

**CANTERBURY PLANNING BOARD
PO BOX 500
THE SAM LAKE HOUSE
CANTERBURY, NH 03224**

SUBDIVISION APPLICATION
(Rev. 7/1/2025)

NOTE: This application, and all required information, must be filed at least twenty-one (21) days before the date of the meeting at which it is to be submitted to the Board for acceptance as complete, whether in person or by mail. Filing is to be done at The Sam Lake House, Canterbury, NH to the attention of the Planning Board.

1. Name and address of Applicant:

Amy Fifield

129 Pickard Road Canterbury, NH 03224

Phone Number: 603-717-2180

Email Address: fifieldany@yahoo.com

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

Hugh & Delorus Fifield Trust

129 Pickard Road Canterbury, NH 03224

Phone Number: 603-717-2180

Email Address: fifieldany@yahoo.com

3. Name, address and telephone number of surveyor and or agent authorized to represent owner/applicant before the Planning Board: (attach letter of authorization to application):

Richard D. Bartlett & Assoc. LLC 214 North State Street Concord, NH 03301

603-225-6770 mcsargent@richarddbartlett.com

4. Location of proposed project:

129 Pickard Road

Tax Map/Lot No.: Map 258, Lot 26

5. **Zoning District:** Rural **Flood Area:** Yes / No

6. **Name of proposed development (if applicable):**

NA

7. **Number of acres:** 24.24 ac. **Number of lots** 3

Number of structures: 6 **Number of units in structure:** / single-family home

8. **Type(s) and number of dwelling units proposed in subdivision (check all that apply):**

Single Family x Duplex _____ Multi-Family _____

9. **Type(s) of proposed uses in subdivision:**

x Residential _____ Multi-Family _____ Manufactured Housing Park

_____ Cluster _____ Commercial _____ Industrial

As to each use identified above, is the use a permitted use under the Zoning Ordinance?

yes

If no, has a Special Exception or Variance been applied for or obtained? _____

Date of approval: _____

10. **Date of last Site Plan Review or Subdivision of land:** NA

11. **DES Subdivision Number (if applicable):** NA

12. **Identify any existing easements or Rights of Way on property:**

Na

13. **Abutters:** Attach a separate list containing the name, mailing address, and tax map/lot number of all abutters, including those across a street, brook, or stream. Names should be those of current owner as recorded in the Tax Records five (5) days prior to the submission of this application.

This application must comply with all requirements set forth in the Subdivision Regulations of the Town of Canterbury.

14. Application fees:

Application Submission fee:	\$ <u>100.00</u>
Minor Subdivision fee - \$100.00	
Major Subdivision fee - \$150.00	
Each lot (including original lot) - \$50.00	\$ <u>150.00</u>
Abutter notification - \$11.00 each abutter (Include applicant, owner if other than applicant, and surveyor, and anyone else whose seal appears on the plan)	\$ <u>121.00</u>
Registry filing fee (\$50.00 for each Mylar recording). Mylar will not be recorded until Town receives letter from surveyor indicating bounds have been set.	\$ <u>100</u>
TOTAL (check payable to Town of Canterbury Planning Board.	\$ <u>471.00</u>

Also include a check in the amount of \$25.00 (per plan) payable to the Merrimack County Registry of Deeds for the State of New Hampshire LCHIP surcharge.

Note regarding costs: Upon submission of this application, the Planning Board may, in its discretion, require that the applicant pay and addition sum for estimated administration, legal, or technical review costs.

CERTIFICATION AND ACKNOWLEDGMENT

- I. The applicant (and the owner or agent, if applicable) certifies that the information and representations contained in this application are complete and correct. All costs for engineering, legal or other professional services or recording by the Planning Board or the Town of Canterbury in the subdivision process of this property shall be borne by the applicant and/or owner and shall be paid prior to recording of the final plat.
- II. I have reviewed, or have had an opportunity to review, the Town of Canterbury Zoning Ordinance and Subdivision Regulations prior to submission of this application.

- III. I, as owner of the land to be subdivided, hereby authorize the Canterbury Planning Board and its agents to access my land for the purpose of reviewing this subdivision plan, and 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 Canterbury ordinances and regulations.

- IV. I am aware that failure to satisfy all conditions precedent to final approval within 45 days of the Planning Board vote shall be adequate grounds for revocation of approval of the application and/or termination of the application process. The Planning Board, in its sole discretion, may grant extensions for this 45-day period.

Date: 11/5/25 Applicant: Amy Fifek Amy Fifek
 Date: _____ Owner: _____
 Date: 11/11/25 Agent: [Signature]

FOR PLANNING BOARD USE ONLY:

Filing Fee:	\$ _____	Date: _____
Lot Fee:	\$ _____	Date: _____
Abutter Fee:	\$ _____	Date: _____
Registry Fee:	\$ _____	Date: _____
Estimated Technical Review Fee (if any):	\$ _____	Date: _____

NOTE: Fees must be paid before hearing. A position has been reserved on the agenda for _____.

 Secretary/Clerk/Agent for Planning Board

Richard D. Bartlett & Associates, LLC is authorized to represent us before the Canterbury Planning Board concerning an application for a subdivision of property at 129 Pickard Road.

Cheryl Hill 11/5/25
Date

SUBDIVISION ABUTTERS LIST

DATE: 4/21/2025 JOB# 425.142

ASSESSORS INFORMATION			DEED REFERENCE		Name	Address
Map No	Block No.	Lot No.	Book	Page		
258		26	2620	609	Applicant: Hugh & Delores Fifield Trust	129 Picard Rd Canterbury, NH 03224
258		2	3324	664	Abutters: Maureen Duffy	6 Scales Rd Canterbury, NH 03224
258		24	3740	1574	Maureen Duffy	6 Scales Rd Canterbury, NH 03224
258		25	3779	2343	Michael Bertolone	Canterbury, NH 03224
258		27			Robert Meyer TTE 1/2 Int Revoc Trust Shelby Woolsey	128 Picard Rd Canterbury, NH 03224
258		28	3686	1365	Town of Canterbury	PO Box 500 Canterbury, NH 03224
258		29			Kylee Stacey Yam Jennie Lee Bergeron	115 Southwest Rd Canterbury, NH 03224
263		1	259	1692	Society for the Protection of NH Forests	54 Portsmouth St Concord, NH 03301
263		2	3338	1481	Suzanne Leblanc	45 Old Schoolhouse Rd Canterbury, NH 03224
264		35	3819	419	Theresa & Michael Upstill	91 Southwest Rd Canterbury, NH 03224
					The Frary Family Trust 2/8/23 Michael & Christina Frary TTES	16 White St Concord, NH 03301

Project Narrative—Fifield Property 129 Pickard Road

The application involves a parcel owned by the Hugh & Delorus Fifield Trust with frontage on Pickard Road, a class V roadway, and Old School House Road a class VI roadway. The parcel has a total area of 24.24 acres with a number of buildings.

The applicants propose to create two additional lots, one fronting on both Pickard Road and Old Schoolhouse Road, having a area of 5.02 acres with 571.53 feet of frontage on Pickard Road the other having 1,870.84 feet of frontage on Old Schoolhouse Road and a total area of 14.17 acres, this lot will be designated as open space uses only parcel. The remaining parcel, encompassing the existing home on the property is proposed to have an area of 5.05 acres and 486.24 of frontage on Pickard Road.