

LOCATION PLAN

LEGEND

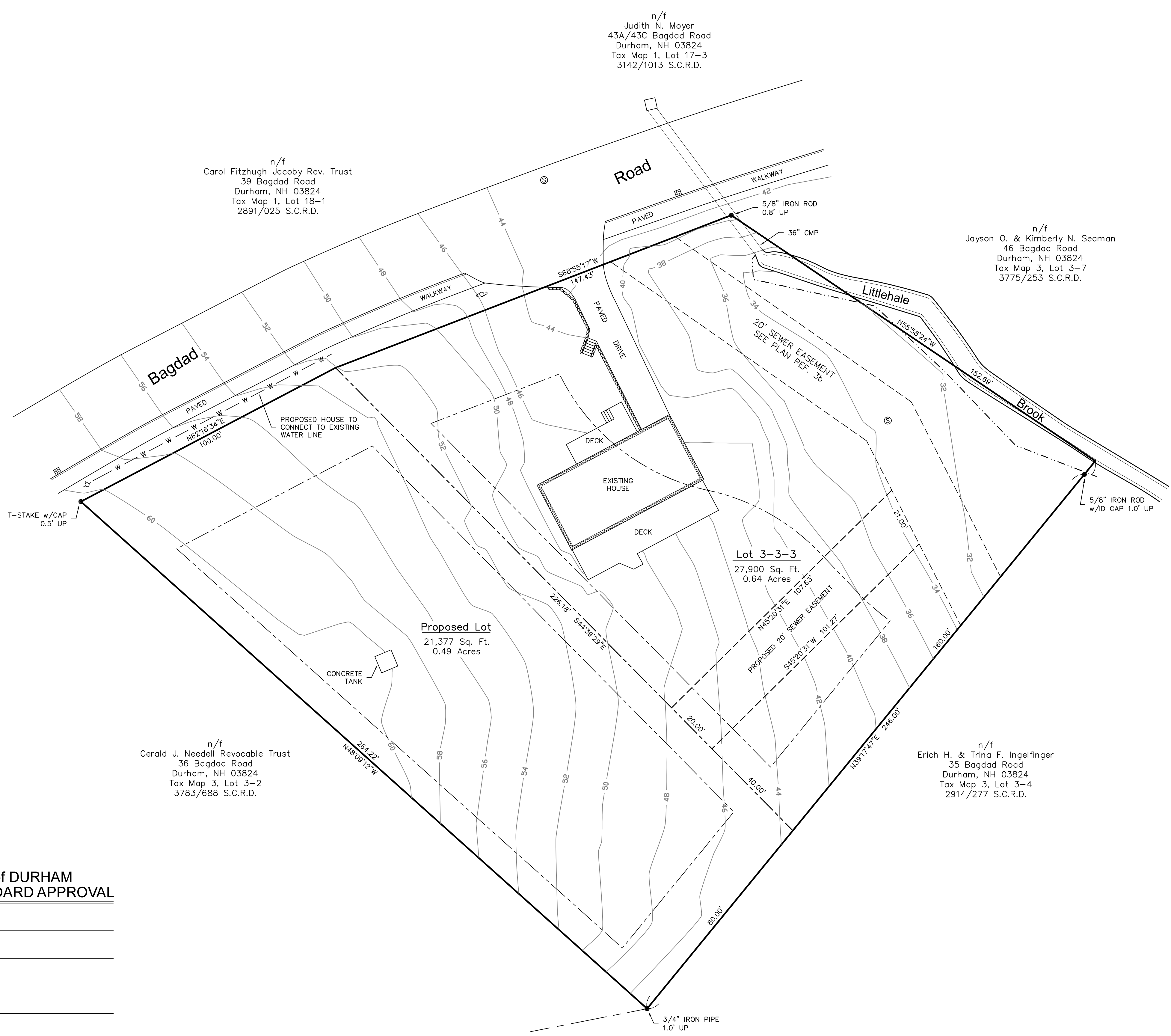
- FOUND IRON PIPE AS NOTED
- ⊕ HYDRANT
- ⊕ UTILITY POLE
- n/f NOW OR FORMERLY
- ⊙ SEWER MANHOLE
- ⊕ CATCH BASIN
- ⊕ STONE RETAINING WALL
- BUILDING SETBACK LINE
- - - - - WETLAND LINE

