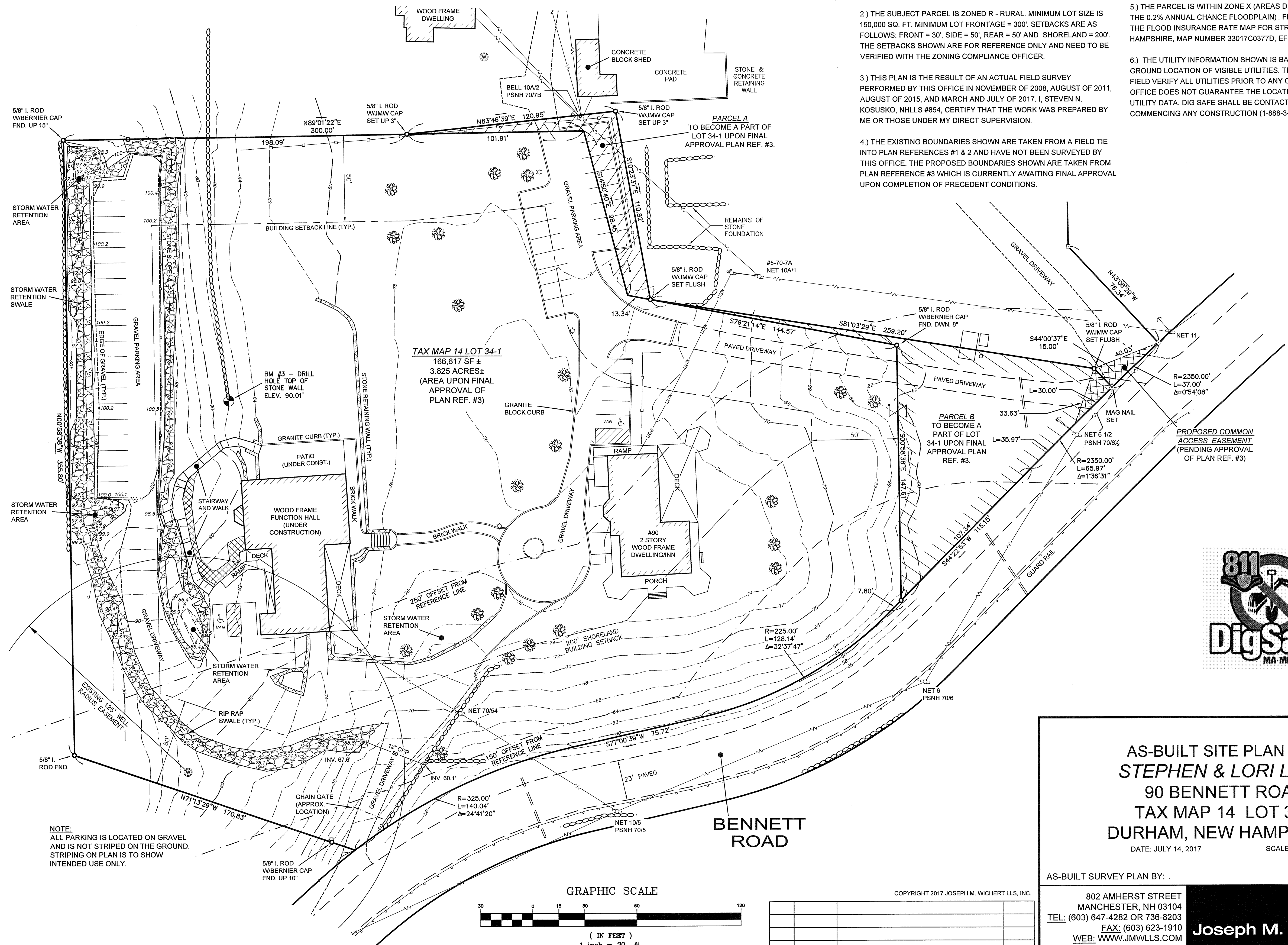


1.) "SUBDIVISION PLAN, HIGHLAND HOUSE, LAND OF THE UNIVERSITY OF NEW HAMPSHIRE, 86 BENNETT ROAD, DURHAM NEW HAMPSHIRE", DATED APRIL 2006, LAST REVISED 9/15/06, PREPARED BY T.F. BERNIER, INC. SCRD PLAN #88-14.

2.), "LOT LINE ADJUSTMENT PLAN, LAND OF THE UNIVERSITY OF
NEW HAMPSHIRE AND ASSESSORS MAP 14 LOT 35-1, 86
BENNETT ROAD, DURHAM , NEW HAMPSHIRE", DATED MAY 2007
LAST REVISED 7/16/07, PREPARED BY T.F. BERNIER, INC. SCR D
PLAN #91-37.

3.) "LOT LINE ADJUSTMENT PLAN FOR THE UNIVERSITY OF NEW HAMPSHIRE, 86 BENNETT ROAD - TAX MAP 14 LOT 34-0, AND STEPHEN & LORI LAMB, 90 BENNETT ROAD - TAX MAP 14 LOT 34-1, DURHAM, NEW HAMPSHIRE", DATED FEBRUARY 3, 2014, LAST REVISED 7/23/2016 AND PREPARED BY THIS OFFICE. FINAL APPROVAL PENDING. NOT YET RECORDED.

