

TRITECH

ENGINEERING CORPORATION

755 CENTRAL AVENUE
DOVER, NEW HAMPSHIRE 03820

TELEPHONE 603.742.8107
FACSIMILE 603.742.3830

April 29, 2014

RECEIVED
APR 30 2014
Planning Dept.

James B. Campbell, Chief Planner
City of Rochester
31 Wakefield Street
Rochester, NH 03867-1917

Subject: Minor Site Plan Application
Next Level Church – Parking Lot Expansion
436 & 438 Route 108
Rochester Tax Map 255, Lot 31
Somersworth Tax Map 56, Lots 1-A & 2
Rochester & Somersworth, New Hampshire
Job No. 13108

Dear Jim:

Enclosed please the ***Minor Site Plan Application Package*** for the above referenced project.

Project Narrative:

The project includes the expansion of a parking lot for Next Level Church from 88 spaces to 220 spaces. The Church purchased Tax Map 255 Lot 30/Tax Map 56 Lots 1-A & 2, the majority of which falls in the City of Somersworth. The proposal is to create a regular parking lot expansion that provides an orderly layout to enable the best use of the land. To create this layout, a portion of the parking falls within the City of Rochester.

The Next Level Church wishes to treat the parcel as a single lot per RSA 674.53 III, and request that the City of Rochester allow the parking spaces in Rochester to be associated with the place of worship building, located in Somersworth. The amount of parking is equivalent to six (6) spaces, and falls into the "minor" site plan review category.

Enclosed please find the following:

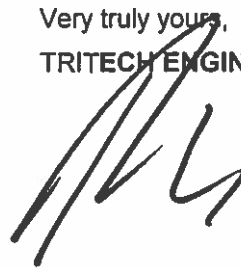
- Minor Site Plan Application (22 copies)
- Project Narrative (22 copies)
- Site Development Plan Set – 11 x 17 (22 copies)
- Site Development Plan Set – full size (3 copies)
- Boundary Line Adjustment S-1 – 11 x 17 (22 copies)
- Boundary Line Adjustment S-1 – full size (3 copies)
- Drainage (2 copies)
- Completed Checklist
- Application Fee
- Abutters List
- Abutter Labels (2 sets)
- Light Manufacturers Catalogue Cut
- Site Lighting Photometrics, SL-1

Please place us on the agenda for the next Special Site Review Committee meeting.

City of Rochester
April 29, 2014
Page 2 of 2

Please advise should you have any questions.

Very truly yours,
TRITECH ENGINEERING CORP.

A handwritten signature in black ink, appearing to be 'RJS', written over the company name.

Robert J. Stowell, P.E., L.L.S.
President

RJS / nas

Enclosures

\\13108_RochesterMinorSitePlanLtr.doc



RECEIVED
APR 30 2014
Planning Dept.

MINOR SITE PLAN APPLICATION
City of Rochester, New Hampshire

Date: April 28, 2014 [office use only. Check # _____ Amount \$ _____ Date paid _____]

Property information

Tax map #: 255; Lot #'s: 30; Zoning district: Agricultural

Property address/location: 436 – 438 Route 108, Somersworth NH

Brief project description: Proposed parking lot expansion (equivalent of 6 spaces in Rochester)

Property owner

Name (include name of individual): Next Level Church, Daniel King Executive Pastor

Mailing address: PO Box 736, Somersworth, NH 03878

Telephone #: (603) 988-3502 Email address: Daniel@NLC.tv

Applicant/developer (if different from property owner)

Name (include name of individual): _____

Mailing address: _____

Telephone #: _____ Email address: _____

Engineer/surveyor/designer (if applicable)

Name (include name of individual): Robert J. Stowell, Trittech Engineering Corp.

