

PLAN NOTES

1. Proposed 26' x 36' addition to existing single-family residential building located within the Shoreland Protection Overlay District to include:

- Two (2) Parking Spaces
- Area for Mudroom, Laundry and Bath
- Stairwell to Second Floor Storage

2. Second Floor (roof system) to be consistent with existing house design. Ridge line will be higher due to sloping lot conditions and requirements to maintain proper drainage.

3. Encroachment into Side Lot Line Setback shall not exceed twenty feet (20').

4. No encroachment to the 125' Tidal Setback shall occur.

5. Best Management Practices shall be used during construction to prevent silt run-off into Little Bay or adjacent wetland buffer.

6. Noted 20' and 24' oaks and 20' pine trees to be removed (oak and pine are currently cabled).

THERE ARE NO WELLS OR SEPTIC SYSTEMS WITHIN 75' OF THE SUBJECT SEPTIC SYSTEM.

CALCULATIONS

Existing House

House Footprint 1,776 s.f.
Usable Volume 12,894 c.f.

Proposed Addition

Addition Footprint: 936 s.f.
Usable Volume 1,638 c.f.

(53% Footprint increase)
(13% Usable Volume increase)

RECEIVED
Town of Durham
APR 28 2014

Planning, Assessing
and Zoning

EXISTING CONDITIONS

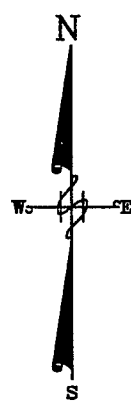
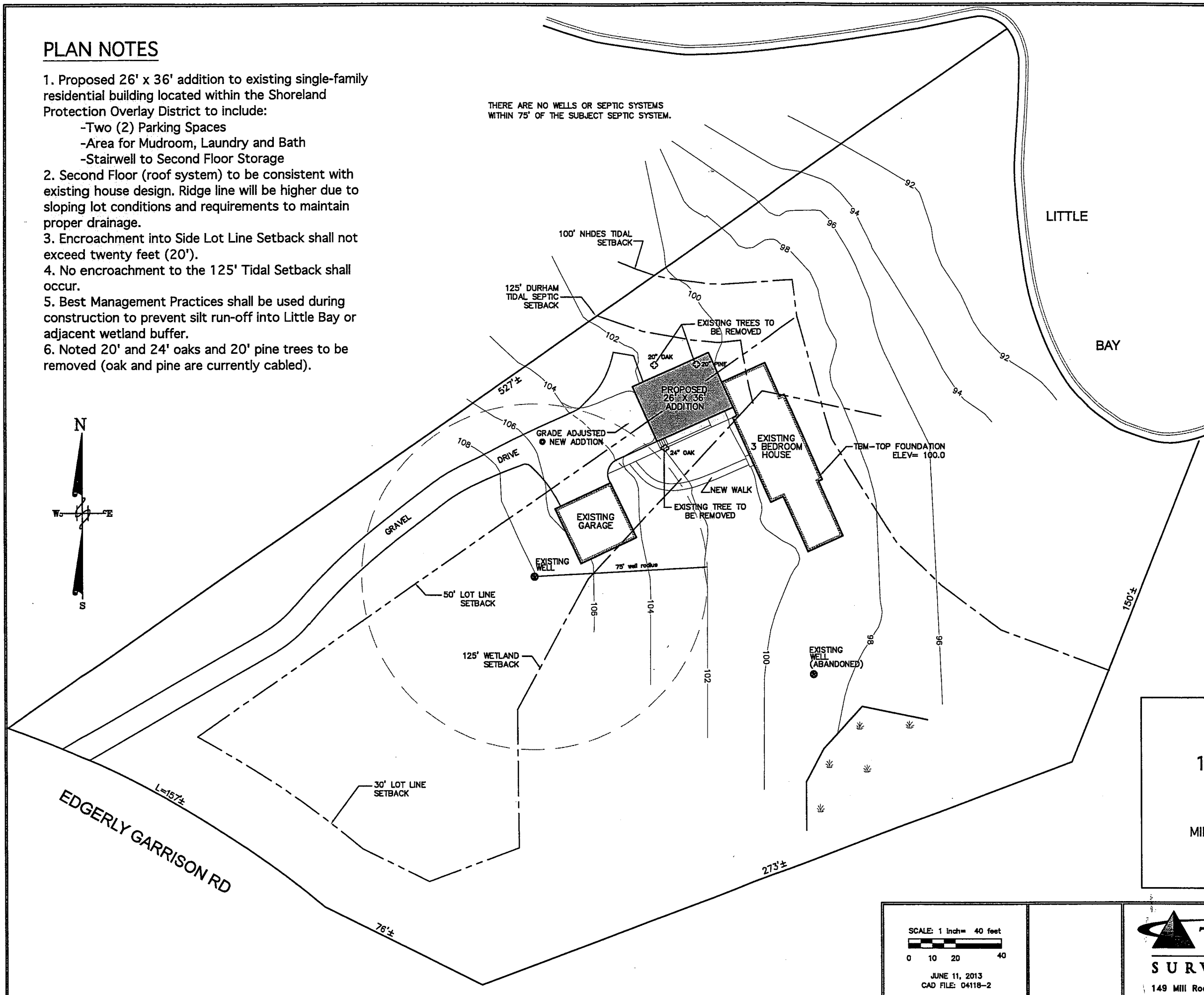
1. 1 1/2 story Cape with gable dormers on rear. House is built on gravel crawl-space with small full-headroom Basement area to house furnace and sump pump- no storage area available in Basement.

2. New Clean Solutions state-of-art septic treatment system permitted and installed in 2013.

Existing Conditions and
Proposed Addition to House at:

15 Edgerly Garrison Road
Durham, NH 03824

Tax Map 12 Lot 16-4
MILDRED F. PENHALE REVOCABLE TRUST
Residential Coastal Zone
April 25, 2014



SCALE: 1 inch = 40 feet
0 10 20 40
JUNE 11, 2013
CAD FILE: 04118-2

PREPARED BY:
ATLANTIC
SURVEY CO., INC
149 Mill Road, Durham, New Hampshire 03824
SURVEYORS
ENGINEERS
PLANNERS
603-659-8939