



TOWN OF EXETER, NEW HAMPSHIRE

10 FRONT STREET • EXETER, NH • 03833-3792 • (603) 778-0591 • FAX 772-4709

www.exeternh.gov

PUBLIC NOTICE EXETER CONSERVATION COMMISSION

Water Trail Tour

Tuesday August 13th, 2019 at 5:00 P.M. The Conservation Commission will meet at the Main Street School parking lot with Rockingham Planning Commission's Julie LaBranche who will provide a walking tour of the newly installed Water Trail. The tour is open to the public and will occur every 30 minutes from 5-6:30

Monthly Meeting

The Exeter Conservation Commission will meet in the Nowak Room, Exeter Town Offices at 10 Front Street, Exeter on **Tuesday, August 13th, 2019 at 7:00 P.M.**

Call to Order:

1. Introduction of Members Present
2. Public Comment

Action Items

1. In accordance with NH RSA 41:14-a, the Selectboard is seeking your recommendation on the proposed sale of a town-owned parcel (Map 65 Lot 147) to the Exeter Hospital for \$50,000. (*Phil Chaput, Exeter Hospital; Darren Winham, Town of Exeter*)
2. Expedited Wetland application for 2,265 sq ft. of wetland fill associated with shoulder widening and sidewalk installation for improved pedestrian and bike access along Kingston Rd between the Little River and Pickpocket road (*Bill Straub, CMA and Jen Mates, DPW*)
3. Walleryczyk Easement Issue
4. 2020 CIP and Town Budget Planning Discussion
5. UNH Extension/Sea Grant Climate Change Outreach
6. Committee Reports
 - a. Property Management
 - i. Updates: Community Garden, Raynes Farm, Property Monitoring, VRAP (equipment purchase), Mowing (estimates) Emerald Ash Borer Monitoring, Exeter Country Club
 - ii. McDonnell Conservation Area Misuse
 - iii. Bunker/Barker Easement (Beech Hill Rd): Gate Request
 - iv. Field/Jones Easement (Dogtown Rd): Fencing Notice
 - b. Trails
 - i. Eagle Project Update – funding request (\$10)
 - ii. Trail Blazing - Paint Supply funding request (\$110.98)
 - c. Outreach Events
 - i. Update: Exploring Exeter- Little River
 - ii. Upcoming: 9/21, Possible Kayak Trip
7. Approval of Minutes: July 9th Meeting
8. Correspondence
9. Other Business
10. Next Meeting: Date Scheduled (9/10/19), Submission Deadline (8/30/19)

Todd Piskovitz, Chair

Exeter Conservation Commission

Posted August 9th, 2019 Exeter Town Office, Exeter Public Library, and Town Departments.

**TOWN OF EXETER
PLANNING DEPARTMENT MEMORANDUM**

Date: August 9
To: Conservation Commission Board Members
From: Kristen Murphy, Natural Resource Planner
Subject: Aug 13th Conservation Commission Meeting

1. Land Sale

RSA 41:14-a, requires the Conservation Commission and Planning Board to be consulted on the sale of property. The Selectboard is seeking your recommendation on the proposed sale of a town-owned parcel (Map 65 Lot 147) to the Exeter Hospital for \$50,000.

Suggested Motions for a memo to the Selectboard:

_____ We have reviewed this proposal and have **no objection** to the sale of Tax Map Parcel 65-Lot 147 as proposed.

_____ We have reviewed this proposal and recommend that sale be **(approved)(denied)** as noted below:

2. Kingston Road project

The Town is proposing to improve bike and pedestrian access along Kingston Road which requires shoulder widening and sidewalk installation between the Little River bridge and Pickpocket Road. Public Works is seeking your signature of support for expedited review of the wetland application.

Suggested Motions for a memo to NHDES:

_____ We have reviewed this proposal and vote to authorize the chair to sign the wetland application indicating **support for expedited review and no objection** to permitting the proposed work.

_____ We have reviewed this proposal and recommend **(approval) (denial)** of the wetland application as noted below:

3. Walleryczyk Conservation Easement

In 2013 we issued violation notice for the storage of logs within the easement. The owner processed and removed the logs. A new batch of logs has been located onsite. As discussed earlier this year, I issued a letter of non-compliance. The owner has expressed interest in discussing options with the commission. Your packet includes a copy of the letter and a copy of the easement for your reference.

