

**ZONING SUMMARY:**

PROPERTY REFERENCE: MAP 11, LOTS 8-1 THRU 8-15 AND VALBETH LANE AND PORTION OF LOT 8-0

TOTAL SITE AREA: 492,247 S.F. OR 11.30 AC.

ZONING: OFFICE AND RESEARCH DISTRICT-ROUTE 108 (OR) WETLANDS CONSERVATION OVERLAY DISTRICT (WCO)

OWNER: ROCKINGHAM PROPERTIES 1, LTD  
PO BOX 423  
BELMONT, MA 02178

SETBACKS	REQ'D	PROVIDED
FRONT YARD	50' MIN.	50'
SIDE YARD	25' MIN.	25'
REAR YARD	25' MIN.	9'
WETLANDS BUFFER	75' MIN.	<75' CUP REQUESTED
MAX. IMPERVIOUS	50% MAX.	44%

BUILDING HEIGHT: 50'/75' MAX. <60'

OVERALL BLDG. FOOTPRINT: 91,642 S.F.

FLOOR AREA:	GROUND FLOOR	FIRST FLOOR	SECOND FLOOR	THIRD FLOOR	FOURTH FLOOR	TOTAL
	85,409 S.F.	92,202 S.F.	81,138 S.F.	67,041 S.F.	44,439 S.F.	370,232 S.F.
						222 UNITS

PARKING:	CARAGE	OUTSIDE	TOTAL
	107 SPACES	172 SPACES (INCL. 6 ADA SPACES)	279 SPACES

- REFERENCE PLANS:**
1. "EXISTING CONDITIONS PLAN, PREPARED FOR THE RIVERWOODS GROUP", PREPARED BY ATLANTIC SURVEY COMPANY, DATED APRIL 2017.
  2. "PLAN STONE QUARRY OFFICE PARK, DURHAM NH", PREPARED BY AMERICAN ENGINEERING CONSULTANTS, CORP., DATED SEPT. 04, 2002.
  3. "SUBDIVISION OF LAND, PREPARED FOR ROCKINGHAM PROPERTIES 1, LTD", PREPARED BY ATLANTIC SURVEY COMPANY, DATED DECEMBER 2001.

**ALTUS ENGINEERING, INC.**

133 COURT STREET PORTSMOUTH, NH 03801  
VOICE: (603) 433-2335  
FAX: (603) 433-4194



THIS DRAWING HAS NOT BEEN RELEASED FOR CONSTRUCTION

ISSUED FOR: APPROVAL

ISSUE DATE: JULY 19, 2017

REVISIONS	NO.	DESCRIPTION	BY	DATE
	0	INITIAL SUBMISSION	JKC	7/19/17

DRAWN BY: RMB  
APPROVED BY: JKC  
DRAWING FILE: 4836SITE.DWG

SCALE: 1" = 50'

LAND OWNER - SUBJECT PARCEL:  
**ROCKINGHAM PROPERTIES 1, LTD**  
P.O. BOX 423  
BELMONT, MA 02178

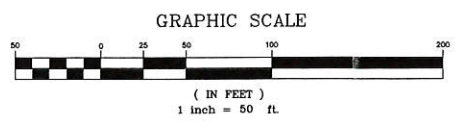
APPLICANT:  
**THE RIVERWOODS GROUP**  
7 RIVERWOODS DRIVE  
EXETER, NH 03833

PROJECT:  
**RIVERWOODS DURHAM**  
STONE QUARRY DRIVE  
DURHAM, NH

TITLE:  
**SITE PLAN**

SHEET NUMBER:  
**C - 2.0**

FINAL APPROVAL BY DURHAM PLANNING BOARD.  
CERTIFIED BY MICHAEL BEHRENDT, TOWN PLANNER  
CERTIFIED \_\_\_\_\_  
DATE \_\_\_\_\_



n/f  
Town of Durham  
15 Newmarket Road  
Durham, NH 03824  
Tax Map 11, Lot 12  
S.C.R.D. 1824/501

EXISTING POLE BARN  
EXISTING POLICE SHOOTING RANGE

STONE QUARRY DRIVE

DURHAM RESIDENT TRAIL ACCESS PARKING (4 SPACES)

other land of Rockingham Properties 1, LTD  
PO Box 423  
Belmont, MA 02178  
Tax Map 11, Lot 8-2  
S.C.R.D. 1780/450

n/f  
Land Options, LLC  
96 Cliff Road  
Portsmouth, NH 03801  
Tax Map 11, Lot 8-0  
2.2-acres

n/f  
Thomas B. & Mary E. Merrick  
7 Conney Road  
Durham, NH 03824  
Tax Map 10, Lot 11-5

other land of Rockingham Properties 1, LTD  
PO Box 423  
Belmont, MA 02178  
Tax Map 11, Lot 8-2  
S.C.R.D. 1780/450