

TAX MAP 2, LOT 12-0
 ALPHA CHI-OMEGA NATIONAL HOUSING
 9539 CASTLE CREEK PARKWAY NORTH
 MONAPOULS, NH 03209-4343
 S.C.R.D. 2851, PAGE 189

TAX MAP 2, LOT 12-2
 ALPHA SIGMA HOUSE CORP. OF
 KAPPA DELTA SORORITY
 C/O IN DEMAND REALTY
 DOWER, NH 03820
 S.C.R.D. 1859, PAGE 0532

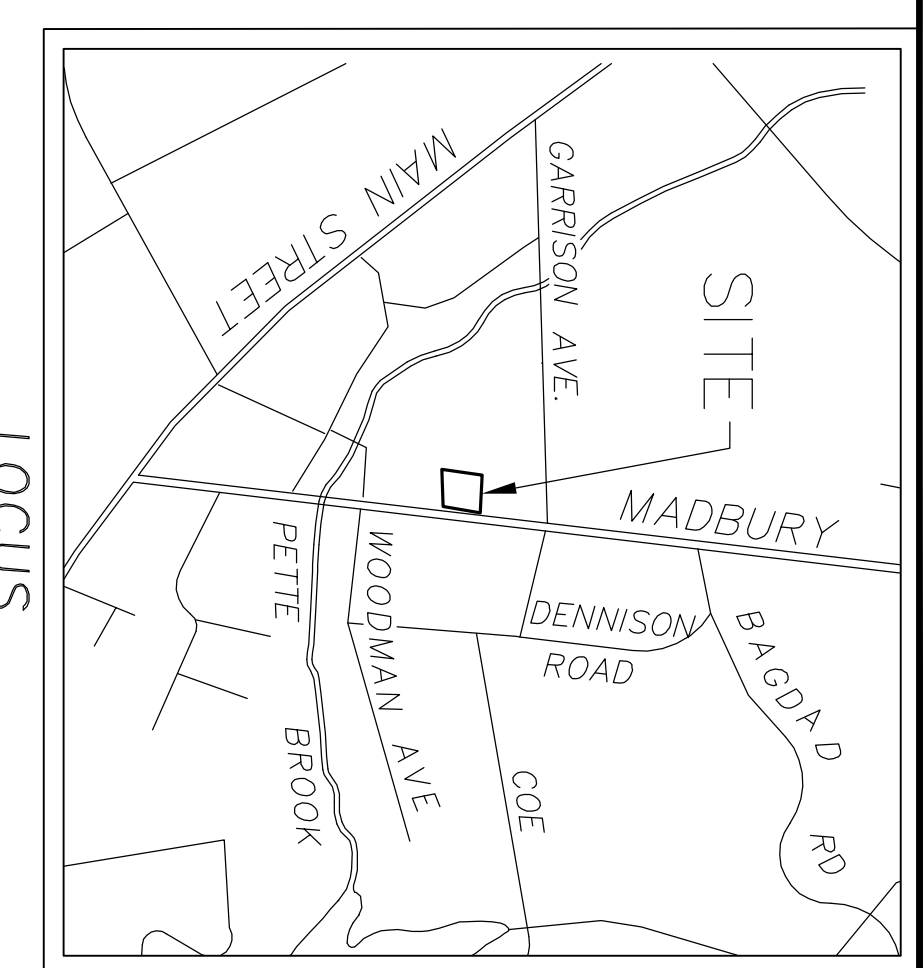
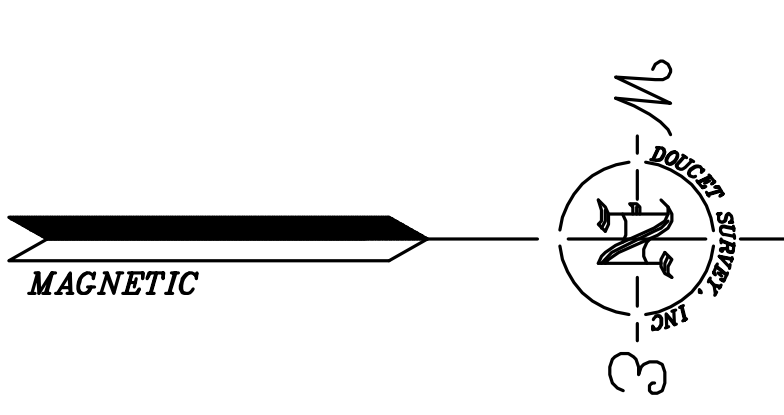
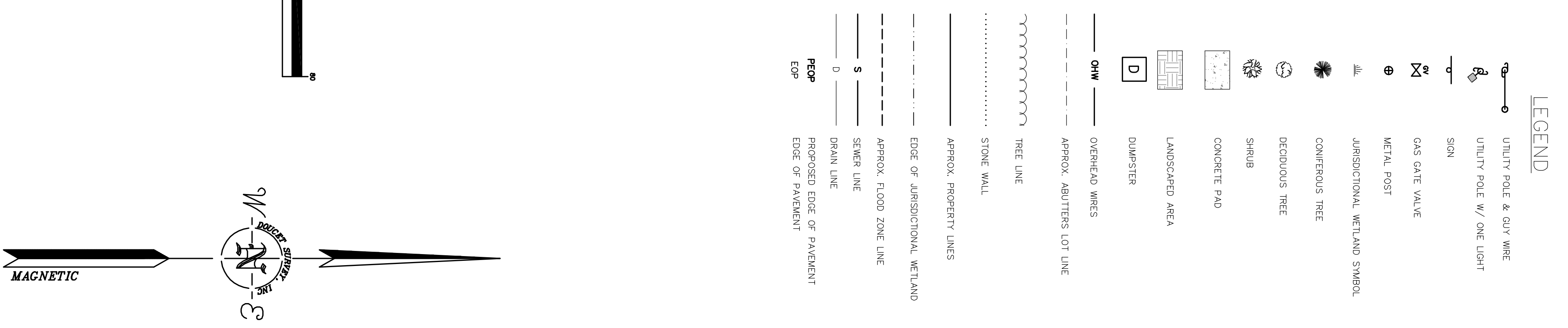
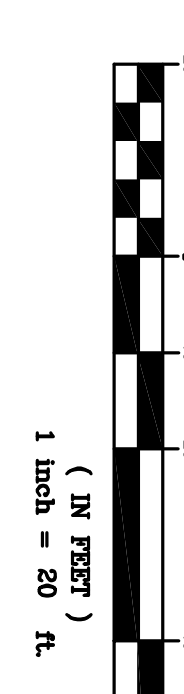
TAX MAP 2, LOT 11-6
 SIMMER PROPERTIES, LLC
 433, ROUTE 108
 SOMERSWORTH, NH 03878
 S.C.R.D. 2337, PAGE 574

