



NONRESIDENTIAL SITE PLAN APPLICATION

City of Rochester, New Hampshire

Date: _____ [office use only. fee paid _____ Amount \$ _____ date paid _____]

Property information

Tax map #: 115 ; Lot #'s): 39 ; Zoning district: B-2

Property address/location: 300 NORTH MAIN STREET

Name of project (if applicable): SITE PLAN FOR ROCHESTERDOM, LLC

Size of site: 0.56 acres; overlay zoning district(s)? N/A

Property owner

Name (including name of individual): MELODY VIEL

Mailing address: 633 FIRST CROWN POINT RD., STRAFFORD, NH 03884

Telephone #: 332-1921 Fax#: _____

Applicant/developer (if different from property owner)

Name (including name of individual): ROCHESTERDOM, LLC C/O DAVID JENKS

Mailing address: 100 CONIFER DRIVE, SUITE 402, DANVERS, MA 01923

Telephone #: (978) 777-8044 X11 Fax#: (978) 777-8043

Engineer/designer

Name (including name of individual): RICHARD R. LUNDBORN, P.E., NORWAY PLAINS ASSOC.

Mailing address: P.O. BOX 249, ROCHESTER, NH 03866-0249

Telephone #: 335-3948 Fax#: 332-0098

Email address: rlundborn@norwayplains.com Professional license #: 10943

Proposed activity (check all that apply)

New building(s): _____ Site development (other structures, parking, utilities, etc.) X

Addition(s) onto existing building(s): _____ Demolition: _____ Change of use: X

(continued Nonresidential Site Plan application Tax Map: 115 Lot: 39)

Describe proposed activity/use: RENOVATION OF TRICITY TRANSMISSION INTO A 3 TENANT COMMERCIAL BUILDING USES: PIZZA SHOP, FROZEN YOGURT, TO BE DETERMINED.

Describe existing conditions/use (vacant land?): TRANSMISSION SHOP AND PAVED AREA THAT ACCOMPANIES IT.

Utility information

City water? yes ☒ no; ☐ How far is City water from the site? ON SITE

City sewer? yes ☒ no; ☐ How far is City sewer from the site? ON SITE

If City water, what are the estimated total daily needs? 1500 gallons per day

If City water, is it proposed for anything other than domestic purposes? yes ☐ no ☒

If City sewer, do you plan to discharge anything other than domestic waste? yes ☐ no ☒

Where will stormwater be discharged? TEN ROD RD. & RTE. 11 DRAINAGE SYSTEMS AS TODAY.

Building information

Type of building(s): EXISTING CONCRETE BLOCK.

Building height: 20-FT+/- (NEW FAÇADE) Finished floor elevation: 235.60+/-

Other information

parking spaces: existing: 17? total proposed: 16 ; Are there pertinent covenants? NO

Number of existing employees: 5+/- ; number of proposed employees total: 9

Check any that are proposed: variance ☐ ; special exception ☐ ; conditional use ☐

Wetlands: Is any fill proposed? NO ; Area to be filled: N/A ; buffer impact? N/A

Proposed <u>post-development</u> disposition of site (should total 100%)		
	Square footage	% overall site
Building footprint(s) – give for each building	4,039-SF	16.5%
Parking and vehicle circulation	12,845-SF	52.6%
Planted/landscaped areas (excluding drainage)	7,530-SF	30.9%
Natural/undisturbed areas (excluding wetlands)	0-SF	0%
Wetlands	0-SF	0%
Other – drainage structures, outside storage, etc.	0-SF	0%

Comments

Please feel free to add any comments, additional information, or requests for waivers here:

Submission of application

This application must be signed by the property owner, applicant/developer (if different from property owner), and/or the agent.

I (we) hereby submit this Site Plan application to the City of Rochester Planning Board pursuant to the City of Rochester Site Plan Regulations and attest that to the best of my knowledge all of the information on this application form and in the accompanying application materials and documentation is true and accurate. As applicant/developer (if different from property owner)/as agent, I attest that I am duly authorized to act in this capacity.

Signature of property owner: _____

Date: _____

Signature of applicant/developer: _____

Date: _____

Signature of agent:  _____

Date: 11/08/11

Authorization to enter subject property

I hereby authorize members of the Rochester Planning Board, Zoning Board of Adjustment, Conservation Commission, Planning Department, and other pertinent City departments, boards and agencies to enter my property for the purpose of evaluating this application including performing any appropriate inspections during the application phase, review phase, post-approval phase, construction phase, and occupancy phase. This authorization applies specifically to those particular individuals legitimately involved in evaluating, reviewing, or inspecting this specific application/project. It is understood that these individuals must use all reasonable care, courtesy, and diligence when entering the property.

Signature of property owner: _____

Date: _____