Mailing address: 755 Central Avenue, Dover, NH 03820

Telephone #: (603) 742-8107 Email address: ris@tritecheng.com

Check one:

☒ Nonresidential project

☐ Residential project

Nonresidential projects (if applicable)

Check all that apply:

- ☐ change of use ☐ new building ☐ building addition
☐ new parking area ☒ expansion of existing parking area
☐ new signage; ☐ exterior lighting ☐ other site changes

Describe current use/nature of property: Place of worship with associated parking and
Infrastructure.

Describe proposed use/activity: Place of worship with parking lot expansion.

parking spaces: existing: 88 ; total proposed: 220 (6 in Rochester)

Current square footage of building _____; Proposed square footage of building _____

Somersworth City water? yes X no ____; How far is City water from the site? _____

Somersworth City sewer? yes X no ____; How far is City sewer from the site? _____

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

Where will stormwater be discharged? Infiltrated, treated, and overland flow.

Residential projects (if applicable)

Number of existing dwelling units: _____ Total number of proposed dwelling units: _____

New building(s)? _____ Addition(s)/modifications to existing building(s)? _____

Describe current use/nature of property: _____

Describe proposed use/activity: _____

of parking spaces: existing: _____ total proposed: _____

Comments

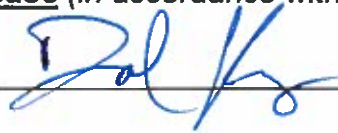
Please feel free to add any comments, additional information, or requests for waivers here:

Submission of application & acknowledgement about process

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. **I also acknowledge that this project could be referred to the Planning Board for a new, full Planning Board review at the request of any person after any Minor Site Approval and that I would need to renotify abutters in that case** (in accordance with RSA 674:43 III).

Signature of property owner:

 Executive Pastor

Date:

4/28/14

Signature of applicant/developer:

 Executive Pastor

Date:

4/28/14

Signature of agent:

 President

Date:

04/29/2014

Authorization to enter 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:

 Executive Pastor

Date:

4/28/14

NEXT LEVEL CHURCH PARKING LOT EXPANSION

LIST OF PLANS

- T-1 TITLE SHEET
- T-2 NEIGHBORHOOD PLAN
- SP-1 GENERAL SITE PLAN
- SP-2 SITE DEVELOPMENT PLAN
- SP-3 CONSTRUCTION DETAILS
- SP-4 CONSTRUCTION DETAILS
- SP-5 CONSTRUCTION DETAILS
- D-1 PRE-CONSTRUCTION DRAINAGE PLAN
- D-2 POST CONSTRUCTION DRAINAGE PLAN

