ASHLAND PLANNING BOARD
SITE PLAN CHECKLIST

The site plan shall be drawn accurately and to scale, and shall show the following:

☐ Title, date and zoning district
☐ Names of owner, developer and designer
☐ Scale of plan (1"=20’ preferred), North arrow and location map
☐ Boundaries, abutters names, all easements, water bodies and water courses
☐ Building outlines showing location of steps, entries and loading platforms
☐ Location and width of walks, streets and other ways within and around the site
☐ Location of septic systems, wells, and catch basins and other surface drainage facilities
☐ Location and size of fences, retaining walls, signs and outdoor lighting
☐ Proposed grading and filling
☐ Proposed landscaping, including the location, height and type of vegetation with an indication of existing vegetation to be retained
☐ Contour lines and surveyed boundaries, if required by Board
The preliminary subdivision layout, any subsequent revisions, and the final Subdivision Plat shall show or be accompanied by:

- Identifying Title, date, a bar scale, a revision block and a North arrow;
- Name(s) and address of owner, subdivider and designer; name, license number and seal of the NH licensed land surveyor;
- Names of abutting owners lot lines within 100’ and roads within 200’;
- Sufficient data to determine the location, bearing, and length of every street line, lot line and boundary line;
- Name of Zoning District(s) with boundary lines between them shown;
- Names and widths of existing and proposed streets, right-of-way lines, lot frontages, lot sizes in square feet and acres;
- Existing and proposed easements and deed restrictions over and under private property; the location of all parcels of land proposed to be dedicated to public use (open space) with the conditions of such dedications;
- Notations pertaining to private roads;
- Existing buildings, water courses, ponds or standing water, rock ledges, and other essential features;
- A general site location map of proposed subdivision in relation to major roads
- A statement of adequacy of utility systems for the provision of water service, fire protection, sewer service, and storm drainage; (from 2.6e)
- Surface elevations sufficient in number on property to indicate topography
- Approximate grades and profiles of all streets with typical cross-sections indicating cut and fill and location and size of any bridges, culverts or drains which may be required for handling storm drainage;
- Copies of all information required by Section 2.9 from any state agency for approval; copies of such private deed restriction as are intended to cover part or the entire tract;
- Performance bond (or other appropriate surety) to cover the cost of preparation and installation of streets; extension of water and sewer lines; installations of facilities for handling storm drainage; remediation of construction work, or other facilities, or design features incorporated into the Planning Board approval.
- Conditions Subsequent/PB waivers attached to plat