

City of Rochester Planning Department
31 Wakefield Street
Rochester, NH 03867
(603) 335-1338



PRELIMINARY
Site Plan Application

Check one of the following: ☒ Design Review ☐ Conceptual (design review is strongly encouraged)

Property information

Tax map #: 215; Lot #'s): 59; Zoning district: Industrial-2

Property address/location: 100 Jarvis Avenue; # acres: 37 ac.

Name of project (if applicable): Expansion Site Plan

Proposed project

Describe proposed project: Expansion of an existing 30,000 s.f. manufacturing building by the addition of a 100'X100', 10,000 s.f. addition.

Nonresidential: current bldg. size 30,000 s.f.; total proposed bldg. size 10,000 s.f.

Residential: current # units _____; total proposed # units _____

City water? yes X no ____; how far is City water from the site? Already on site

City sewer? yes ____ no X; how far is City sewer from the site? 4,000' +/-

Applicant/Agent

Property owner (include name of individual): Jarvis Cutting Tools, Inc.

Property owner mailing address: 100 Jarvis Avenue; Rochester, NH 03868

Property owner phone # 603-332-9000 email: _____

Applicant/developer (if different from property owner): _____

Applicant/developer phone # _____ email: _____

Engineer/designer/agent: Arthur H. Nickless, Jr., Norway Plains Associates, Inc.

Engineer/designer/agent phone # 603-335-3948 email: anickless@norwayplains.com

Signature

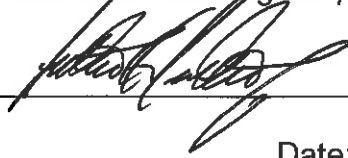
Date

[Office use only. Payment of fee. Amount \$ _____ Check # _____ Date paid _____]

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: _____



NORWAY PLAINS ASSOCIATES, INC.

SURVEYORS - ENGINEERS - TRANSPORTATION PLANNERS

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July 6, 2011

Mr. Michael Behrendt, Planner
Planning, Development & Zoning
31 Wakefield Street
Rochester, NH 03867

Re: Jarvis Cutting Tools, Inc. - 100 Jarvis Avenue - Map 215, Lot 59

Dear Michael:

On behalf of Jarvis Cutting Tools and Marshall Jarvis, we hereby submit preliminary application for a proposed 10,000 s.f. addition to their existing 30,000 s.f. manufacturing facility. As you know, Jarvis is a manufacturer of cutting tools (i.e., drills bits, taps, rotary files, etc.) and has been located on Jarvis Avenue since 1968. This addition will allow for expansion of their manufacturing process so they can meet the demands of their customers. The Jarvis family hopes to add as many as ten (10) new jobs to their existing work force.

The subject property contains 37 acres and is zoned Industrial-2. The proposed addition will be erected in an area that has previously served as the loading/receiving area for the company. Obviously the loading dock will be relocated at the southerly end of the new addition.

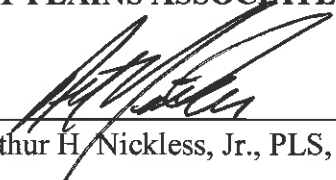
The property is served by the municipal water system. The domestic sewer (i.e., no industrial waste is discharged) is handled by an on-site septic system that was recently upgraded.

We look forward to discussing this project with staff and the Planning Board. Thank you for your consideration.

Sincerely,

NORWAY PLAINS ASSOCIATES, INC.

By: _____


Arthur H. Nickless, Jr., PLS, President

cc: Marshall Jarvis