PREPARED FOR
NEXT LEVEL CHURCH
436 - 438 ROUTE 108
SOMERSWORTH, NEW HAMPSHIRE

PREPARED BY

HOEIT

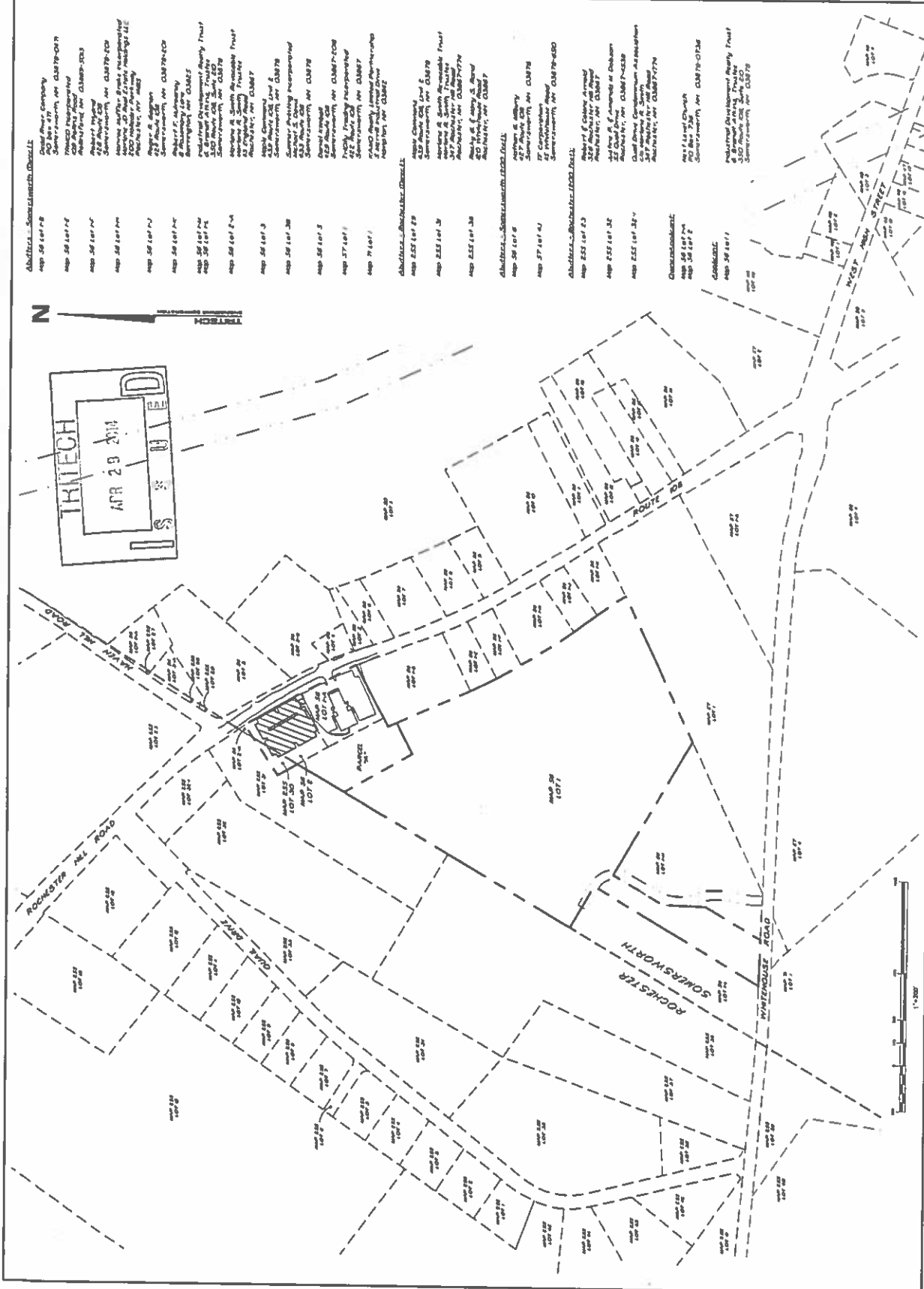
ENGINEERING CORPORATION

SHEET NO.		L-1	
TITLE SHEET		NEXT LEVEL CHURCH PARKING LOT EXPANSION 436 - 438 ROUTE 108 SOMERSWORTH & ROCHESTER, NEW HAMPSHIRE JANUARY 21, 2004 JOB NO. 1308	
PREPARED BY ROBERT R. PLANNING BOARD APPROVAL GIVE BY DATE		REVISIONS DATE DESCRIPTION 02/03/11 REVISION FOR REVIEW COMMENTS 04/17/11 REVISION FOR REVIEW COMMENTS 06/29/11 REVISION FOR REVIEW COMMENTS 07/29/11 REVISION FOR REVIEW COMMENTS	
TRITECH ENVIRONMENTAL CORPORATION		788 CENTRAL AVENUE CONANT NEW HAMPSHIRE 03804 TEL: 603-748-2800 FAX: 603-748-2850	

