-040-000 CAMA Number: 227-040-000 Property Address: 519 MAPLE ST | Mailing Address: ZOBEL ADAM D ZOBEL STEPHANIE M 519 MAPLE ST CONTOOCOOK, NH 03229 |
| Parcel Number: 227-041-000 CAMA Number: 227-041-000 Property Address: 575 MAPLE ST | Mailing Address: ROBERTS (TRUST) WOODBURY L & VI ROBERTS (TRUSTEES) WOODBURY L 575 MAPLE ST CONTOOCOOK, NH 03229 |
| Parcel Number: 227-042-000 CAMA Number: 227-042-000 Property Address: 601 MAPLE ST | Mailing Address: LAGUARDIA ADAM W 601 MAPLE ST CONTOOCOOK, NH 03229 |
| Parcel Number: 227-043-000 CAMA Number: 227-043-000 Property Address: 613 MAPLE ST | Mailing Address: FLENNIKEN KEITH 71 MARBLE HEAD ROAD WINDHAM, NH 03087 |
| Parcel Number: 227-045-000 CAMA Number: 227-045-000 Property Address: 25 DOLLY RD | Mailing Address: BARTON TRUST OF 2019 BARTON (TRUSTEE) BENJAMIN K PO BOX 154 NEW LONDON, NH 03257 |
| Parcel Number: 228-035-000 CAMA Number: 228-035-000 Property Address: DOLLY RD | Mailing Address: BARNARD (REV TR) HELEN L C/O BARNARD ROBERT W 3675 AMBERLY CIRCLE UNIT C301 NAPLES, FL 34112 |
| Parcel Number: 228-036-000 CAMA Number: 228-036-000 Property Address: DOLLY RD | Mailing Address: ADD (TRUST) DUFAULT (TRUSTE) A DAVID 149 EAST SIDE DR CONCORD, NH 03301 |
| Parcel Number: 228-046-000 CAMA Number: 228-046-000 Property Address: STONYBROOK LN | Mailing Address: ADD (TRUST) DUFAULT (TRUSTE) A DAVID 149 EAST SIDE DR CONCORD, NH 03301 |