4. Budget Planning

Its budget season again! The budget process is 2 fold: CIP and town budget. I have included a copy of the CIP submission and the current year's budget for discussion. We need to discuss whether you propose any changes in order to submit a recommended 2020 budget. Below is my rough list of items outside our typical budget request that we have discussed. If you have projects in mind, bring those thoughts to the meeting.

2020 Budget Needs

\$3,000 Downtown & Trails Planning

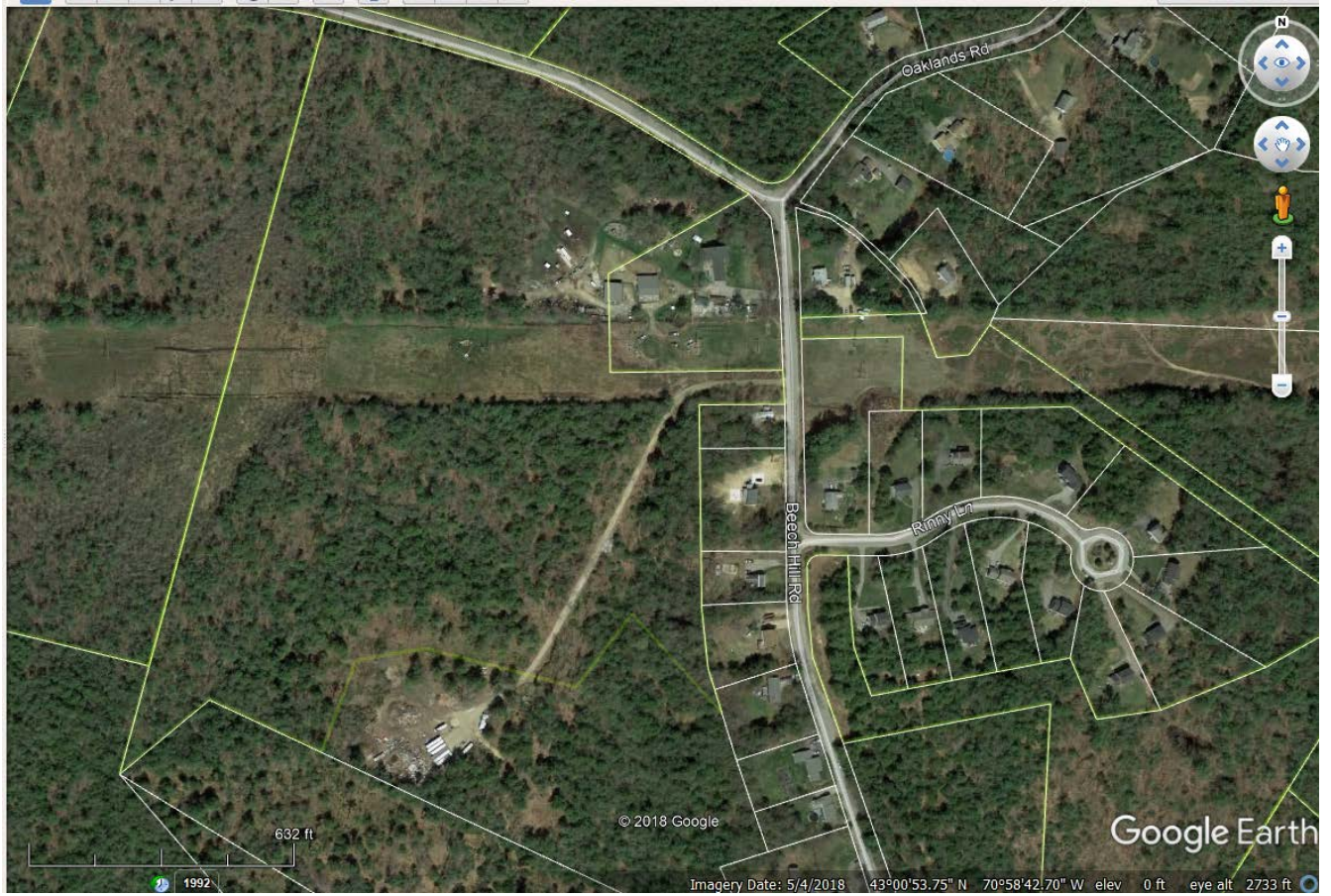
\$700 NHACC Dues + any adjustments for annual increase, estimates will come in September