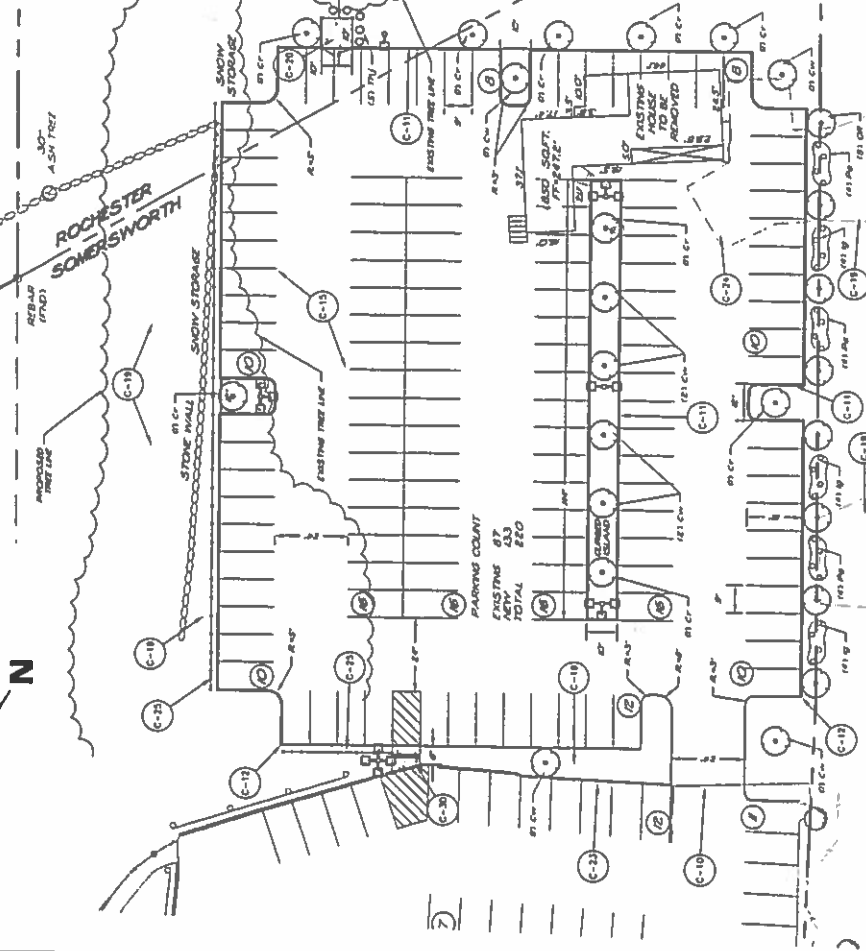
NEIGHBORHOOD PLAN
NEXT LEVEL CHURCH
PARKING LOT EXPANSION
436 - 438 ROUTE 108
SOMERSWORTH & ROCHESTER, NEW HAMPSHIRE
JANUARY 21, 2004
SCALE: 1" = 200'

TRITECH
ENGINEERING CORPORATION

700 CENTRAL AVENUE
DOVER NEW HAMPSHIRE 03820
TELEPHONE 800 742-8707
FAX 800 748-2850



Category	Question	Category	Question	Category	Question
1st	1st	1st	1st	1st	1st
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67th	67th	67th	67th	67th	67th



CONSTRUCTION NOTES:

- [illegible]

(1-1) LANDSCAPE NOTES:

- [illegible]

STATE NOTES

- [illegible]



SHEET NO.

7-10

GENERAL SITE PLAN
EXT LEVEL CHURCH

PARKING LOT EXPANSION
436 - 438 ROUTE 108
SOMERSWORTH & ROCHESTER, NEW HAMPSHIRE
JANUARY 21 2004
JOB NO. 13478

TRITECH

APR 29 2014

SCALE: 1" = 20'

25

TRITECH

THE CENTRAL AVENUE
COVERED WALKWAY CROSS
TURNS ON THE 74th ST
TURNS ON THE 74th ST
PARK FOR THE 74th ST

CONSTRUCTION DETAILS

NEXT LEVEL CHURCH
PARKING LOT ADDITION
436 - 438 SOUTHERN

450 - 458 KODIE RD
SOMERSWORTH & ROCHESTER, NEW HAMPSHIRE
JANUARY 21 2004
JOB NO. 1308

BOVEY 24 807

TRITECH

13-00000

1000 HZ SINE
1.5" 10"

[illegible]

④ EROSION CONTROL BLANKET
not to scale

A diagram of a funnel-shaped container. The container has a wide mouth at the top and tapers to a narrow base. The word "FUNNEL" is written vertically along the right side. The width of the base is labeled "5 ft". The interior of the container is filled with a dense layer of small, rounded objects, possibly representing a material being processed or stored.

