

SPECIAL BOARD OF ALDERMEN

JULY 1, 2021

7:00 PM

Aldermanic Chamber and via Zoom

Join Zoom Meeting: <https://us02web.zoom.us/j/89948155727?pwd=RDYwO1lNZWNmT05BcjRONFMvSjRkOT09>  
Meeting ID: 899 4815 5727 Passcode: 088704

Join by telephone: 1-929-205-6099  
Meeting ID: 899 4815 5727 Passcode: 088704

*If for some reason you cannot connect to Zoom, please contact us at (603) 589-3329 and they will help you with connectivity. The public may also view the meeting via Channel 16.*

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PRESIDENT LORI WILSHIRE CALLS ASSEMBLY TO ORDER

PRAYER OFFERED BY CITY CLERK SUSAN K. LOVERING

PLEDGE TO THE FLAG LED BY ALDERMAN JAN SCHMIDT

ROLL CALL

**PUBLIC HEARING**

**PETITION FOR STREET LAYOUT – 44 BUCKMEADOW ROAD**

Testimony in Favor

Testimony in Opposition

Testimony in Favor

Testimony in Opposition

**ADJOURNMENT**

**PETITION  
FOR  
STREET LAYOUT**

TO THE HONORABLE BOARD OF ALDERMEN OF THE CITY OF NASHUA:

Pursuant to RSA 231:8, the undersigned requests that the following described portion of land be laid out for a public highway:

The "Area of Acquisition", comprising 0.172 acres (7,512 SF), more or less, being a portion of the premises known as 44 Buckmeadow Road, Map C, Lot 25, City of Nashua, County of Hillsborough, State of New Hampshire, as shown on the attached plan entitled "Acquisition Plan (Map C, Lot 25), 44 Buckmeadow Road," dated January 15, 2021 (as revised) and prepared by Hayner/Swanson, Inc. for the City of Nashua Joint Special School Building Committee, which plan is incorporated herein by reference; and is more particularly described as follows:

Beginning at a stake and stones at the northwesterly corner of Map "C" Lot 2851 (land of the City of Nashua) at Map "C" Lot 25 (land of Jeannine L., Paul G. And Michael J. Gagnon), thence

S 10°49'23" E        along said Lot 2851, a distance of 55.00 feet to a point, thence

Crossing said Lot 25 by the following two (2) courses:

N 68°46'28" W        a distance of 91.76 feet, thence

S 87°03'01" W        a distance of 28.42 feet to a point at Map "C" Lot 762 (other land to be acquired by the City of Nashua), thence

Along Said Lot 762 by the following two (2) courses:

N 48°50'33" E        a distance of 97.00 feet to a point at the easterly corner of said Lot 762, thence

N 24°44'27" W        a distance of 60.00 feet to a point, thence

S 50°24'46" E        crossing said Lot 25, a distance of 120.77 feet to a point at said Lot 2851, thence

S 62°56'21" W        along said Lot 2851 a distance of 42.00 feet to the point of beginning.

PETITION FOR STREET LAYOUT

This street layout is being petitioned by:

603-598-3528  
Telephone Number  
5/5/2021  
Date

[Signature]  
Petitioner: Richard A. Dowd  
8 Acot Park, NASHUA, NH 03063  
Address

Petition and Plan received [Signature]  
CITY CLERK

5/5/2021  
DATE

The foregoing petition ( ) is ( ) is not recommended for approval:

The foregoing petition ( ) is ( ) is not approved (see RSA 674:40):

\_\_\_\_\_  
CITY ENGINEER DATE

\_\_\_\_\_  
CHAIRMAN, NASHUA PLANNING BOARD DATE

Petition introduced at Board of Aldermen Meeting \_\_\_\_\_  
DATE

Public Hearing conducted by the Board of Aldermen (see RSA 231:10 and 231:11):

\_\_\_\_\_  
DATE TIME PLACE

In accordance with RSA 231:8, the foregoing petition was granted, by the Board of Aldermen and Mayor on \_\_\_\_\_  
DATE

The Board of Aldermen vote was ( ) a majority of those present and voting or ( ) 2/3 or more of those present and voting.