APPROVED BY THE DURHAM PLANNING BOARD
 ON _____ CERTIFIED BY
 _____ CHAIRPERSON, AND/OR
 SECRETARY OR OTHER MEMBERS ON _____

UTILITIES NOTE:
 ALL ELECTRIC, GAS, TELEPHONE, WATER, SEWER AND DRAIN SERVICES ARE SHOWN IN SCHEMATIC FASHION. THEIR LOCATIONS ARE NOT PRECISE OR NECESSARILY ACCURATE. NO WORK WHATSOEVER SHALL BE UNDERTAKEN ON THIS SITE USING THIS PLAN TO ANY DEGREE WITHOUT FIRST VERIFYING THE PRESENTING INFORMATION WITH THE SUBJECT SERVICE LOCATION FOR INFORMATION REGARDING SUCH DIS-SAFE. 1-888-DIG-SAFE (1-888-344-7233)

LOT 12-4
 10,716 sq. ft.
 2,382 acres

LOT 12-3
 9,122 sq. ft.
 0.222 acres

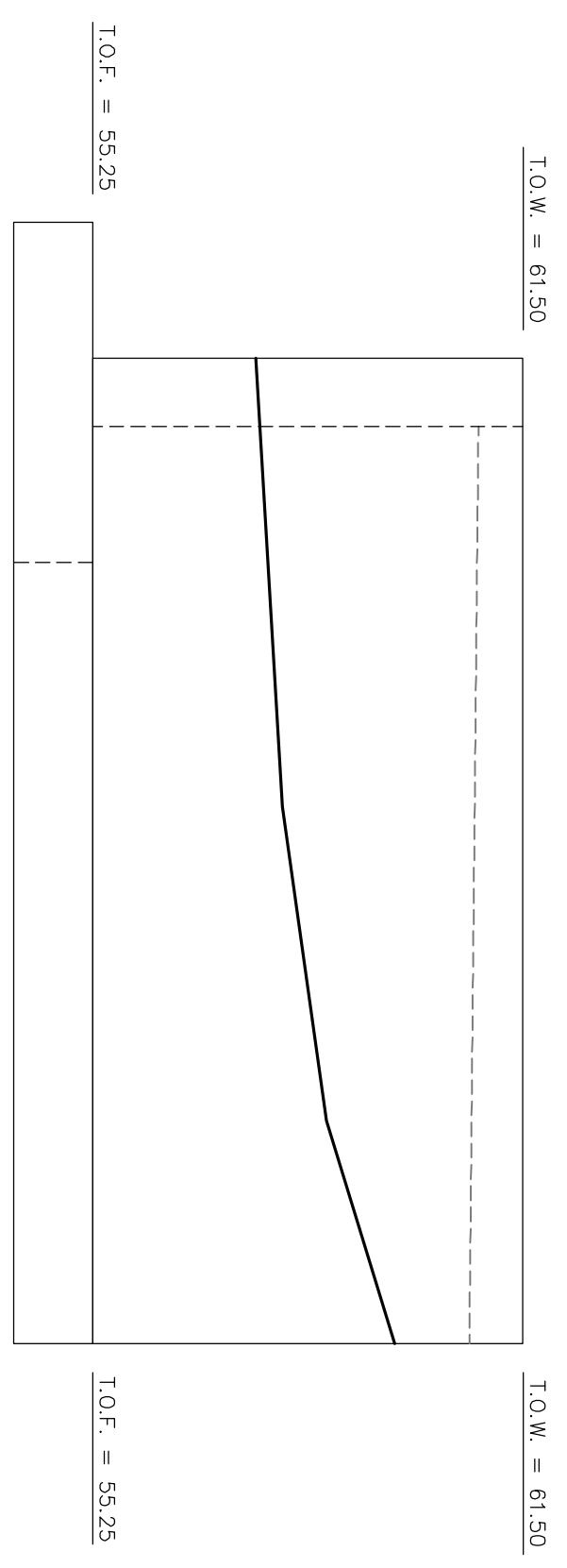
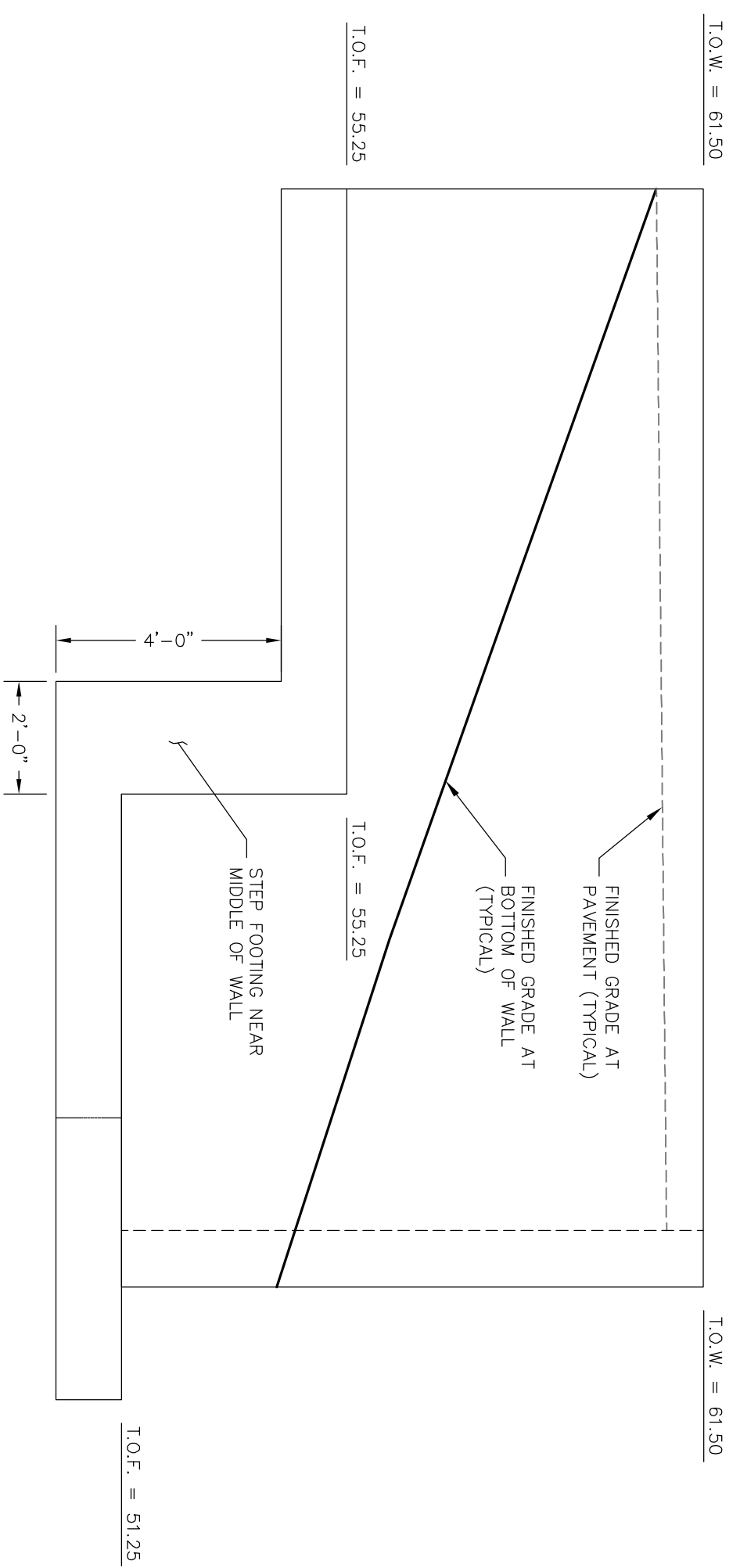
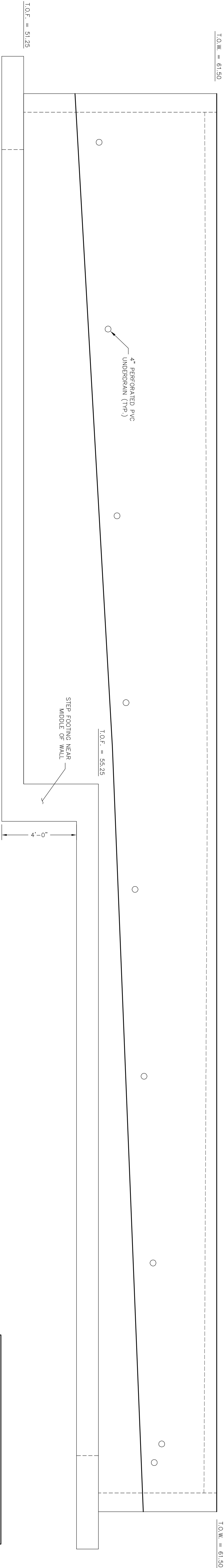
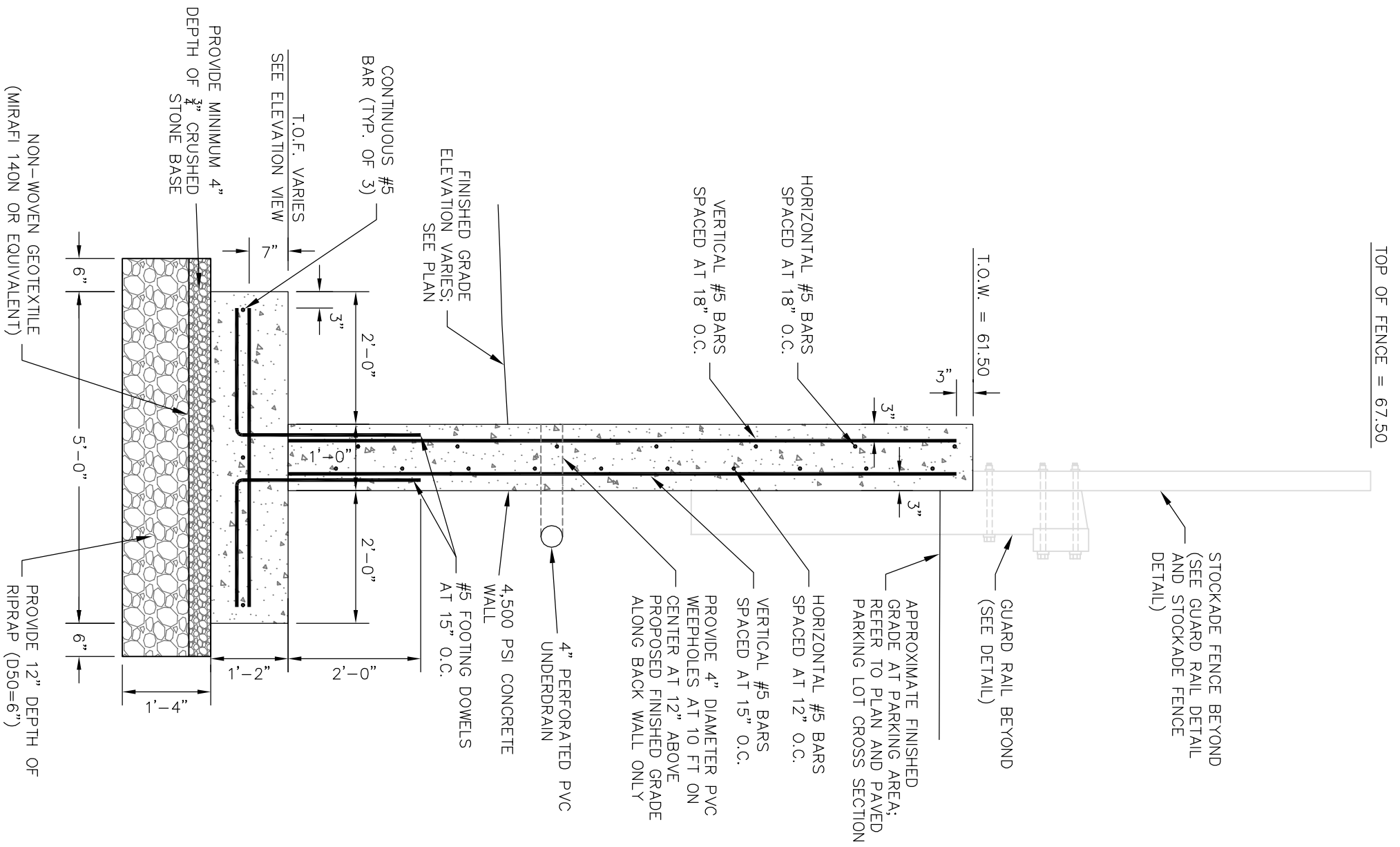