12 FLARED END AND RIPRAP DETAIL
NOT TO SCALE

SYSTEM 1 - SECTION

STORYLINE

[illegible]

The diagram shows a rectangular form divided into four horizontal sections. Labels with arrows point to each section: 'Title' points to the top section, 'Name' points to the second section, 'Street Address' points to the third section, and 'Zip Code' points to the bottom section. A small box is located to the right of the 'Title' section.

11 CONCRETE WALK DETAILS

10 STORM DRAINAGE & SEWER PIPE TRENCH

⑨ CATCH BASIN FRAME & GRATE

① INFILTRATION SYSTEM

ADDITIONAL PAGE NO.

[illegible][illegible]

OUTLET STRUCTURE

[illegible]

g-sp-5

SHEET NO.

CONSTRUCTION DETAILS

NEXT LEVEL CHURCH
PARKING LOT ADDITION

436 - 438 ROUTE 108
ROCHESTER, NEW HAMPSHIRE

JANUARY 21, 2004

JOB NO. 1305

APR 29 2004

APPROVAL CHECKED BY

DATE

REVISIONS

DESCRIPTION

REVISIONS

DATE

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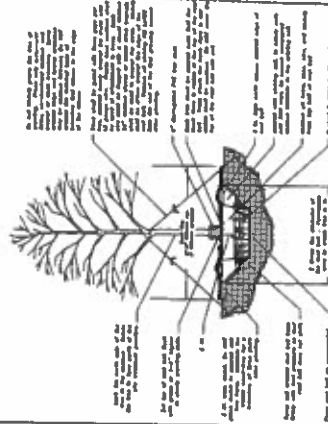
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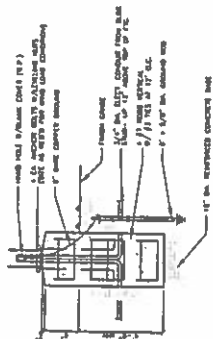
DATE

