

**THE PLANNING BOARD
TOWN OF FRANCESTOWN
FRANCESTOWN, NH 03043**

Notice of Decision

At a meeting on Tuesday 2/4/2020, the Frankestown Planning Board voted to approve the application of Sandford Survey & Engineering, Inc., on behalf of Carl Henry Hardwick III, Case No. 20-SD-02, Tax Map M8/Lot 16-2 & 119, to adjust the common a lot line between the two lots for the following reasons:

- ☒ Approval: The project is in conformity with the Frankestown zoning ordinance and substantially in conformity with the subdivision regulations.

The approval of this plan is contingent upon recording of the "Right of Way Correction Plan, East Road Paper R.O.W", shown on this plan as Reference Plan number 5. Map/Lot M8/L16-2 size shall decrease to 5.325 +/-acres and M8 / L119 shall increase to 49.094 +/- acres. Number of lots remain the same. No new lot has been created.

This approval is subject to the following conditions:

1. Modification of language in Note 15, verbiage as approved by the Selectmen.
2. Correct all acreages in Note 4.
3. Reference Plans will add a "5." which will refer to the "Right of Way Correction Plan, East Road Paper R.O.W".
4. The surveyor will certify that monuments shown as TBS (to be set) have been set.
5. Submission of final Mylar suitable for recording at HCRD, plus one copy of the final approved plan sized 22" x 34", plus three copies sized 11" x 17".
6. Receipt of a digital file of the plat and payment of recording fees, both as specified in the Frankestown Subdivision Regulations Appendix A Fee Schedule (9. Recording Fees)

Due to the nature of the above conditions:

- ☒ The Chairperson and Secretary shall sign the final plat when they receive evidence that all the above conditions have been met.

THE FRANCESTOWN PLANNING BOARD



By: Karen Fitzgerald, Chair

Date: 2/10/20

cc: Applicant
Planning Board Members
Town Clerk
Board of Selectmen
post: Town Offices
Post Office
www.frankestownnh.org