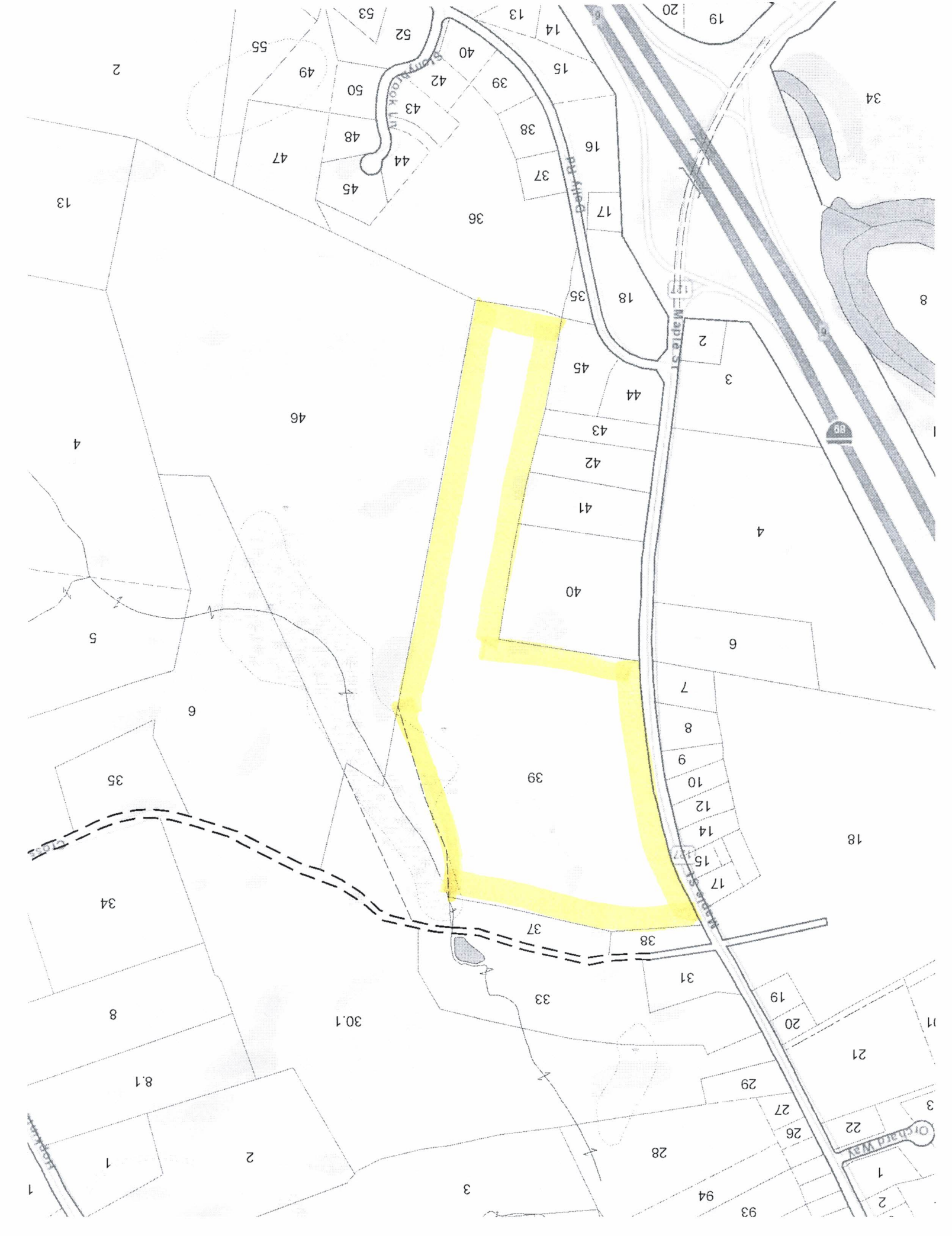


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6/16/2021

Page 2 of 2



TEST PIT LOGS
RIVEREDGE PROPERTIES LLC
403 MAPLE ST, HOPKINTON

6/11/21

TEST PIT 1 (FARM HOUSE)

0-6" 10YR5/3, MIXED SAND, GRAVEL, SINGLE GRAIN, LOOSE
6-20: 10YR4/3, MIXED FILL, WEAK GRANULAR, VERY FRIABLE
20-29" 2.5Y5/4, SAND, WEAK GRANULAR, VERY FRIABLE
29-45" 2.5Y6/4, SAND, WEAK GRANULAR, VERY FRIABLE
45-58" 2.5Y6/3, FINE SAND, WEAK PLATY, FRIABLE

SHWT: 45"
DEPTH: 58" NO REFUSAL

TEST PIT 2

0-10" 10YR4/4, FINE LOAMY SAND, WEAK GRANULAR, VERY FRIABLE
10-20" 10YR5/6, FINE LOAMY SAND, WEAK GRANULAR, VERY FRIABLE
20-33" 2.5Y6/6, MEDIUM SAND, SINGLE GRAIN, LOOSE
33-39" 2.5Y6/4, FINE SAND, WEAK SUBANGULAR BLOCKY, FRIABLE, SOME REDOX
39-70" 2.5Y6/3, FINE SAND, WEAK PLATY, FRIABLE, SOME BOULDERS UP TO 3 FT.

SHWT: 33"
DEPTH: 70" NO REFUSAL

TEST PIT 3

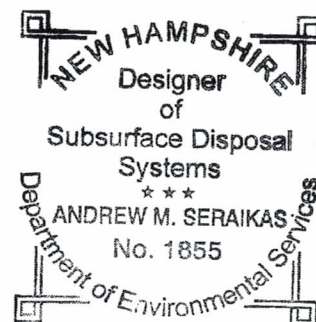
0-11" 10YR4/3, FINE LOAMY SAND, WEAK GRANULAR, VERY FRIABLE
11-22" 10YR5/6, FINE LOAMY SAND, WEAK GRANULAR, VERY FRIABLE
22-32" 2.5Y6/6, MEDIUM SAND, SINGLE GRAIN, LOOSE
32-62" 2.5Y6/3, FINE SAND, WEAK PLATY, FRIABLE

SHWT: 32"
DEPTH: 62" NO REFUSAL

TEST PIT 4

0-8" 10YR4/3, FINE LOAMY SAND, WEAK GRANULAR, VERY FRIABLE
8-22" 10YR5/6, FINE LOAMY SAND, WEAK GRANULAR, VERY FRIABLE
22-30" 2.5Y5/6, MEDIUM SAND, SINGLE GRAIN, LOOSE
30-51" 2.5Y6/3, FINE SAND, WEAK PLATY, FRIABLE