DESCRIPTION

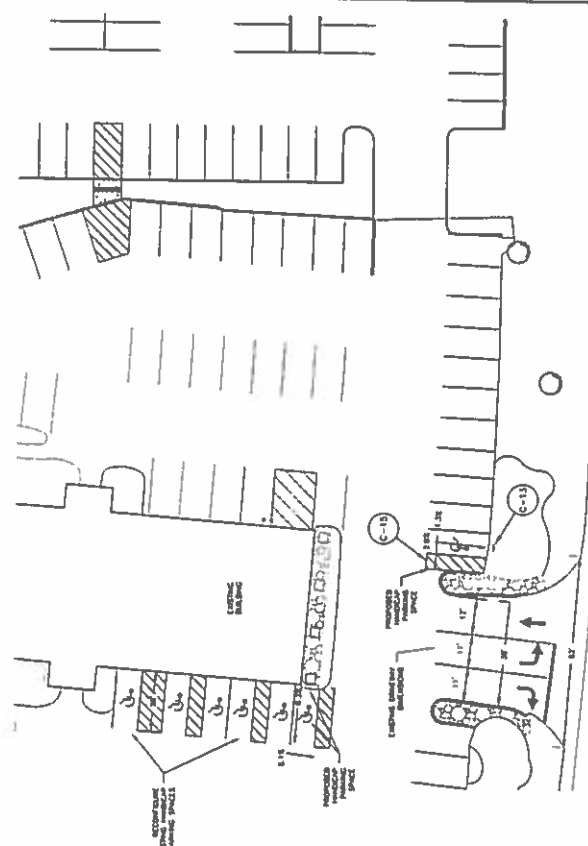
⑥ TREE PLANTING DETAIL



③ SITE LIGHTING BASE

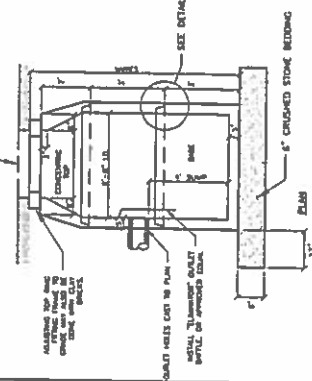


② HANDICAP PARKING LOCATION



① DEEP SUMP CATCH BASIN

1. THE SUMP SHALL BE CONSTRUCTED OF CONCRETE OR STEEL.
2. THE SUMP SHALL BE LOCATED IN THE CURB CUT AREA OF THE ROAD.
3. THE SUMP SHALL BE LOCATED IN THE CURB CUT AREA OF THE ROAD.
4. THE SUMP SHALL BE LOCATED IN THE CURB CUT AREA OF THE ROAD.
5. THE SUMP SHALL BE LOCATED IN THE CURB CUT AREA OF THE ROAD.
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TRITECH