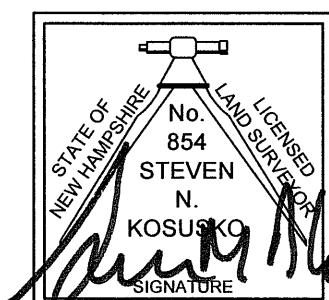


	IRON ROD FOUND OR SET
	IRON PIPE FOUND
	GRANITE BOUND FOUND
	BENCH MARK
	UTILITY POLE
	GUY WIRE
	WELL
	DECIDUOUS TREE

THIS AS-BUILT DRAWING OF THE SITE AT 90 BENNETT ROAD, MAP 14, LOT 34-1, SUBSTANTIALLY CONFORMS WITH THE FINAL PLANS APPROVED BY THE TOWN OF DURHAM PLANNING BOARD AND CERTIFIED BY THE PLANNING DEPARTMENT EXCEPT FOR THE FOLLOWING SIGNIFICANT MODIFICATIONS:

- 1.) THE CURVE OF THE UPPER DRIVEWAY HAS BEEN MOVED AWAY FROM THE LOT LINE TO DECREASE THE SLOPE OF THE BANK ON THE WEST SIDE OF THE SWALE.
- 2.) THE STAIRS FROM THE PARKING AREA HAVE BEEN RELOCATED TO THE LOCATION SHOWN.
- 3.) THE ELEVATION OF THE PARKING AREA HAS BEEN RAISED DUE TO UNDERLYING LEDGE. (APPROX. 2').
- 4.) A PATIO, BRICK WALKWAY AND DECKS HAVE BEEN ADDED TO THE FUNCTION HALL.

NOTE:
ALL PARKING IS LOCATED ON GRAVEL
AND IS NOT STRIPED ON THE GROUND.
STRIPING ON PLAN IS TO SHOW
INTENDED USE ONLY.



7/14/2017

1.) THE SUBJECT PARCEL IS LOT 34-1 ON THE TOWN OF DURHAM TAX MAP 14. THE OWNERS OF RECORD ARE STEPHEN & LORI LAMB OF 64 BENNETT ROAD, DURHAM, NH 03824, SCRD V. 3450 P. 297.

2.) THE SUBJECT PARCEL IS ZONED R - RURAL. MINIMUM LOT SIZE IS 150,000 SQ. FT. MINIMUM LOT FRONTAGE = 300'. SETBACKS ARE AS FOLLOWS: FRONT = 30', SIDE = 50', REAR = 50' AND SHORELAND = 200'. THE SETBACKS SHOWN ARE FOR REFERENCE ONLY AND NEED TO BE VERIFIED WITH THE ZONING COMPLIANCE OFFICER.

3.) THIS PLAN IS THE RESULT OF AN ACTUAL FIELD SURVEY PERFORMED BY THIS OFFICE IN NOVEMBER OF 2008, AUGUST OF 2011, AUGUST OF 2015, AND MARCH AND JULY OF 2017. I, STEVEN N, KOSUSKO, NHLS #854, CERTIFY THAT THE WORK WAS PREPARED BY ME OR THOSE UNDER MY DIRECT SUPERVISION.

4.) THE EXISTING BOUNDARIES SHOWN ARE TAKEN FROM A FIELD TIE INTO PLAN REFERENCES #1 & 2 AND HAVE NOT BEEN SURVEYED BY THIS OFFICE. THE PROPOSED BOUNDARIES SHOWN ARE TAKEN FROM PLAN REFERENCE #3 WHICH IS CURRENTLY AWAITING FINAL APPROVAL UPON COMPLETION OF PRECEDENT CONDITIONS.

5.) THE INTENT OF THIS PLAN IS TO SHOW THE AS-BUILT LOCATION OF THE IMPROVEMENTS SHOWN ON A SITE PLAN APPROVED BY THE TOWN OF DURHAM PLANNING BOARD.

5.) THE PARCEL IS WITHIN ZONE X (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN). FLOOD DATA TAKEN FROM THE FLOOD INSURANCE RATE MAP FOR STRAFFORD COUNTY, NEW HAMPSHIRE, MAP NUMBER 33017C0377D, EFFECTIVE DATE MAY 15, 2005.

6.) THE UTILITY INFORMATION SHOWN IS BASED ON THE ABOVE GROUND LOCATION OF VISIBLE UTILITIES. THE CONTRACTOR NEEDS TO FIELD VERIFY ALL UTILITIES PRIOR TO ANY CONSTRUCTION. THIS OFFICE DOES NOT GUARANTEE THE LOCATION AND ACCURACY OF THE UTILITY DATA. DIG SAFE SHALL BE CONTACTED 72 HOURS PRIOR TO COMMENCING ANY CONSTRUCTION (1-888-344-7233).



AS-BUILT SITE PLAN FOR
STEPHEN & LORI LAMB
90 BENNETT ROAD
TAX MAP 14 LOT 34-1
DURHAM, NEW HAMPSHIRE

DATE: JULY 14, 2017

SCALE: 1" = 30'

AS-BUILT SURVEY PLAN BY:

802 AMHERST STREET
MANCHESTER, NH 03104
TEL: (603) 647-4282 OR 736-8203
FAX: (603) 623-1910
WEB: WWW.JMWLLS.COM

Joseph M. Wichert
LLS, INC.

LAND SURVEYOR & SEPTIC SYSTEM DESIGNER

SHEET AB1 SHEET 1 OF 1

F.B. - P. - JOB #K1003 LLA

NO.	DATE	DESCRIPTION	BY