

REV.	DATE	DESCRIPTION	C/O	DR	CK
A	8/03/16	REV LEGEND & NOTE 8, ADD MON. SET	MPB	JUL	RAH
B	10/31/16	REV LEGEND & NOTE 8, ADD MON. SET	MPB	JUL	RAH
C	---	---	---	---	---
D	---	---	---	---	---

LOT NO.	EXISTING PROPOSED	FINAL
L-50	2,045 ACRES	4,057 ACRES
L-51	6,307 ACRES	4,020 ACRES
L-59	7,735 ACRES	8,011 ACRES
L-59-1	---	4,004 ACRES

GRAPHIC SCALE

APPROVED BY MASON PLANNING BOARD
ON: *November 16, 2016* CERTIFIED BY
CHAIRMAN: *David M. M...*

CERTIFICATION:

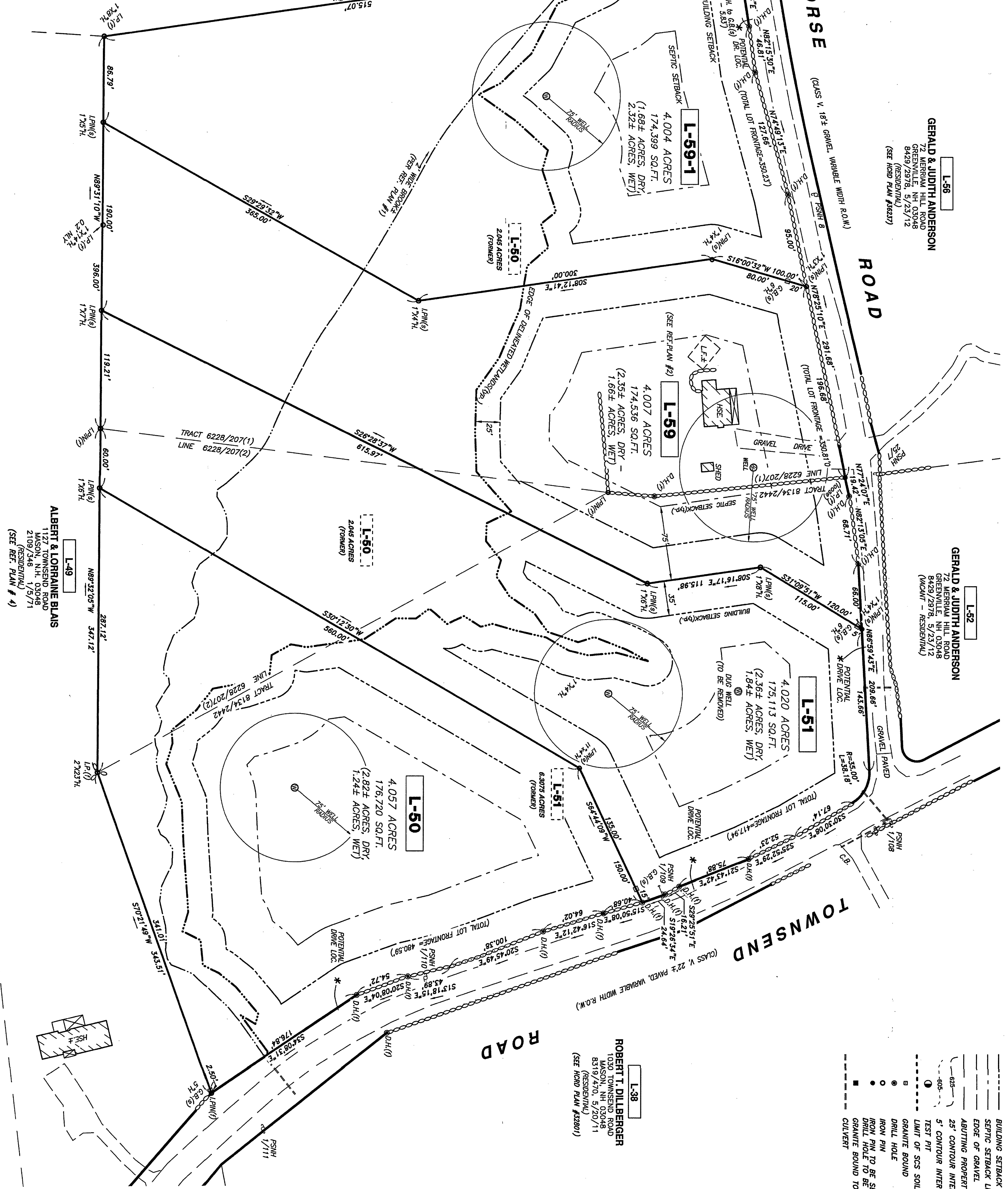
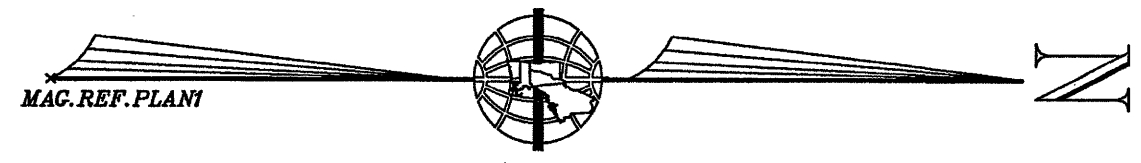
"I HEREBY CERTIFY THAT THIS PLAN IS THE RESULT OF AN ACTUAL FIELD SURVEY MADE ON THE GROUND FOR THE PRECISION AND ACCURACY STANDARDS FOR AN URBAN CLASSIFICATION SURVEY AS SPECIFIED IN THE NEW HAMPSHIRE LAND SURVEYOR'S ADMINISTRATIVE RULES (LAN 503.04) AND HAS A MAXIMUM ERROR OF CLOSURE OF ONE PART IN TEN THOUSAND (1:10,000) ON ALL PROPERTY LINES WITHIN AND BORDERING THE SUBJECT PROPERTY."