ENGINEERING CORPORATION

788 CENTRAL AVENUE

ROCHESTER, NEW HAMPSHIRE 03003

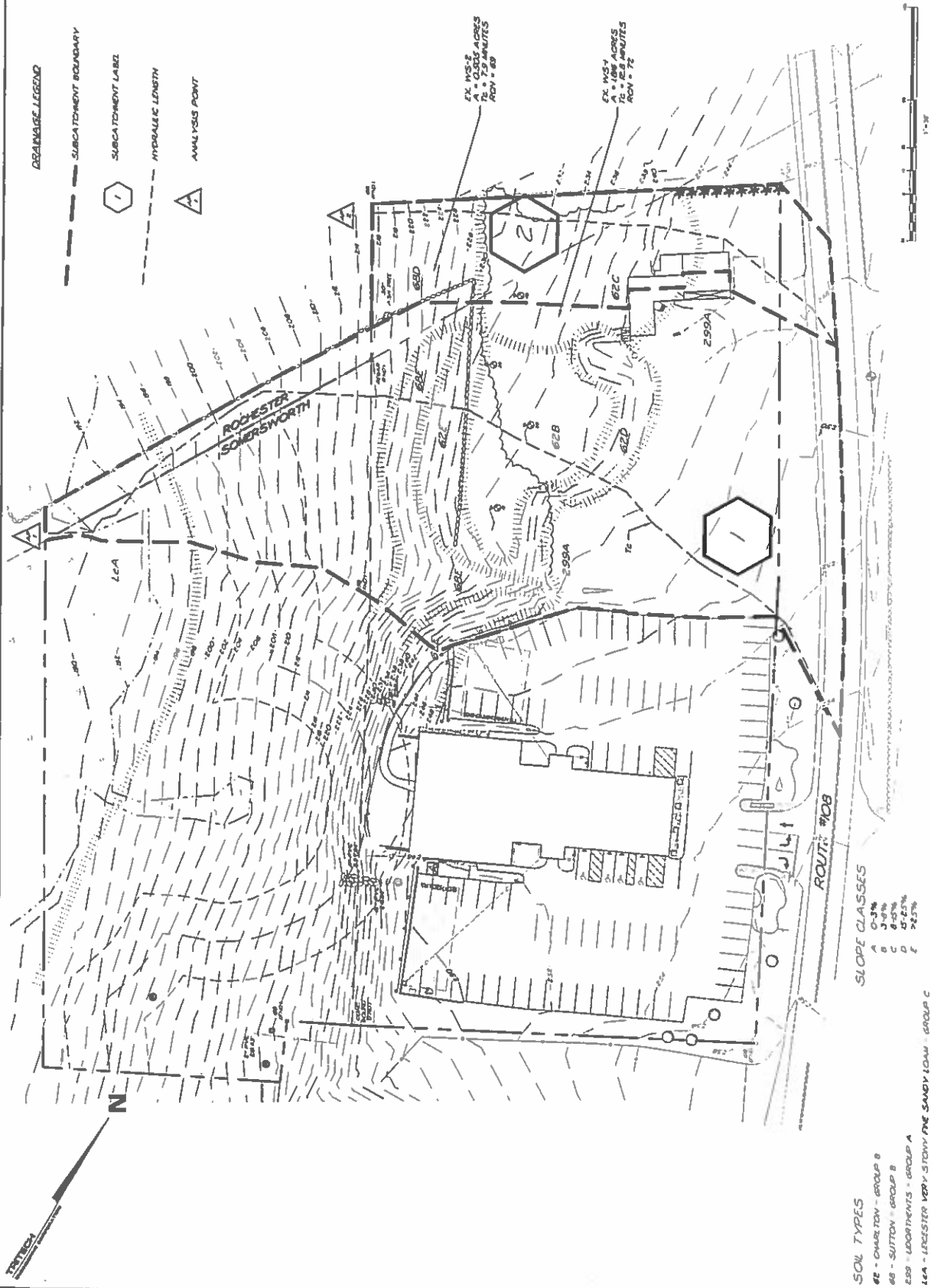
PHONE 603-333-7407

FAX 603-333-7407

WWW.TRITECH-ENG.COM

PRE-CONSTRUCTION DRAINAGE PLAN
NEXT LEVEL CHURCH
PARKING LOT EXPANSION
436 - 438 ROUTE 10B
SOMERSWORTH & ROCHESTER, NEW HAMPSHIRE
JANUARY 29 2004
SCALE: 1" = 30'
JOB NO. 107