Increased Training Budget

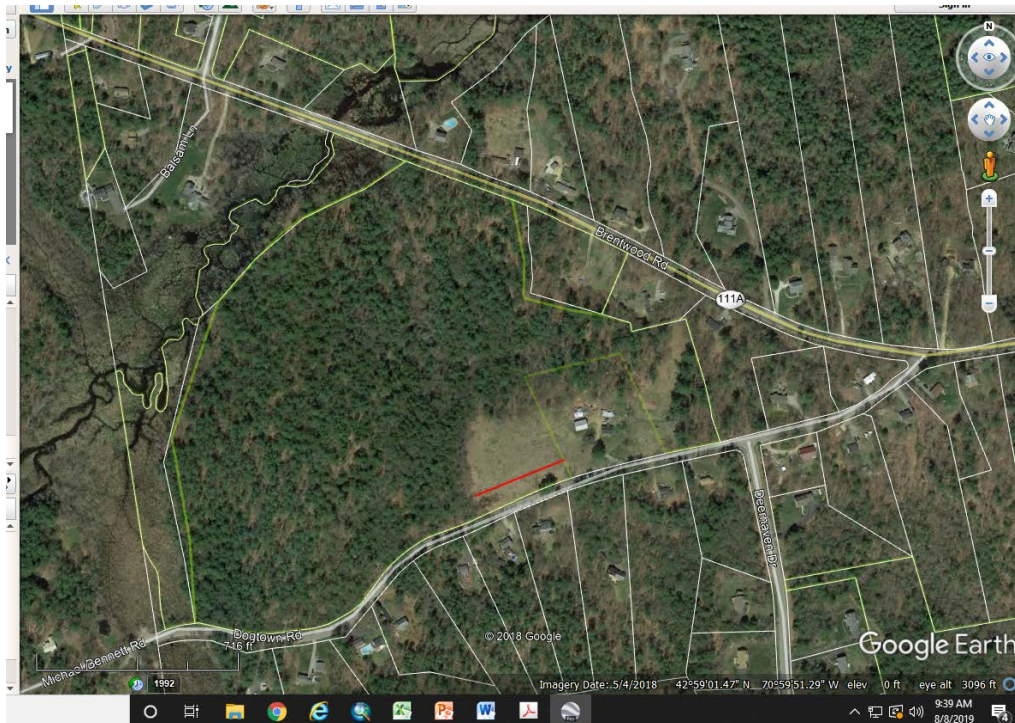
Field Edge Clearing @ Raynes (\$35/hr, 40 hrs offered: \$1,400)

- 5. UNH Extension/Sea Grant outreach:** We were successful in receiving approval for assistance to help expand landowner awareness of climate change impacts and resiliency planning. We are looking for who would be interested in participating, to what capacity and to plan a first meeting date.
Options 8:00 am 8/20, 8/21, 8/22, 8/28, 8/29, 9/10, 9/12

- 6a.iii.** While inspecting the Barker property (Bunker Easement) they expressed concerns with people driving up the powerline road and having to continue onto private land in order to turn around, despite installing signs that deter this. They wish to install a rolling gate, to stop access by vehicles without permission. The gate has one fixed end on a stand type base (see photo) and therefore is not a permanent structure. I find this would be in compliance with the easement as it would still provide for pedestrian access.



6aiv. While inspecting the Field/Jones Easement, Neil expressed an interest in adding fencing to connect to existing fencing onsite in order to allow cattle to graze. This easement does not require an agricultural use agreement between the CC and owner and allows this use provided it is performed in accordance with best management practice standards for the use. He also inquired about whether Christmas tree production is permitted. I find both of these activities in compliance as proposed.



