

Town of Winchester  
Boundary Line Adjustment/Technical Subdivision Application

Date: AUGUST 8, 2022

Map# 5 Lot# 22

Zoning District: COMMERCIAL / RESIDENTIAL

Map# 5 Lot# 22-2

Property Location: 19 BACK ASHUELOT ROAD

Name & Address of Applicant: LAWRENCE SEPTIC DESIGN 579 KEENE ROAD WINCHESTER, NH  
Phone # 603-239-4387 email: lawrencesepticdesign@yahoo.com

Name & Address of owner(1): SNOWBROOK, LLC PO BOX 31 WINCHESTER, NH 03470  
Phone# 603-239-7012 email: tiganm@gmail.com cahsteadman@gmail.com

Name & Address of owner(2): SNOWBROOK, LLC PO BOX 31 WINCHESTER, NH 03470  
Phone# \_\_\_\_\_ email: tiganm@gmail.com cahsteadman@gmail.com

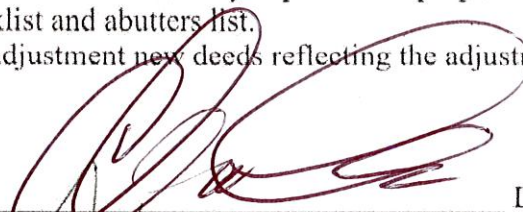
Name & Address of Surveyor: RICHARD P DREW, LLC 266 TULLY BROOK RD RICHMOND, NH 03470  
Phone# 603-239-4147 email: rpdrewllc@gmail.com

Size of existing lot(s): (1) 6.3 AC (2) 4.2 AC (3) \_\_\_\_\_ (4) \_\_\_\_\_

Sizes after adjustment : (1) 9.7 AC (2) 0.81 AC (3) \_\_\_\_\_ (4) \_\_\_\_\_

What structures(s) are located on the properties? EXISTING DWELLING, SHED  
Is the structure a duplex or multifamily? NO  
Will there be new structures on the property? NO  
Are either lot non-conforming? NO Will this create a non-conforming use? NO  
Is there approval in writing from the mortgagee(s) for this adjustment? N/A  
Is the letter of representation attached? YES

The applicant will need to submit a surveyed plat of the proposal with a completed application which includes a checklist and abutters list.  
Upon approval of the adjustment new deeds reflecting the adjustment shall be supplied with the plan for recording.

Applicant's signature:  Date: 8-15-22

Owner (1) signatures(s)  Date: 8-8-22  
Date: \_\_\_\_\_

Owner (2) signatures(s)  Date: 8-9-22  
Date: \_\_\_\_\_

# SNOW BROOK, LLC

## Application Checklist

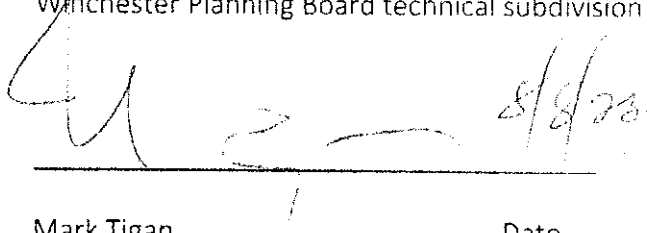
The items listed below are minimum standards for subdivisions. The Planning Board may, in certain cases, need to request additional information and the applicant has the responsibility to furnish any reasonable request.

Y	N	N/A	
<u>X</u>	___	___	1) On the plan; name of subdivision, name & address of owner,
<u>X</u>	___	___	2) name, license #, seal, signature, north arrow, scale, date & POB,
<u>X</u>	___	___	3) locus plan, zoning designations, boundary survey,
<u>X</u>	___	___	4) location of permanent markers, property lines, lot areas in sqft & acres,
<u>X</u>	___	___	5) setback lines, lot numbers according to the tax map, driveway location,
<u>X</u>	___	___	6) names of abutting properties, street names, easements, building locations,
<u>X</u>	___	___	7) proposed easements, rights-of-ways, septic area and well w/radius, perc tests,
<u>X</u>	___	___	8) water courses, ponds, rock ledges, stone walls, foliage lines & open space.
___	___	<u>X</u>	9) Plan for sedimentation & erosion control.
___	___	<u>X</u>	10) Copy of driveway permit.
<u>X</u>	___	___	11) Copy of deed restrictions and/or deed for easements or rights-of-way.
___	___	<u>X</u>	12) Copy of municipal water & sewer approvals.
___	___	<u>X</u>	13) Copy of any state or federal permits (ie. NHDES, NHDOT)
___	___	<u>X</u>	14) Proposed road names, classifications, and travel widths
___	___	<u>X</u>	15) Final road profiles, centerline stationing and cross sections
___	___	<u>X</u>	16) USGS contour lines at two foot intervals
___	___	<u>X</u>	17) Soil data and wetland delineations
___	___	<u>X</u>	18) Location and profiles proposed waterlines, sewer lines, culverts, drain and Connections.
<u>X</u>	___	___	19) Location of proposed and existing wells & septic systems

**LAWRENCE SEPTIC DESIGN  
& ENGINEERING SERVICES**

To Whom it may concern,

I, Mark Tigan, as an authorized member of Snow Brook, LLC and owners of Winchester Tax Map 5 Lot 22 and Map 5 Lot 22-2 with an address of 19 Back Ashuelot Road, do hereby grant Charles W. Lawrence of Lawrence Septic Design with a place of business located at 579 Keene Road in Winchester NH 03470 the authorization to represent Snow Brook, LLC on our behalf for the Winchester Planning Board technical subdivision application of Map 5 Lots 22 and 22-2.



Mark Tigan

Date

**579 KEENE ROAD WINCHESTER, NH 03470  
603-239-4387 FAX 603-239-8899  
LAWRENCESEPTICDESIGN@YAHOO.COM**

## ABUTTERS LIST

MAP 5 LOT 22  
SNOW BROOK, LLC  
PO BOX 31  
WINCHESTER, NH 03470

MAP 5 LOT 22-2  
SNOW BROOK, LLC  
PO BOX 31  
WINCHESTER, NH 03470

MAP 5 LOT 22-1  
GEORGE C. MORSE SR.  
30 RABBIT HOLLOW RD.  
WINCHESTER, NH 03470

MAP 20 LOT 19  
JEREMY S. & KRISTY L. MILLER  
10 BACK ASHUELOT RD.  
WINCHESTER, NH 03470

MAP 5 LOT 21  
RICHARD & JACQUELINE ROUNDS, TRUSTEES  
RICHARD & JACQUELINE ROUNDS REV LIV TRUST  
27 MANNING HILL RD.  
WINCHESTER, NH 03470

MAP 5 LOT 25 & MAP 5 LOT 23  
TOWN OF WINCHESTER, NH  
1 RICHMOND ROAD  
WINCHESTER, NH 03470

MAP 5 LOT 29  
NORMAN H. SIMS  
77 BACK ASHUELOT RD  
WINCHESTER, NH 03470

MAP 5 LOT 24  
SNOW BROOK LLC  
PO BOX 31  
WINCHESTER, NH 03470