TRITECH
ENGINEERING CORPORATION
785 CENTRAL AVENUE
COVER NEW HAVEN, CONNECTICUT
TELEPHONE 203 748 8917
FAX 203 748 8930



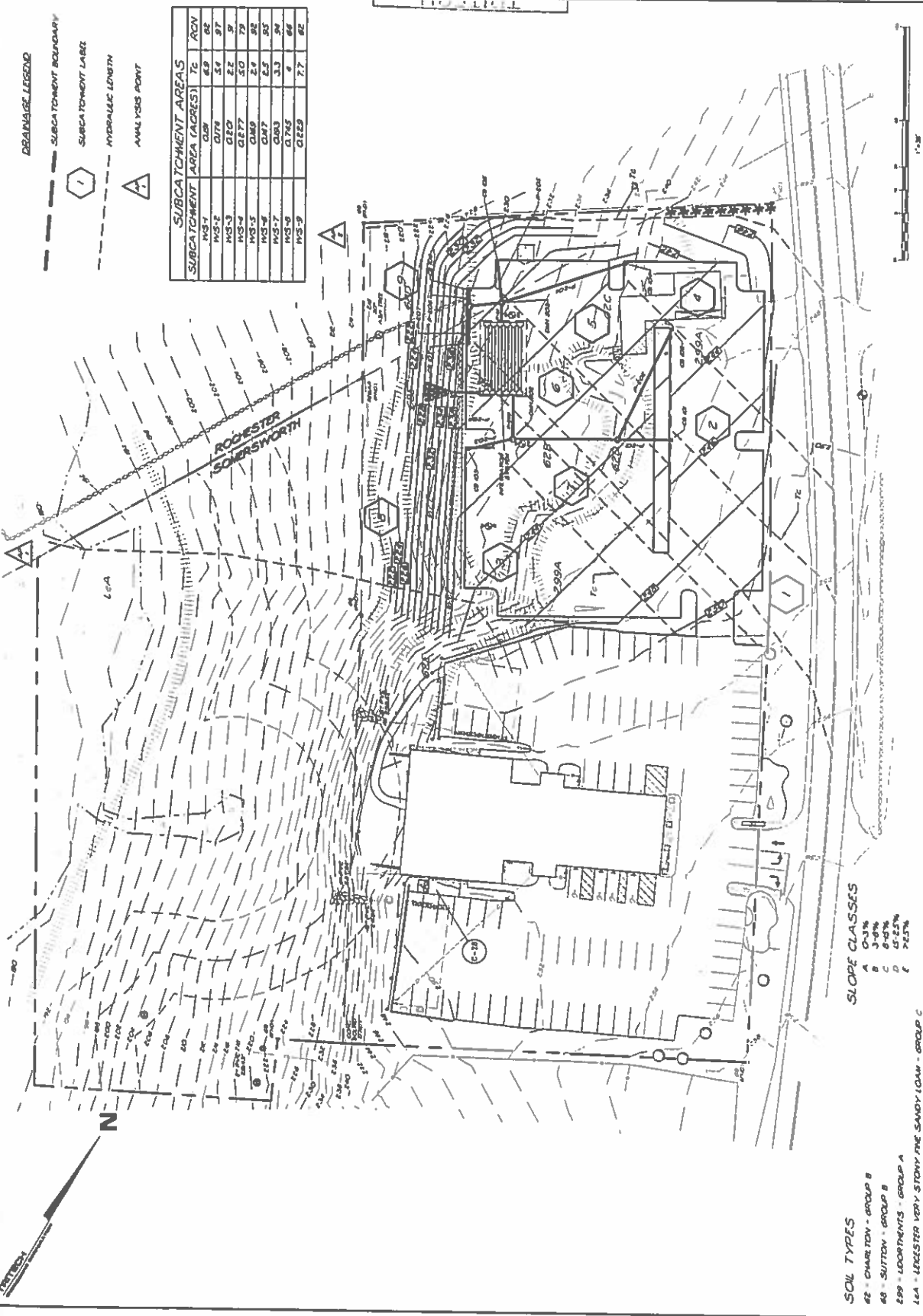
POST CONSTRUCTION DRAINAGE PLAN
 NEXT LEVEL CHURCH
 PARKING LOT EXPANSION
 436 - 438 ROUTE 108
 SOMERSWORTH & ROCHESTER, NEW HAMPSHIRE
 JANUARY 21, 2004
 SCALE: 1" = 30'
 JOB NO. 1308

TRITECH

ENGINEERING CORPORATION

788 CENTRAL AVENUE
 LEWIS, NEW HAMPSHIRE 03801
 TEL: 603 748 8977
 FAX: 603 748 2820

SUBCATCHMENT AREAS			
SUBCATCHMENT AREA (ACRES)	Tc	Rc	
MS-1	0.09	6.9	62
MS-2	0.78	5.4	97
MS-3	0.20	2.2	9
MS-4	0.77	5.0	79
MS-5	0.80	2.4	92
MS-6	0.87	2.3	53
MS-7	0.83	3.3	94
MS-8	0.745	4	66
MS-9	0.229	7.7	62



- DRAINAGE LEGEND**
- SUBCATCHMENT BOUNDARY
 - SUBCATCHMENT LABEL
 - HYDRAULIC LENGTH
 - ANALYSIS POINT

SLOPE CLASSES

- A 0-3%
- B 3-6%
- C 6-15%
- D 15-25%
- E 25-50%

SOIL TYPES

- 42 - CHARLTON - GROUP B
- 43 - SUITON - GROUP B
- 299 - LOORIENTS - GROUP A
- 164 - LEXINGTON - VERY STONY FINE SANDY LOAM - GROUP C

APPROVED BY THE BOMBERBOMB

1

THE

3

BOUNDARY LINE ADJUSTMENT
NEXT LEVEL CHURCH AND
INDUSTRIAL DEVELOPMENT
REALTY TRUST

SOVEREIGNTY & ROCKETRY NEW HAMPSHIRE
JANUARY 21 2008
JOB NO. 1308

50. 10/1/2023

PHOTO

10

100

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