BK 4494 PG 1896

2. USE LIMITATIONS (Subject to the reserved rights specified in Section 4 below)

A. The Property shall be maintained in perpetuity as open space without there being conducted thereon any industrial or commercial activities, except agriculture and forestry as described below, and provided that the productive capacity of the Property to produce forest and/or agricultural crops shall not be degraded by on-site activities.

i. For the purposes hereof, "agriculture" and "forestry" shall include animal husbandry, floriculture, and horticulture activities; the production of plant and animal products for domestic or commercial purposes; the growing, stocking, cutting, and sale of Christmas trees or forest trees of any size capable of producing timber or other forest products; and the processing and sale of products produced on the Property (such as pick-your-own fruits and vegetables and maple syrup).

ii. Agriculture and forestry on the Property shall be performed, to the extent reasonably practicable, in accordance with the then current scientifically based practices recommended by the University of New Hampshire Cooperative Extension, U.S. Natural Resources Conservation Service, or other government or private, nonprofit natural resource conservation and management agencies then active.

B. The Property shall not be subdivided or otherwise divided in ownership unless the Grantee approves the subdivision to further achieve the conservation purposes of this easement.

C. No structure or improvement, including, but not limited to, a dwelling, any portion of a septic system, tennis court, swimming pool, aircraft landing strip, telecommunications and/or wireless communications facility, tower, or mobile home, shall be constructed, placed or introduced onto the Property. However, ancillary structures and improvements including, but not limited to, a permeable road, dam, fence, bridge, culvert, barn, maple sugar house, tree stand, dock, or shed may be constructed, placed or introduced onto the Property only as necessary in the accomplishment of the agricultural, forestry, conservation, or noncommercial outdoor recreational uses of the Property and provided that they are not detrimental to the purposes of this Easement.



Request for board audience

1 message

Darren Winham <dwinham@exeternh.gov>

Tue, Jul 23, 2019 at 1:34 PM

To: Barbara Mcevoy <bmcevoy@exeternh.gov>, Kristen Murphy <kmurphy@exeternh.gov>

Hi Barb and Kristen:

Per our discussion, please add Phil Chaput from Exeter Hospital to the next convenient agenda for the ConCom and Planning Board. The subject is the proposed sale of a town-owned parcel (Map 65 Lot 147) to the hospital for \$50K. Attached please find documents to that end. According to NH RSA 41:14-a, the Selectboard needs recommendations from both the ConCom and Planning Board. The same RSA requires the Selectboard to "hold 2 public hearings at least 10 but not more than 14 days apart." I only mention this so that you and your respective boards know that the public will be noticed in the Selectboard phase and it thus might not be necessary to do so when Phil presents to your boards.

Thank you!

Darren Winham
Economic Development Director
Exeter, NH
603.773.6122 cell
dwinham@exeternh.gov

2 attachments



2019 05 06 P&S.docx

36K



Exhibit A to PS.pdf

60K

IMPORTANT: A Site Assessment Study prepared by a permitted designer **MUST** be attached to any P&S Agreement for sale of developed waterfront property to confirm whether the septic system complies with State law. See NH RSA 485-A:39 and Administrative Rules ENV-WQ 1025.01-07.

PURCHASE AND SALES AGREEMENT

AGREEMENT made this _____ day of _____, 2019 (date upon which the last of the parties hereto has signed), by and between **Exeter Hospital, Inc.**, or assigns, with an address of 5 Alumni Drive, Exeter, New Hampshire 03833 (hereinafter referred to as "BUYER") and the **Town of Exeter New Hampshire** with an address of 10 Front Street, Exeter, New Hampshire 03833 (hereinafter referred to as "SELLER").

W I T N E S S E T H:

WHEREAS, SELLER is the owner in fee simple of a certain undeveloped tract of land located on Prospect Avenue in the Town of Exeter, New Hampshire, and shown on Town of Exeter Tax Map 65 as Lot 147, and being further described in the deed recorded in the Rockingham County Registry of Deeds at Book 1047, Page 356 attached hereto and incorporated herein by reference as **Exhibit "A,"** hereinafter referred to as the "PREMISES";

WHEREAS, the SELLER desires to sell the PREMISES to the BUYER;

WHEREAS, the BUYER desires to purchase the PREMISES from the SELLER subject to certain conditions as to be hereinafter provided.