Attest: \_\_\_\_\_  
DATE

\_\_\_\_\_  
CITY CLERK

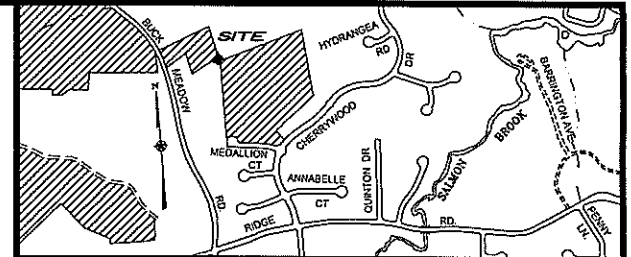
N

NH STATE PLANE

N.A.D. 1983

**PLAN REFERENCES:**

1. MASTER SUBDIVISION PLAN (LOTS 2409, 2410, 2411 & 2791, MAP 'C') THE GAGNON FARM, PHASE I (FINAL), RIDGE ROAD, NASHUA, NEW HAMPSHIRE, PREPARED FOR GAGNON REALTY TRUST, DATED 18 FEBRUARY 2005 WITH REVISIONS THRU 07/29/05 AND PREPARED BY THIS OFFICE. RECORDED AS H.C.R.D. PLAN No. 34215.
2. FINAL SUBDIVISION PLAN - MAP 'C' LOT 20, RIDGE ROAD, NASHUA, NEW HAMPSHIRE, PREPARED FOR: LORRAINE A. KEADY, SCALE: 1" = 200', DATED: JULY 9, 1991 WITH REVISIONS THRU 10/17/91, AND PREPARED BY CUOCO & CORMIER ENGINEERING ASSOCIATES, INC. RECORDED: H.C.R.D. PLAN No. 25529.
3. SURVEYED FOR ANDREW DIANTONIO, NASHUA-N.H., CONVEYED BY GEORGE A. GAGNON, LOTS 1 & 2, SCALE: 1" = 40', DATE: APRIL 1970 AND PREPARED BY R. FOREST LUND, RECORDED: H.C.R.D. PLAN No. 4700.
4. LOT LINE ADJUSTMENT PLAN PREPARED FOR ANDREW R. DIANTONIO, EXECUTOR AND CYNTHIA AND ROGER LANDRY, SCALE: 1" = 50', DATED: MAY 25, 1999 AND PREPARED BY DAVID M. O'HARA AND ASSOCIATES RECORDED: H.C.R.D. PLAN No. 30523.



VICINITY MAP

SCALE: 1"=1,000'

**NOTES:**

1. PURPOSE OF PLAN:  
TO DEPICT THE AREA OF EXISTING MAP 'C' LOT 25 ACQUIRED BY THE CITY OF NASHUA BY NOTICE OF CONDEMNATION DATED XX, 2021 AND RECORDED IN THE HILLSBOROUGH COUNTY REGISTRY OF DEEDS IN BOOK XXXX, PAGE YYYY.
2. LOT NUMBERS REFER TO THE CITY OF NASHUA ASSESSORS MAP C.
3. SURVEY CONTROL INFORMATION: (PER PLAN REFERENCE No. 1)  
HORIZONTAL DATUM: NAD83  
HORIZONTAL PROJECTION: NH STATE PLANE
4. CURRENT OWNER OF RECORD:  
MAP 'C' LOT 25  
JEANNINE L. & PAUL G. & MICHAEL J. GAGNON  
43 BUCKMEADOW ROAD  
NASHUA, NH 03062  
BK 5435, PG. 016

