

**TOWN OF NORTHFIELD
APPLICATION FOR SITE PLAN REVIEW**

Application for: ☐ Design Review ☐ Final Application
Level of Site Plan Review Required: ☐ Minor ☐ Major

Name of Owner: D & M Barton Limited Partnership
Address: 206 Fair St. Laconia NH 03240
Telephone #: 603.155.2288 E-mail address: dbarton@metrocast.net

Authorized Agent: _____
Address: _____
Telephone #: _____ E-mail address: _____

Name of Development: Cross Mill Village
Location: Cross Mill Rd
Tax Map and Lot Number(s): R04-21

Description of Development: 55 + Unit development 35 bldgs, 70 units
Request to modify Notice of decision
dated 9/14/2020 See attached request
dated 4/13/2022

Current Zoning of Site: _____
Special Exception Granted? ☐ Yes ☒ Not Applicable
Variance Granted? ☐ Yes ☒ Not Applicable

Site in Acres: 53.057 Site in Sq. Ft.: _____
Total Developable Acres: 30 Acres (-)

Type Sewage Disposal: ☒ Municipal ☐ Private ☐ Other _____
Type of Water Supply: ☐ Municipal ☒ Private ☐ Other _____

ASIDE FROM THE ABOVE, THE FOLLOWING ARE REQUIRED:

1. "Notice of Planning and Zoning Approvals Required" signed by the Northfield Building Inspector.
2. A petition for any and all waivers. The petition shall state fully the grounds for each request for waiver and all of the facts relied upon by the petitioner.
3. All other requirements as per Section 5 of the Town of Northfield Site Plan Review Regulations.

To the best of my knowledge, the information above and that accompanies this request is true and correct. I understand that any approval based on incorrect information and data may be reviewed and withdrawn.

Date: 4.13.22

Signed:  D & M Barton LTD.

**TOWN OF NORTHFIELD
ABUTTER'S LIST FOR
SITE PLAN/DESIGN REVIEW APPLICATIONS**

An abutter is anyone with property that shares a boundary line or is on the other side of a street from a boundary line. **Include all engineers, surveyors, authorized agent and the applicant.** If applicable, all holders of conservation, preservation or agricultural preservation restrictions must be included in the abutter list.

	NAME	ADDRESS	TAX MAP AND LOT #(s):
1.			
2.			
3.			
4.			
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Design Review : \$100.00

MAJOR Site plan :
\$300.00 + \$150/living unit or
\$150/1500 sq. ft. commercial

MINOR Site Plan:
\$100.00 + \$150/living unit or
\$150/1500 sq. ft. commercial

ABUTTER NOTIFI-
CATION/ABUTTER \$10.00

Total # of Abutters X \$10.00 250.00

Application Fee _____

Total Due: 250.00

Date Received _____

Stephanie Giovannucci

From: Dwight Barton <dbarton@metrocast.net>
Sent: Sunday, April 3, 2022 12:24 PM
To: Stephanie Giovannucci
Subject: for the Planning Board's consideration

Per the request of the Planning Board I have outlined below a possible path forward.

The lack of the full Development Permit reinstatement is a cause for concern for both potential buyers and construction funding lenders.

The deteriorated condition of some of the roads is a concern to the Planning Board. Following is a potential solution for both concerns:

- 1, The Town of Northfield Planning Board hereby reinstates the development permit for Cross Mill Village, and,
2. It is agreed and understood that no real property at Cross Mill Village development will be sold or conveyed without the road work completed per the quote from R&D Paving dated 02/22/22
or a cash escrow account funded to adequately cover in full the cost thereof.



