



MAP-LOT	OWNER/APPLICANT
240-7	RUTH, EVERETT & NATHAN MILBURY; 253 CRANBERRY MEADOW RD.; BERWICK, ME 03901
240-8	THOMAS KACZYNSKI; 112 WHITEHALL RD.; ROCHESTER, NH 03867
MAP-LOT	ABUTTERS
227-25	STELLA GOON REVOCABLE TRUST; 101 SO. MAIN ST.; ROCHESTER, NH 03867
227-29	NICHOLAS MILANOPOULOS; 791 SALMON FALLS RD.; ROCHESTER, NH 03868
239-11	RAYMOND & JAKE COLLINS; 126 CHAMBERLAIN ST.; ROCHESTER, NH 03867
240-4	COLLEEN D. MITCHELL; 104 WHITEHALL RD.; ROCHESTER, NH 03868
240-5	WILFRED A. MICHAUD, JR.; 106 WHITEHALL RD.; ROCHESTER, NH 03868
240-6	BILLEN THOMPSON; 108 WHITEHALL RD.; ROCHESTER, NH 03868
240-9&62	CAROL SMALL & KEVIN DONAHUE; 114 WHITEHALL RD.; ROCHESTER, NH 03868
240-64	JANE B. HESSE; 115 WHITEHALL RD.; ROCHESTER, NH 03868
240-65	BARBARA J. NADREAL; 109 WHITEHALL RD.; ROCHESTER, NH 03868
240-66	ERNA E. KETEL-BROOKS, JEFFREY E. KETEL & STEPHEN M. KETEL; 107 WHITEHALL RD.; ROCHESTER, NH 03868

NOTES:

1. THE PURPOSE OF THIS PLAN IS TO REVISE THE BOUNDARY BETWEEN LOTS 240-7 & 240-8 TO ADD LAND AREA TO 240-8.
2. TOTAL PARCEL AREA:
TAX MAP 240, LOT 7: 15.1 ACRES
TAX MAP 240, LOT 8: 3.94 ACRES
AREA TO BE CONVEYED TO LOT 8: 13.91 ACRES
3. PARCELS ARE ZONED AGRICULTURAL.
4. MINIMUM LOT REQUIREMENTS:
LOT SIZE = 40,000 SF.
FRONTAGE = 150'
5. BUILDING SETBACKS: FY= 35', SY= 25', RY= 50'
6. THE LOTS ARE SERVED BY MUNICIPAL WATER & ONSITE SEPTIC SYSTEMS.
7. THE PROPERTIES ARE NOT LOCATED WITHIN THE 100 YEAR FLOOD ZONE AS SHOWN ON THE FLOOD INSURANCE RATE MAP OF ROCHESTER.
8. FOR MORE INFORMATION ABOUT THIS SUBDIVISION CONTACT THE ROCHESTER PLANNING DEPARTMENT, 31 WAKEFIELD STREET, ROCHESTER, NH 03867. (603) 335-1338
9. THERE ARE NO UTILITIES, WATER OR SEWER FACILITIES, OR OTHER PROPERTY FEATURES LOCATED IN THE AREA TO BE TRANSFERRED THAT ARE LINKED WITH THE SENDING PARCEL IN SUCH A MANNER AS TO IMPEDE THE LEGAL FEE SIMPLE TRANSFER OF THAT AREA, I.E., NO ENCROACHMENTS WILL RESULT FROM THE BOUNDARY ADJUSTMENT.

OWNER OF RECORD:
TAX MAP 240, LOT 7
OWNER OF RECORD:
RUTH, EVERETT L. & NATHAN G. MILBURY
253 CRANBERRY MEADOW ROAD
BERWICK, ME 03901
BK. 2881, PG. 182

OWNER OF RECORD:
TAX MAP 240, LOT 8
OWNER OF RECORD:
THOMAS L. KACZYNSKI
112 WHITEHALL ROAD
ROCHESTER, NH 03867
BK. 1226, PG. 1

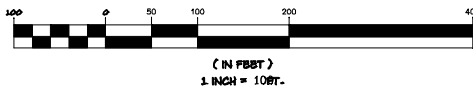
LOT LINE REVISION
WHITEHALL ROAD
TAX MAP 240, LOTS 7 & 8
ROCHESTER, N.H.
STRAFFORD COUNTY

PREPARED FOR
EVERETT L. & NATHAN G. MILBURY
AND

THOMAS L. KACZYNSKI

SCALE: 1"=100' JULY 2010

GRAPHIC SCALE



WHETHER OR NOT OTHERWISE EXPRESSLY RECITED ON THIS SUBDIVISION PLAN, THE SUBDIVISION APPROVAL GRANTED IS CONDITIONED ON FAITHFUL AND DILIGENT ADHERENCE BY THE OWNER/SUBDIVIDER/DEVELOPER OF ALL TERMS, CONDITIONS, PROVISIONS, AND SPECIFICATIONS OF THE CITY OF ROCHESTER LAND SUBDIVISION REGULATIONS, AS AMENDED OR AS MAY LATER BE AMENDED, IN EFFECT ON THE DATE OF APPROVAL UNLESS OR EXCEPT INsofar AS EXPRESSLY WAIVED IN ANY PARTICULAR, BELOW. NON-ADHERENCE MAY RESULT IN A REVOCATION OF APPROVAL. ANY VARIATION FROM THE APPROVED PLAN WILL REQUIRE A RESUBMISSION FOR SUB-DIVISION APPROVAL.

I HEREBY CERTIFY THAT THIS PLAN, PREPARED UNDER MY DIRECTION, THE RESULT OF A SURVEY MADE ON THE GROUND AS PER RECORD DESCRIPTIONS AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THE PLAN CLOSURE EXCEEDS 1:10,000.

ARTHUR H. NICKLESS, JR., N.H.L.S. #676

DATE

CERTIFIED BY: _____ DATE: _____

FINAL APPROVAL:
ROCHESTER PLANNING BOARD

FILE NO. 104
PLAN NO.
DWG. NO. 10091\LLR-1CARL
F.B. NO.