SHWT: 30"
DEPTH: 51" NO REFUSAL



TEST PIT 5

0-8" 10YR4/4, FINE LOAMY SAND, WEAK GRANULAR, VERY FRIABLE
8-19" 10YR5/6, FINE LOAMY SAND, WEAK GRANULAR, VERY FRIABLE
19-29" 2.5Y6/6, MEDIUM SAND, SINGLE GRAIN, LOOSE
29-49" 2.5Y6/3, FINE SAND, WEAK PLATY, FRIABLE

SHWT: 29"
DEPTH: 49" NO REFUSAL

TEST PIT 6

0-8" 10YR4/4, FINE LOAMY SAND, WEAK GRANULAR, VERY FRIABLE
8-18" 10YR5/6, FINE LOAMY SAND, WEAK GRANULAR, VERY FRIABLE
18-42" 2.5Y6/6, MEDIUM SAND, SINGLE GRAIN, LOOSE
42-60" 2.5Y6/3, FINE SAND, WEAK PLATY, FRIABLE

SHWT: 42"
DEPTH: 60" NO REFUSAL

TEST PIT 7

0-12" 10YR4/3, FINE LOAMY SAND, WEAK GRANULAR, VERY FRIABLE
12-22" 10YR5/6, FINE LOAMY SAND, WEAK GRANULAR, VERY FRIABLE
22-35" 2.5Y4/4, FINE LOAMY SAND, WEAK GRANULAR, VERY FRIABLE
35-57" 2.5Y6/3, FINE SAND, WEAK PLATY, FRIABLE

SHWT: 35"
DEPTH: 57" NO REFUSAL

TEST PIT 8

0-10" 10YR3/4 FINE LOAMY SAND, WEAK GRANULAR, VERY FRIABLE
10-20" 10YR5/6, FINE LOAMY SAND, WEAK GRANULAR, VERY FRIABLE
20-38" 10YR5/6, GRAVELLY SAND, SINGLE GRAIN, LOOSE, MANY COBBLES 1 FT
38-54" 2.5Y6/3, FINE SAND, WEAK PLATY, FRIABLE, VERY STONY

SHWT: 38"
DEPTH: 54" NO REFUSAL



Return to:
Riveredge Properties, LLC
140 Peaceful Lane
Concord, NH 03303

#7725

WARRANTY DEED

Robert W. Barnard, single, Trustee of the Helen L. Barnard Revocable Trust of 1994, of 3675 Amberly Circle Building C Unit 301, Naples, FL 34112,

For Consideration Paid Grant to Riveredge Properties, LLC, a New Hampshire Limited Liability Company, of 140 Peaceful Lane, Concord, NH 03303,

with Warranty Covenants;

TRACT I:

A certain tract or parcel of land, with the buildings and improvements thereon, situated in the Town of Hopkinton, County of Merrimack and State of New Hampshire, located on the easterly side of the highway leading from Contoocook to Henniker, known as Maple Street, bounded and described as follows:

Beginning at the northwest corner of said tract;

1. Easterly about 27 rods,
2. Northerly about 10 rods by land now or formerly of Preston to the road connecting the Henniker road with the boulevard,
3. Easterly by said road to land now or formerly of Harry Stevens,
4. Southerly about 32 rods to a large stone in the meadow marked as a bound,
5. Westerly by land of said Stevens about 10 rods,
6. Southerly by land of said Stevens and land now or formerly of Henry Brown to land now or formerly of Cyrus F. Dustin,
7. Westerly by land of said Dustin to land now or formerly of Elizabeth E. Colby,
8. Northerly by land of said Colby and land of now or formerly of James A. Weast,
9. Westerly by land of said Weast to the highway leading from Contoocook to Henniker,

10. Northerly by said highway to the point of beginning,

Containing 65 acres, more or less.

Also, the right of way to above-described tract of land conveyed out across the land now or formerly of Elizabeth E. Colby.

Reserving any rights of way across said tract of land reserved in former deeds.

Meaning and intending to describe and convey the same premises conveyed to Foster I. Barnard and Helen L. Barnard by deed of Arthur Annino dated March 2, 1945 and recorded in the Merrimack County Registry of Deeds at Book 611, Page 474. Helen L. Barnard is the surviving joint tenant. Foster I. Barnard died on June 22, 1994. Reference is made to Merrimack County Probate Docket # 1994-0517.

Subject to any and all matters as shown on Plan No. 17817.