SITE DATA BLOCK
 PLAN INTENT: TO CONSTRUCT 8-9'X8' PARKING SPACES TO REPLACE THE 8 SPACES DISPLACED ON LOT 12-4. THE PARKING EASEMENT (REF. IN EASEMENT NOTE A) IN PARAGRAPH 1 OF THE DEED TO LOT 12-4 SHALL BE REMOVED ALONG WITH THE 8' WIDE LANDSCAPING EASEMENT (REF. IN EASEMENT NOTE B).
 ZONE: CB (GENERAL BUSINESS)
 MIN. LOT AREA: 5,000 sq.ft.
 MIN. FRONT SETBACK: 30' FT.
 MIN. SIDE/REAR SETBACK: 10' FT.
 SETBACK REQUIREMENTS ARE OUTLINED IN THE "DEVELOPMENT STANDARD" SECTION OF THE DURHAM ZONING ORDINANCE.
 THE PROPERTY IS SUBJECT TO ANY AND ALL APPLICABLE ZONING REGULATIONS NOT OUTLINED ABOVE.

GENERAL NOTES:
 1. OWNER OF RECORD: CORP. OF KAPPA DELTA SORORITY
 KAPPA DELTA SORORITY
 C/O IN DEMAND REALTY
 PO BOX 9
 DOWER, NH 03820
 S.C.R.D. 1859, PAGE 0532
 2. LOT AREA: 0.63 ACRES (27429.8 SF)
 3. REFERENCE: KAPPA DELTA SORORITY
 4. FIELD SURVEY PERFORMED BY JML & L.P.S. DURING 08/13 USING A GEOMETER 600 PRO TOTAL STATION WITH A TDS RANGER DATA COLLECTOR AND A SOKKIA B21ALUTO LEVEL. TRAVERSE ADJUSTMENT BASED ON LEAST SQUARE ANALYSIS.
 5. HORIZONTAL DATUM BASED ON MAGNETIC ORIENTATION (1999).
 6. VERTICAL DATUM IS BASED ON MAND88 PER DISK UHNS ELEV.=76.72'.
 7. REFER TO LANDSCAPE PLAN (SHEET L1) FOR PROPOSED PLANTINGS (NOT SHOWN ON THIS PLAN).
 8. AT A LOCATION DEEMED SUITABLE BY THE TOWN, A SIGN SHALL BE PROVIDED WHICH SHALL STATE THE FOLLOWING:
 NOTE: POROUS ASPHALT PAVEMENT FOR STORMWATER MANAGEMENT. SEMI-ANNUAL VACUUMING IS REQUIRED. THE FOLLOWING ARE PROHIBITED: WINTER SANDING, SEAL COATING, TRACTOR TRAILERS/HEAVY LOAD VEHICLES, HANDLING OF HAZARDOUS MATERIALS.
PARKING CALCULATIONS:
 SORORITIES: 1 PER RESIDENT
 MAX RESIDENTS: 42
 REQUIRED PARKING: 42 SPACES
 PROVIDED PARKING: 24 SPACES
 * THIS PROPOSAL DOES NOT CHANGE THE OCCUPANCY AT THE SITE. THE NUMBER OF PARKING SPACES CURRENTLY PROVIDED FOR THE SORORITY USE IS 24 WITH 8 SPACES CURRENTLY ON THE ADJACENT PARCEL AT 17 MADBURY ROAD.

