



TOWN OF DURHAM
8 NEWMARKET RD
DURHAM, NH 03824-2898
PHONE: 603/868-8064
www.ci.durham.nh.us

RECEIVED
Town of Durham

JUN 26 2017

Planning, Assessing
and Zoning

APPLICATION FOR SITE PLAN REVIEW

Note: This form and all required information must be filed at least 21 days before the date of the meeting at which it is to be submitted to the Board. Filing is to be done at the Planning Office, Durham Town Office Building or by mail to 8 Newmarket Road, Durham NH 03824.

1. Name and mailing address of applicant

THOMAS A. TOYE
50 NEWMARKET RD
DURHAM NH 03824
Phone Number: 603.413.6175
Email Address: TOM @ ARTHURTHOMAS PROPERTIES . COM

2. Name and mailing address of owner of record if other than applicant

THOMAS A. TOYE IV AND NICOLE J. TOYE
REVOCABLE TRUST
Phone Number: _____
Email Address: _____

3. Location of Proposed Project

50 NEWMARKET RD
AKA - 9 TAVERN WAY
Tax Map 6 Lot Number 9-8 Zoning District RB

4. Name of Proposed Project

MILL POND CENTER

5. Number of units for which approval is sought

2 RESIDENTIAL Plus Comm.

6. Name, mailing address and telephone number of surveyor and/or agent

Phone Number: _____
Email Address: _____

7. Abutters: Attach a separate sheet listing the Durham Tax Map number, Lot number, name, and mailing address of all abutters, including those across a street, brook or stream. The list of abutters must also include any holders of conservation, preservation, or agricultural preservation restrictions in accordance with RSA 676:4(I)(d). Names should be those of current owners as recorded in the tax records five (5) days prior to the submission of this application.

Note: Names submitted on the Request for Preapplication Review may not be current. No application shall be heard unless all abutters as described herein have been notified.

8. Items on the attached Site Plan Review Application Submission Checklist

9. Payment of all applicable fees:

submittal fees	\$ <u>400</u>
advertising/posting costs	<u>225</u>
abutter notification (each)	<u>135</u>
proposed road (per foot)	_____
administrative and technical review costs	_____

TOTAL \$ 760 pd. 6/26 check # 10022

9. The applicant and/or owner or agent*, certifies that this application is correctly completed with all attachments and requirements, and that any additional costs for engineering or professional services incurred by the Planning Board or the Town of Durham, in the site plan review process of this property, shall be borne by the applicant and/or owner.
10. Within five (5) business days of submitting a formal application, the applicant shall meet with the Director of Planning and Community Development to discuss issues related to completeness and acceptance of the application. If this review discloses that all requirements specified on the Site Plan Application Checklist have not been met, the applicant will be notified in writing what specific items are still needed.
11. Prior to the next regularly scheduled meeting of the Planning Board, the applicant, at the discretion of the Director of Planning and Community Development, shall meet with the appropriate Department Heads of the Town of Durham to discuss the implications the application will have on the various Departments of the town.
12. If this application is determined by the Planning Staff to be complete, it will be placed on the Planning Board agenda on _____ for acceptance.

***If the applicant is an agent of the owner, a separate signed letter from the owner of record is required which clearly states the authority of the agent or representative for this application. If the agent does not have the power of attorney of the owner, all documents shall be signed by the owner.**

"I hereby authorize the Durham Planning Board and its agents to access my land for the purpose of reviewing the proposed site plan, performing road inspections and any other inspections deemed necessary by the Board or its agents, to ensure conformance of the on-site improvements with the approved plan and all Town of Durham ordinances and regulations."

Date 25-JUNE-17 Applicant, Owner, or Agent 

Thomas A. Toye IV & Nicole J. Toye
50 Newmarket Rd
Durham, NH 03824

26-June, 2017

Planning Board
Town of Durham NH
8 Newmarket Rd.
Durham, NH 03824

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Letter of Intent

To the Planning Board Chair Person, Members, et al,

This letter is shall serve as a letter of intent to accompany an application for building permit and site plan review application for our property located at 50 Newmarket Road (aka 9 Tavern Way).

It is our intention to rehabilitate and restore use of the detached barn structure, formerly home to the Mill Pond Performing Arts Center, which has been out of service since 2014.

On 21-March, 2017 the Zoning Board of Adjustment approved an application to "Change the use of an existing barn to house a community center, performing arts, training and skill development, workshop & gallery, artisan space, business office and two one bedroom apartments as a mixed use building. A copy of the ZBA Decision is included with the Site Plan Review Application.

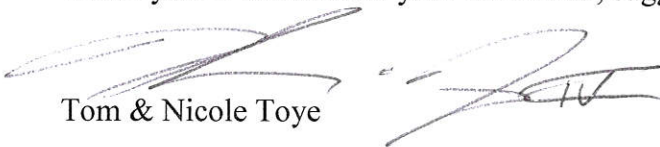
There are no significant changes proposed to the exterior of the barn structure or the site plan as it exists today, other than regrading and repaving of the private access way, soon to be adopted as Tavern Way.

Commercial uses of the barn are planned for the existing, finished, first floor space. There are two, existing, 1 bedroom apartments located side by side on the second floor, which will be renovated for occupancy.



At this time, there are no plans for use of the third floor, unfinished, attic space.

Thank you in advance for your comments, suggestions and support.

Tom & Nicole Toye





-  Easement Boundary
-  Exclusion Area

Property boundary is approximate -- based on survey plans SCRD 78-31 & 109-72. 1.5-foot resolution orthophoto taken by Cooper Aerial Surveys Co., March 11, 2016.



0 50 100 200 Feet

Aerial Map -- 2016
Mill Pond Center Easement
Durham, NH

Map prepared by
Southeast Land Trust of NH
August 2016



SELT

