



LOT LINE REVISION APPLICATION

City of Rochester, New Hampshire

Date: 3/4/14 [office use only. Check # _____ amount \$ _____ date _____]

Property information

Tax map #: 241 & 240; lot #'s): 25 & 48; zoning district: A

Property address/location: 981 Salmon Falls Rd & 983 Salmon Falls Rd

Name of project (if applicable): _____

Property owner – Parcel A

Name (include name of individual): Steven Wayne Sr. & Joan Mary Noel Joint Living Trust

Mailing address: 981 Salmon Falls Rd, Rochester, NH 03868-5706

Telephone #: 603-332-0929 Email: swnoel@metrocast.net

Property owner – Parcel B (clarify whether both parcels are owned by the same person(s))

Name (include name of individual): Same as Parcel A

Mailing address: _____

Telephone #: _____ Email: _____

Surveyor

Name (include name of individual): Steven M. Ferguson, LLS of Norway Plains Assoc., Inc.

Mailing address: PO Box 249, Rochester, NH 03866-0249

Telephone #: 603-335-3948 Fax #: 603-332-0098

Email address: sferguson@norwayplains.com Professional license #: 819

Proposed project

What is the purpose of the lot line revision? The purpose of this plan is to revise the lot lines of two existing lots of record. TM 241-25 is being reduced in area from 11.39 acres to 1.36 acres, while the area of TM 240-48 is being increased from 37.66 acres to 47.68 acres. The lot line revision also provides frontage to TM 240-48, an existing lot of record with no existing frontage.

Will any encroachments result? No

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(s) and/or the agent.

I (we) hereby submit this Lot Line Revision application to the City of Rochester Planning Board pursuant to the City of Rochester Subdivision 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 agent, I attest that I am duly authorized to act in this capacity.

Signature of property owner:
(Parcel A)



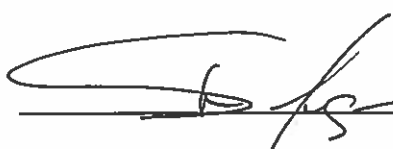
Date: 3/7/14

Signature of property owner:
(Parcel B)

SAME AS "A"

Date: _____

Signature of agent:



NORWAY PLAINS ASSOC. INC

Date: 3/10/14

NORWAY PLAINS ASSOCIATES, INC.

SURVEYORS - ENGINEERS - TRANSPORTATION PLANNERS

31 Mooney Street
Alton, New Hampshire 03809
Alton Office (603) 875-3948
E-MAIL: sferguson@norwayplains.com
WEB: www.norwayplains.com

2 Continental Boulevard (03867) P. O. Box 249
Rochester, New Hampshire 03866-0249
Telephone (603) 335-3948
NH (800) 479-3948
Fax (603) 332-0098

RECEIVED

MAR 11 2014

Planning Dept.

August 13, 2013

Mr. James Campbell
Planning, Development & Zoning
31 Wakefield Street
Rochester, NH 03867

Re: Lot Line Revision – Steven & Joan Noel – TM 240-48 & TM 241-25– Salmon Falls Road

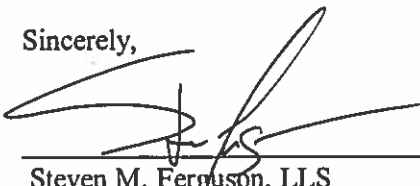
Dear Jim:

On behalf of Steven & Joan Noel, we hereby submit plans and application for a lot line revision of the above referenced properties. TM 241-25 contains an existing single-family home fronting on Salmon Falls Road with an existing well and septic system. TM 240-48 is vacant land with no existing frontage on any street. Our proposal is to revise these two existing lots of record. TM 241-25 is being reduced in area from 11.39 acres to 1.36 acres and the frontage on Salmon Falls Road is being reduced from 230.09' to 150.01', just over the frontage requirement. The area of TM 240-48 is being increased from 37.66 acres to 47.68 acres and the frontage is being increase from no frontage to 80.08' on Salmon Falls Road, making a non-conforming lot of record, less non-conforming.

No variances or conditional use permits are being requested.

Thank you for your consideration.

Sincerely,



Steven M. Ferguson, LLS
NORWAY PLAINS ASSOCIATES, INC.