TOWN OF NORTHFIELD

21 Summer Street, Northfield, New Hampshire 03276
Tel. 603-286-7039 Fax 603-286-3328
www.northfieldnh.org



NOTICE OF DECISION

D & M Barton Limited Partnership,

Map/Lot: R04-2-1

You are hereby notified that your application for a Major Site Plan to complete phase 1 as presented of your property located on Cross Mill Road has been **APPROVED** by the Planning Board at their September 14, 2020 meeting with the following conditions:

1. Two Escrow accounts must be set up with the Town prior to the beginning of construction for both work and inspections.
2. Applicant must comply with the Bailey Engineering recommendations for phase I.
3. Applicant must submit as-built plans to the Town.
4. Applicant must provide Condo documentation approved by the State of NH.
5. Original approved site plan allowing 55+ age restrictions only must be followed.
6. All roadways/streets, trash collection are to remain private.
7. This approval will expire through the binder course on November 1, 2021.
8. This approval will expire through the top course on November 1, 2022.
9. This approval will expire in its entirety on November 1, 2022.

Jason Durgin

Planning Board Chairperson

September 14, 2020

Owner Name	Co-Owner Name	Owner Address	Owner City	Owner State	Owner Zip
PUBLIC SERVICE CO OF NH		PO BOX 330	MANCHESTER	NH	03105
YOUNG, PATRICIA		4808 STATE ROUTE 8	CHESTEROWN	NY	12817
SANTOS, KIMBERLY M.	GRIFFIN, CLINT RICHARD	131 CROSS MILL ROAD	NORTHFIELD	NH	03276
D & M BARTON LIMITED PARTNERSH		206 FAIR STREET	LACONA	NH	03246
MOREAU, RONNY J		119 CROSS MILL ROAD	NORTHFIELD	NH	03276
LEO, RALPH J	LEE, MARIE E	161 CROSS MILL ROAD	NORTHFIELD	NH	03276
PEVINE, SPENCER L.	SZCZEPKOWSKI, JEAN	169 CROSS MILL ROAD	NORTHFIELD	NH	03276
MARSHALL, SCOTT G.	MARSHALL, NADINE M	177 CROSS MILL ROAD	NORTHFIELD	NH	03276
TRIPPLE, KENNETH G.	TRIPPLE, ANDREA H.	183 CROSS MILL ROAD	NORTHFIELD	NH	03276
ARCHAMBAULT, STEVEN J	ARCHAMBAULT, JEAN E	193 CROSS MILL ROAD	NORTHFIELD	NH	03276
BRUNEAU MATTHEW	GUERRIERO, JOCELYN	199 CROSS MILL RD	NORTHFIELD	NH	03276
GREEN ACRES KINGDOM TRUST	GRIFFITHS, JOSEPH TRUSTEE	7077 SOUTH COURT STREET	CAVASTOTA	NY	13032
RIVERVIEW FARM ON THE WINNIPES		21 OLD SAW MILL ROAD	BEDFORD	NH	0311
CAMPO, LUIS	CAMPO, ANN	150 CROSS MILL ROAD	NORTHFIELD	NH	03276
SHAH, BIR B		22 FOX RUN ROAD	RAYMOND	NH	0
FRANKLIN, CITY OF		316 CENTRAL STREET	FRANKLIN	NH	03237
PROULX, THOMAS A	PROULX, LINDA M	145 TERRACE ROAD	FRANKLIN	NH	03237
STANFIELD, VICTOR C	STANFIELD, CAROL B	136 TERRACE ROAD	FRANKLIN	NH	03235
FINNIE, WILLIAM G	FINNIE, SANDRA A	1 CRICKET HILL WAY	FRANKLIN	NH	03235
HUTCHINS, CALEB GREGORY		288 PLEASANT STREET	FRANKLIN	NH	03235
SABRA HEALTH CARE NORTHEAST, L		18500 VON KARMAN AVE - SUITE 5	IRVINE	CA	92612
LEIGHTON, MATTHEW D		19 OLD SUNCOOK RD BKG 1, APT 300	CONCORD	NH	03307
GRAIG T BAILEY PE		217 COTTON HILL RD	GILFORD	NH	032
STEPHAN T NIX, ESQ		25 COUNTRY CLUB RD, UNIT 502	GILFORD	NH	03249

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