10-9-16

39107 Dur 181

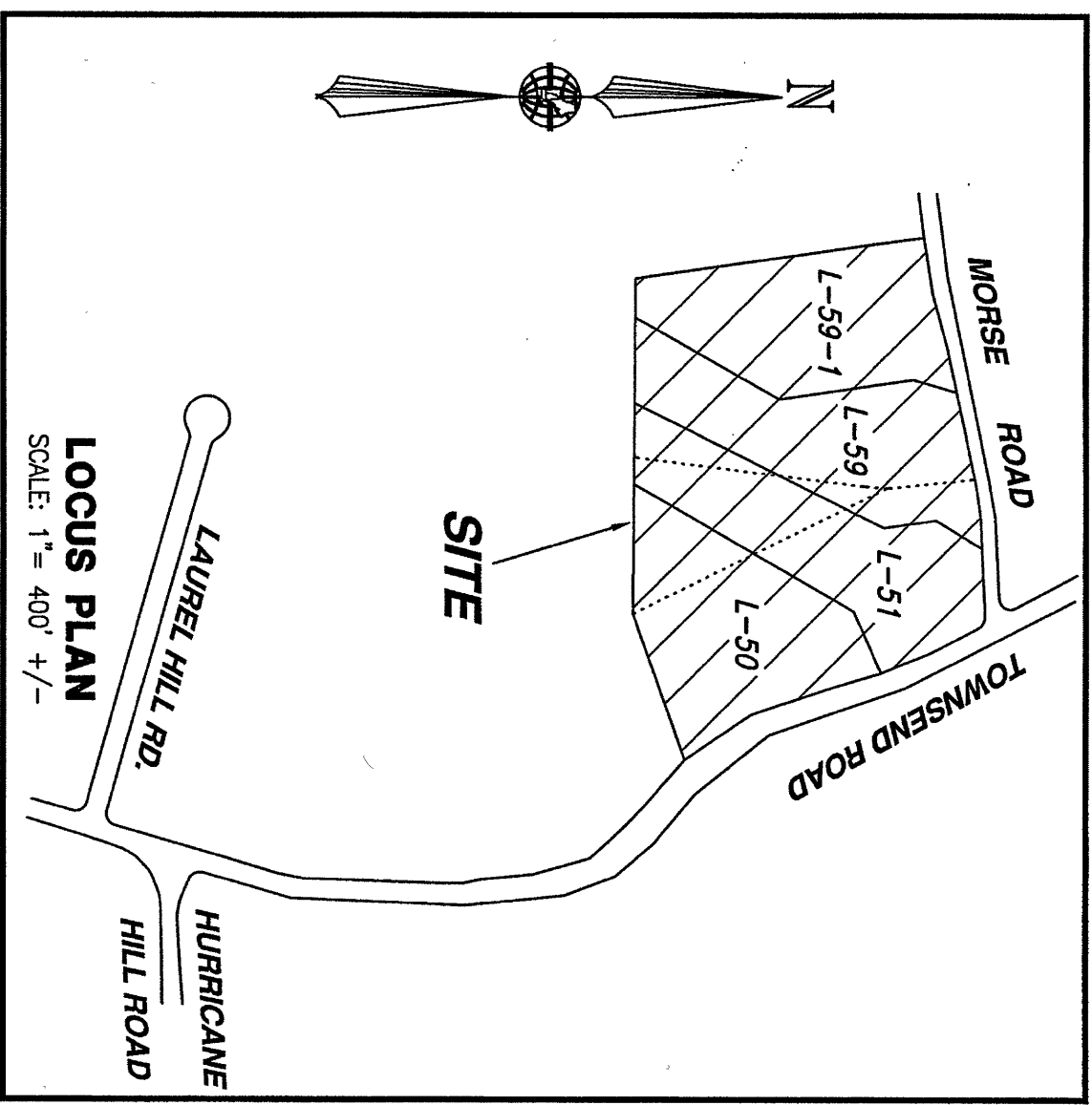
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GERALD & JUDITH ANDERSON
72 MERRIAM HILL ROAD
GREENVILLE, NH 03048
(603) 231-1201, 4/28/91
(SEE WORD PLAN #32366)