NOTES

1. RANDOM TRAVERSE ERROR OF CLOSURE IS LESS THAN 1 PART IN 10,000.
2. OWNER OF RECORD:

PURPLE CHAIR INTERIORS LLC 50 NEWMARKET ROAD DURHAM, NH 03824 TAX MAP 3, LOT 3-3 BOOK 4536, PAGE 227 S.C.R.D.	PROPERTY ADDRESS: 38 BAGDAD ROAD DURHAM, NH 03824
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3. REFERENCE PLANS:
 - a) "PLAN OF LAND OF PHELPS LATIMER & OTHERS-DURHAM, N.H." BY BERRY CONST. CO. DATED JUNE 29, 1965 NOT RECORDED
 - b) "TOWN OF DURHAM SEWER EASEMENTS-LITTLEHALE CREEK INTERCEPTOR" BY G.L. DAVIS & ASSOC. DATED SEPT, 1964 S.C.R.D. PLAN 25, POCKET 4, FOLDER 5
 - c) "PLAN OF LOT AND DRAINAGE EASEMENT-WALTER & MARGARET HYLTON-DURHAM NEW HAMPSHIRE" BY G.L. DAVIS ASSOC. DATED MAY, 1977 S.C.R.D. PLAN No. 17-105
 - d) "BOUNDARY LINE ADJUSTMENT BETWEEN PAUL M. & ANN L. LAFORTUNE AND GERALD M. & CYNTHIA M. DUNN LOCATED AT BAGDAD ROAD, DURHAM, N.H." BY THIS OFFICE DATED DECEMBER, 2002. S.C.R.D. PLAN No. 68-49.
4. ZONING DIMENSIONAL AND DENSITY REQUIREMENTS ARE AS FOLLOWS:
 - a. ZONING DISTRICT RA
 - b. MINIMUM LOT SIZE IS 20,000 Sq.Ft.
 - c. MINIMUM LOT FRONTAGE IS 100 FT.
 - d. BUILDING SETBACKS:

FRONT:	30'
REAR:	20'
SIDE:	10'
WETLANDS:	75'



n/f
Carol Fitzhugh Jacoby Rev. Trust
39 Bagdad Road
Durham, NH 03824
Tax Map 1, Lot 18-1
2891/025 S.C.R.D.

n/f
Judith N. Moyer
43A/43C Bagdad Road
Durham, NH 03824
Tax Map 1, Lot 17-3
3142/1013 S.C.R.D.

n/f
Jayson O. & Kimberly N. Seaman
46 Bagdad Road
Durham, NH 03824
Tax Map 3, Lot 3-7
3775/253 S.C.R.D.

Lot 3-3-3
27,900 Sq. Ft.
0.64 Acres

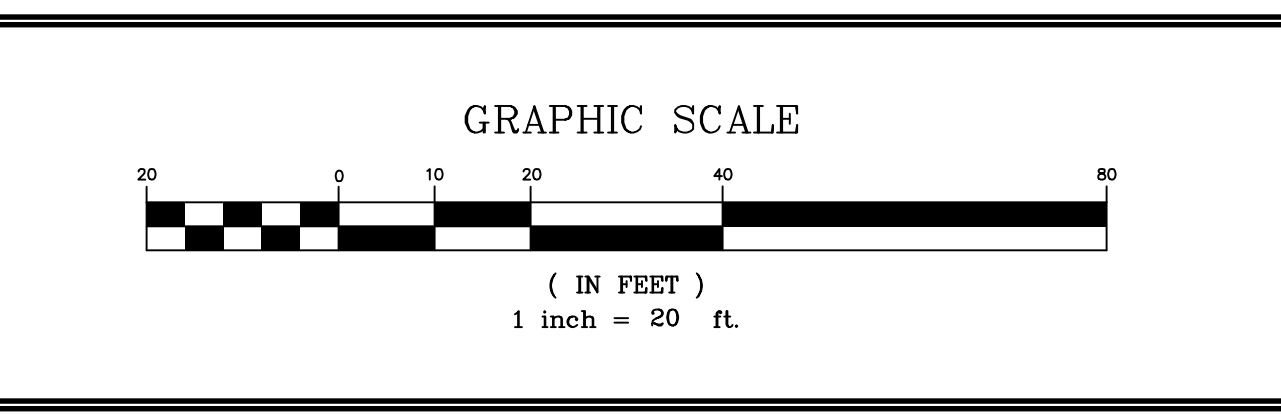
Proposed Lot
21,377 Sq. Ft.
0.49 Acres

n/f
Gerald J. Needell Revocable Trust
36 Bagdad Road
Durham, NH 03824
Tax Map 3, Lot 3-2
3783/688 S.C.R.D.

n/f
Erich H. & Trina F. Ingelfinger
35 Bagdad Road
Durham, NH 03824
Tax Map 3, Lot 3-4
2914/277 S.C.R.D.

TOWN of DURHAM
PLANNING BOARD APPROVAL

ISSUE	DATE	DESCRIPTION	BY	CHKD.	APP.



ATLANTIC
SURVEY CO, LLC

25 Nute Road, Dover, New Hampshire 03820

PREPARED BY:

SURVEYORS

PLANNERS

SEPTIC DESIGNERS

603-659-8939

DATE:	May, 2018
FIELDWORK BY:	AF
DESIGNED BY:	AF
CAD FILE:	18124
PROJECT No.:	18124
SHEET	1 of 1

SUBDIVISION of LAND
PREPARED FOR
Purple Chair Interiors LLC
LOCATED AT
Bagdad Road, Durham, N.H.