NOW THEREFORE, in consideration of the mutual covenants, agreements and other consideration of the parties described herein, the SELLER and BUYER Covenant and agree as follows:

1. **SALE AND PURCHASE OF PROPERTY.** The SELLER agrees to sell and convey to BUYER and the BUYER agrees to purchase from the SELLER the PREMISES, for the consideration and upon the terms and conditions hereinafter stated, subject to the General and Specific Conditions precedent to BUYER'S obligation to perform set forth in detail in this Agreement.

2. **PREMISES TO BE CONVEYED.** The "PREMISES" as described above additionally include all rights and easements appurtenant thereto, including a certain right of way Westerly of the granted premises and other property of the BUYER as conveyed to SELLER by deed of Exeter Hospital, being **Exhibit A** hereto. Additionally, all right title and interest of SELLER in and to any award made or to be made in lieu thereof for any taking or condemnation subsequent to the date hereof, whether paid or unpaid is part of the "PREMISES" to be conveyed hereunder. SELLER shall deliver to BUYER at the closing date, or thereafter, on demand, all

instruments required for the conveyance of such title and the assignment and collection of any such award.

3. PLANS, SOIL TESTS, ENGINEERING DATA, LICENSES AND PERMITS TO BE CONVEYED. Immediately upon the execution of this Agreement the SELLER shall provide to BUYER, any existing plans, topographic surveys, surveys, soil tests, engineering or other studies now existing, utility plans, and the like in the SELLER'S possession having any bearing upon the PREMISES, all without cost to the BUYER and recognizing that BUYER will be relying thereon in formulating its plans for the use of the PREMISES.

At closing, SELLER shall convey title to all such plans, surveys, tests, data or other studies or materials held by the Seller in relation to the PREMISES to the BUYER free and clear of any claims from those individuals or entities who may have prepared or issued same.

4. PURCHASE PRICE. The total purchase price for the PREMISES and all easements, any licenses, engineering materials, plans, permits or other items of personalty being conveyed hereunder shall be FIFTY THOUSAND AND 00/100 (\$50,000.00) DOLLARS. The purchase price shall be paid as follows:

A. The sum of ONE THOUSAND AND 00/100 (\$1,000.00) DOLLARS, shall be paid by check upon the execution of this Agreement, which shall be credited to the Purchase Price at the closing hereunder and shall be kept in a non-interest bearing account held by BUYER's attorneys, **DONAHUE TUCKER & CIANDELLA PLLC**, who shall act as escrow agent.

B. At the time of closing, BUYER shall pay to the SELLER by bank or certified check the sum of FORTY NINE THOUSAND AND 00/100 DOLLARS (\$49,000.00).

5. SELLER'S REPRESENTATIONS AND WARRANTIES. SELLER represents and warrants, the BUYER relying thereon, the following:

A. Seller has full power to execute, deliver and carry out the terms and provisions of this Agreement and has taken all necessary action to authorize the execution, delivery and performance of this Agreement, and this Agreement constitutes the legal, valid and binding obligation of Seller enforceable in accordance with its terms. No order, permission, consent, approval, license, authorization, registration or validation of, or filing with, or exemption by, any governmental agency, court, commission, board or public authority is required to authorize, or is required in connection with, the execution, delivery and performance of this Agreement by Seller or the taking by Seller of any action contemplated by

this Agreement. The person signing this Agreement on behalf of Seller has been duly authorized to do so by Seller; and

- B. that to the SELLER'S knowledge the PREMISES are currently free from hazardous waste as defined by NH RSA 147B and to SELLER'S knowledge no such hazardous waste has ever been deposited upon the PREMISES during SELLER'S ownership of the PREMISES. All warranties and representations of SELLER shall survive the closing and passage of title.

6. GENERAL CONDITIONS PRECEDENT TO BUYER'S OBLIGATION TO PERFORM. The obligation of BUYER to purchase the PREMISES is subject to the fulfillment prior to or at closing of all of the following conditions, any one or more of which, at BUYER'S option may be waived:

- A. All the representations and warranties made by the SELLER herein shall be true and correct as of the date of closing;
- B. That there then be pending no proceeding to change the zoning or land use regulations materially affecting the PREMISES.
- C. All of the SELLER'S obligations hereunder shall be fully performed.