EASEMENT NOTES:
 PARCELS 12-2, 12-3, AND 12-4 SUBJECT TO, AND/OR IN BENEFIT OF, THE FOLLOWING EASEMENTS RESTRICTIONS, ETC.
 A) SUBJECT TO A PARKING EASEMENT IN FAVOR OF TAX MAP 2 LOT 12-2.
 B) IN BENEFIT OF AN 8' WIDE LANDSCAPING EASEMENT OVER TAX MAP 2 LOT 12-2. SEE S.C.R.D. BOOK 1060 PAGE 320.
 C) SUBJECT TO THE RESTRICTION THAT THE NORTHERLY PORTION OF THE LOT, WHICH WAS ACQUIRED BY DEED 1000 PAGE 320, SHALL BE USED ONLY AS A NON-BUILDING LOT.
 PARCEL 5 IS A NON-BUILDING LOT.

JOB: 13-040		PROPOSED SITE PLAN prepared for KAPPA DELTA SORORITY (TAX MAP 2, LOT 12-2) 25 MADBURY ROAD DURHAM, NH	DATE: 9/4/13	SEAL	<table border="1"> <tr> <th>NO.</th> <th>REVISIONS</th> <th>DATE</th> <th>INT.</th> </tr> <tr> <td>4.</td> <td>REVISED PER PLANNER RECOMMENDATIONS</td> <td>11/1/13</td> <td>JLG</td> </tr> <tr> <td>3.</td> <td>REVISED PER PLANNER RECOMMENDATIONS</td> <td>10/2/13</td> <td>JLG</td> </tr> <tr> <td>2.</td> <td>INITIAL SUBMISSION TO DEPARTMENT OF PUBLIC WORKS</td> <td>9/24/13</td> <td>KD</td> </tr> <tr> <td>1.</td> <td>REVISION PER TRG REVIEW ON (9-17-13)</td> <td>9/20/13</td> <td>KD</td> </tr> <tr> <td>0.</td> <td>INITIAL SUBMISSION TO PLANNING BOARD</td> <td>9/4/13</td> <td>KD</td> </tr> </table>	NO.	REVISIONS	DATE	INT.	4.	REVISED PER PLANNER RECOMMENDATIONS	11/1/13	JLG	3.	REVISED PER PLANNER RECOMMENDATIONS	10/2/13	JLG	2.	INITIAL SUBMISSION TO DEPARTMENT OF PUBLIC WORKS	9/24/13	KD	1.	REVISION PER TRG REVIEW ON (9-17-13)	9/20/13	KD	0.	INITIAL SUBMISSION TO PLANNING BOARD	9/4/13	KD
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SCALE: 1"=20'	DESIGNED BY: KD	DRAWN BY: KD	APPROVED BY: MJS	DWG FILE: 13-040																									



APPROVED BY THE DURHAM PLANNING BOARD
 ON _____ CERTIFIED BY
 SECRETARY OR OTHER MEMBERS ON _____

CONSTRUCTION DETAILS
 prepared for
KAPPA DELTA SORORITY
 (TAX MAP 2, LOT 12-2)
 25 MADBURY ROAD DURHAM, NH

DATE: 9/4/13
 SCALE: AS NOTED
 DESIGNED BY: MJS
 DRAWN BY: JLG
 APPROVED BY: MJS
 DWG FILE: 13-040

SEAL

NO.	REVISIONS	DATE	INT.
3.	REVISED PER PLANNER RECOMMENDATIONS	11/1/13	JLG
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1.	INITIAL SUBMISSION TO DEPARTMENT OF PUBLIC WORKS	9/24/13	KD
0.	INITIAL SUBMISSION TO PLANNING BOARD	9/4/13	JLG

MJS ENGINEERING, PC
 CIVIL ENVIRONMENTAL CONSULTING ENGINEERING
 5 RAILROAD ST., P.O. BOX 359
 NEWMARKET, NH 03857
 PHONE: (603) 659-4679, FAX: (603) 659-4627
 E-MAIL: MJS@MJS-ENGINEERING.COM

JOB: 13-040

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