MAP 'C' LOT 762  
CITY OF NASHUA  
PO BOX 2019  
229 MAIN STREET  
NASHUA, NH 03060  
BK XXXX PG XXXX

REMAINING PORTION OF  
MAP 'C' LOT 25  
JEANNINE L., PAUL G. AND  
MICHAEL J. GAGNON  
43 BUCKMEADOW ROAD  
NASHUA, NH 03060  
BK 5435 PG 16

MAP 'C' LOT 2651  
CITY OF NASHUA  
PO BOX 2019  
229 MAIN STREET  
NASHUA, NH 03060  
BK 7683 PG 2664

REMAINING PORTION OF  
MAP 'C' LOT 25  
JEANNINE L., PAUL G. AND  
MICHAEL J. GAGNON  
43 BUCKMEADOW ROAD  
NASHUA, NH 03060  
BK 5435 PG 16

AREA OF ACQUISITION  
0.172 ACR.  
(7,612 SF)

MEDALLION  
COURT  
CUL-DE-SAC

**CERTIFICATION**

PURSUANT TO RSA 676:18, III AND RSA 672:14

I CERTIFY THAT THIS SURVEY PLAT IS NOT A SUBDIVISION PURSUANT TO THIS TITLE AND THAT THE LINES OF STREETS AND WAYS SHOWN ARE THOSE OF PUBLIC OR PRIVATE STREETS OR WAYS ALREADY ESTABLISHED AND THAT NO NEW WAYS ARE SHOWN.

I FURTHER CERTIFY, TO MY KNOWLEDGE, INFORMATION AND BELIEF, THAT THIS PLAN SHOWS THE RESULTS OF AN ON THE GROUND "STANDARD PROPERTY SURVEY" AND THAT SAID SURVEY MEETS THE MINIMUM PRECISION AND/OR ACCURACY MEASUREMENTS FOR SURVEY CLASSIFICATION "U" (URBAN) AS SET FORTH IN TABLE 500.1 OF THE NEW HAMPSHIRE CODE OF ADMINISTRATIVE RULES OF THE BOARD OF LICENSURE FOR LAND SURVEYORS ADOPTED 08/23/01, EFFECTIVE 01/01/09.

I FURTHER CERTIFY THAT THIS PLAN IS THE RESULT OF AN ACTUAL FIELD SURVEY MADE ON THE GROUND AND HAS A MAXIMUM ERROR OF CLOSURE OF ONE PART IN FIFTEEN THOUSAND ON ALL PROPERTY LINES WITHIN AND BORDERING THE SUBJECT PROPERTY.

DATE

DENNIS C. POLLOCK, LLS

MAP 'C' LOT 216

**PRELIMINARY**  
FOR REVIEW BY ALL

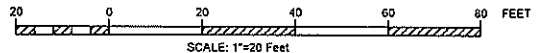
No.	DATE	REVISION	BY
1	05/05/21	CORRECTED PROPERTY ADDRESS	DCP

ACQUISITION PLAN  
(MAP C, LOT 25)

**44 BUCKMEADOW ROAD**  
NASHUA, NEW HAMPSHIRE

PREPARED FOR:  
**CITY OF NASHUA**  
**JOINT SPECIAL SCHOOL BUILDING COMMITTEE**  
141 LEDGE STREET NASHUA, NEW HAMPSHIRE 03060

RECORD OWNER:  
**JEANNINE L., PAUL G. & MICHAEL J. GAGNON**  
43 BUCKMEADOW ROAD NASHUA, NEW HAMPSHIRE 03062



15 JANUARY 2021

**HSI** Hayner/Swanson, Inc.  
Civil Engineers/Land Surveyors

3 Congress Street  
Nashua, NH 03062  
(603) 883-2057  
131 Middlesex Turnpike  
Burlington, MA 01803  
(781) 203-1901  
www.hayner-swanson.com

FIELD BOOK: 1232 & 1233	DRAWING NAME: 4475-F-ACC PLAN20	4475	1 OF 1
DRAWING LOCATION: J:\4000\4475\DWG		File Name	Sheet