- LEGEND:
- BUILDING SETBACK LINE
 - SEPTIC SETBACK LINE
 - EDGE OF GRAVEL
 - ABUTTING PROPERTY LINES
 - 25' CONTIGUOUS INTERNAL
 - 5' CONTIGUOUS INTERNAL
 - TEST PIT
 - LIMIT OF SCS SOILS
 - GRANITE BOUND
 - IRON PIN TO BE SET OR GRANITE BOUND TO BE SET
 - CULVERT

ROBERT T. DILLBERGER
1000 DOWNSIDE ROAD
BETHLEHEM, NH 03750
(603) 439-4700, 5/20/11
(SEE WORD PLAN #32901)



- NOTES:
- THE OWNERS OF THE SITE ARE SHAWN M. & ALISON E. LAWLER - 591 MORSE ROAD - GREENVILLE, NH 03048 - 603-231-1201, 4/28/91 - (SEE WORD PLAN #32366)
 - THE PURPOSE OF THIS PLAN IS TO REVERSE LOTS L-50, L-51 & L-59, THEN SUBDIVIDE REVERSED LOT L-59 INTO TWO LOTS AS SHOWN.
 - L-59 DENOTES TAX MAP PAGE AND PARCEL NUMBER.
 - ZONING FOR THE ENTIRE SITE IS R-1 ZONE. MINIMUM LOT AREA IS 4.00 ACRES, MINIMUM FRONTAGE IS 300', BUILDING SETBACKS ARE 45', FRONT, SIDE & REAR WITH 25' FROM WETLANDS. SEPTIC SETBACK IS 75' FRONT, SIDE, REAR & FROM WETLANDS.
 - THE BOUNDARY INFORMATION SHOWN FOR THE SITE IS THE RESULT OF A PRECISE BOUNDARY SURVEY BY THIS OFFICE.
 - TOTAL AREA OF THE SITE IS 16,137 ACRES (702,915 SF). TOTAL FRONTAGE ON MORSE ROAD AND ON TOWNSEND ROAD OF 1599.57'.
 - THE SUBDIVISION REGULATIONS OF THE TOWN OF MASON ARE A PART OF THIS PLAN AND APPROVAL OF THIS PLAN IS CONTINGENT UPON COMPLETION OF ALL REQUIREMENTS OF SAID REGULATIONS, EXCEPTING ONLY ANY VARIANCES OR MODIFICATIONS MADE IN WRITING BY THE BOARD.
 - THE SITE IS NOT UNDER CURRENT USE CONSIDERATION AT THIS TIME.
 - N.H.D.E.S. SUBDIVISION APPROVAL NUMBER IS 6342016100401.
 - THE PROPOSED LOTS ARE TO BE SERVED BY ON-SITE WELLS & SEPTIC SYSTEMS.
 - THE SITE LIES OUTSIDE OF THE 1% CHANCE OF ANNUAL FLOOD HAZARD AS DERIVED ON FLOOD MAP 35071C06050, EFFECTIVE D.M. 9-25-09.

LOT LINE REVISION & SUBDIVISION PLAN
TAX MAP PARCELS L-50, L-51 & L-59
LAND OF:
SHAWN M. and ALISON E. LAWLER
MORSE ROAD & TOWNSEND ROAD
MASON, NEW HAMPSHIRE
JUNE 15, 2016
SCALE: 1" = 60'

MERIDIAN
LAND SERVICES, INC.
ENGINEERING | SURVEYING | PERMITTING
SOIL & WETLAND MAPPING | SEPTIC DESIGN

31 OLD NASHUA ROAD, AMHERST, NH 03031
MERRIDIANLANDSERVICES.COM
TEL: 603-673-1441
FAX: 603-673-1384

Dwg: #090108 Dwg: 9, 2016.3.38 PM
Plot: 3/30/17 1 of 1 DWP: 181
Register of Deeds, Hillsborough County
Gerrard O'Connell
C/H
L-CITP
HAB#16633

FILE:4378D008.dwg PROJECT NO. 4378.00 SHEET NO. 1 OF 1