Subject to Current Use Taxation recorded in Book 1278, Page 539.

For Title Reference, see conveyance to Helen L. Barnard and Robert Barnard, Trustees of The Helen L. Barnard Revocable Trust of 1994 by Quitclaim Deed from Helen L. Barnard, dated February 2, 1995 and recorded in Book 1982, Page 1581 of the Merrimack County Registry of Deeds.

The property is not the residence of the grantor and is not subject to homestead rights.

403 Maple Street, Hopkinton, NH 03229

Trustee Certificate of Robert W. Barnard

The undersigned trustee, Robert W. Barnard, Trustee of the Helen L. Barnard Revocable Trust of 1994 created by Helen L. Barnard as grantor under trust agreement dated December 23, 1994 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 trustee has said power or is properly exercising said power or to see to the application of any trust asset paid to the trustee for a conveyance thereof.

Executed this 21 day of April, 2021.

Robert W. Barnard

Robert W. Barnard, Trustee of the Helen L. Barnard Revocable Trust of 1994

MICRO

STATE OF FLORIDA

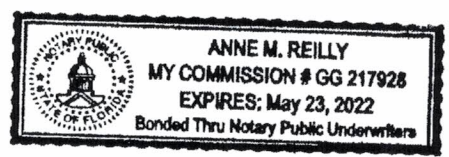
COUNTY OF Collier

Then personally appeared before me on this 21st day of April, 2021, the said Robert W. Barnard, Trustee of the Helen L. Barnard Revocable Trust of 1994 and acknowledged the foregoing to be his voluntary act and deed.

Anne M. Reilly

Notary Public/Justice of the Peace

My commission expires: 5/23/22





The State of New Hampshire
Department of Environmental Services



Robert R. Scott, Commissioner

APPROVAL FOR SUBDIVISION OF LAND

AS AUTHORIZED BY THE NH DEPARTMENT OF ENVIRONMENTAL SERVICES, WATER DIVISION PURSUANT TO RSA 485-A, WATER POLLUTION AND WASTE DISPOSAL AND ENV-WQ 1000, SUBDIVISION AND INDIVIDUAL SEWAGE DISPOSAL SYSTEM DESIGN

SUBDIVISION APPROVAL DATE: 6/29/2021

APPROVAL NUMBER: eSA2021062904

I. PROJECT LOCATION

Subdivision Name: RIVEREDGE PROPERTIES, LLC
Address: 403 MAPLE STREET
AKA NH ROUTE 127
HOPKINTON NH 03229
Tax Map: 227
Parent Lot No.: 39
No. of Lots: 2
Lot Nos.: 39-1 & 39-2

II. OWNER INFORMATION

Name: THOMAS BERKELEY
Address: RIVEREDGE PROPERTIES, LLC
140 PEACEFUL LANE
PENACOOK NH 03303

III. APPLICANT INFORMATION

Name: ANDREW M SERAIKAS
Address: PO BOX 2272
CONCORD NH 03301

IV. DESIGNER INFORMATION

Name: ANDREW M SERAIKAS
Address: PO BOX 2272
CONCORD NH 03301
Permit No.: 01855

V. SURVEYOR INFORMATION

Name: F WEBSTER STOUT
Address: 56 BOYCE RD
CANTERBURY NH 03224
Permit No.: 00693

IV. SPECIFIC TERMS AND CONDITIONS: Applicable to this Approval for Subdivision of Land

A. OTHER CONDITIONS AND WAIVERS:

1. Approved for lot 39-1 & 39-2 only. Remaining lot 39, 39-3 & 39-4 are over 5 acres.

Darren K. King
Subsurface Systems Bureau

APPROVAL FOR SUBDIVISION OF LAND

V. GENERAL TERMS AND CONDITIONS: Applicable to this Approval for Subdivision of Land

- A. By exercising any rights under this approval, the parties have agreed to all terms and conditions.
- B. No liability is incurred by the State of New Hampshire by reason of any approval of any Approval for Subdivision of Land. Approval by the Department of Environmental Services of any subdivision of land is based on plans and specifications supplied by the Applicant.
- C. This Approval for Subdivision of Land does not supersede any equivalent or more stringent local ordinances or regulations. State standards are minimal and must be met statewide.

WORK NUMBER: 202103652-1

APPROVAL NUMBER: eSA2021062904

APPLICATION RECEIVED DATE: June 18, 2021