If any of the foregoing General Conditions are not satisfied at the closing, BUYER at its election may waive such conditions to complete this purchase or may cancel this Agreement and the deposit made hereunder shall be refunded to the BUYER.

7. DATE OF CLOSING. The closing shall take place on or before October 15, 2019 at the BUYER'S attorney's office or such other location as the parties may mutually agree during normal business hours.

Possession of the PREMISES shall be delivered to the BUYER at closing free and clear of all tenants and personal property.

8. LIQUIDATED DAMAGES. In the event that BUYER fails to close this transaction after fulfillment of all conditions, and title is good and marketable, SELLER shall, as its sole remedy, at law, in equity or otherwise, retain the amount of the Deposit as liquidated damages, in which event this Agreement shall thereupon be canceled and the BUYER shall be released of all further liability thereunder, it being hereby agreed that SELLER'S damages, without sale, would be difficult of ascertainment and that the sum of any existing deposit constitutes a reasonable liquidation thereof and not a penalty.

9. SPECIFIC PERFORMANCE. BUYER shall have the rights of Specific Performance in accordance with the general principles of equity in addition to BUYER'S remedies at law for any breach by SELLER.

10. WARRANTY DEED. At closing SELLER shall convey to the BUYER or BUYER'S nominee or assignee, title to the PREMISES and all items of personal property including permits, licenses, plans and test data by bill of sale or appropriate assignment, and by duly executed Warranty Deed, (hereinafter referred to as "Deed") conveying good and clear, record and marketable title free from all encumbrances. SELLER shall use its best efforts to remove any title defects on the PREMISES. If SELLER shall have failed to remove any such defects, the BUYER may elect to proceed with the closing, in which event, for any undischarged liens, attachments or taxes a portion of the Purchase Price equal to one and onehalf times the amount of the lien, or such lesser amount as BUYER'S Attorney in BUYER'S Attorney's sole discretion shall determine, shall be held in escrow by BUYER'S Attorney and used subsequent to closing to discharge said liens, the SELLER being liable for the full amount thereof, with any remaining balance promptly refunded to the SELLER.

Within ninety (90) days of the date of this Agreement, BUYER shall conduct examination of title and shall notify SELLER in writing within ninety-five (95) days of the date of this Agreement of the status of the record title of the PREMISES through the date of said examination. SELLER agrees to take such steps, if any, as are necessary to clear such title within a reasonable time thereafter not greater than fortyfive (45) days from date of written notice as to any matters that are defects or clouds on title, except for any mortgage which may be satisfied at closing. Nothing herein shall relieve SELLER of its duty to deliver clear and marketable title at closing.

If, at the expiration of such time, SELLER shall have used reasonable efforts and nevertheless failed to remove said defects and make the title conform, or in the event defects arise subsequent to said date and prior to said closing, BUYER may at its election:

- A. Cancel this Agreement and the Deposit shall be refunded as hereinabove provided and, in the case only where the title was clear at the time of BUYER'S examination and a lien is subsequently filed prior to closing, plus reasonable costs incurred by BUYER in complying with this Agreement and preparing to close; or
- B. Take such title of the PREMISES in there then condition as SELLER can deliver without any deduction in the Purchase Price; or,
- C. Elect to further extend time for delivery of the Deed for a further reasonable period of time during which the SELLER shall attempt to cure the title at no expense to the BUYER.

To enable SELLER to make the conveyances herein provided, at the time of delivery of the Deed SELLER shall be able to use the cash purchase price or any portion thereof to clear the title of any or all encumbrances or interests provided that all releases or other instruments so procured are recorded simultaneously with the delivery of the Deed.

11. BUYER'S SPECIFIC CONDITIONS. The following contingencies must be satisfied prior to BUYER'S performance hereunder:

- A. ENGINEERING REVIEW. BUYER shall have ninety (90) days from the date of this Agreement in which to consult with its engineers and other consultants to determine the suitability, including undertaking test borings, of the PREMISES for BUYER'S intended use.
- B. HAZARDOUS WASTE INSPECTION. BUYER at BUYER'S sole expense may, within ninety (90) days of the date of this Agreement, obtain an inspection of the PREMISES with respect to hazardous waste and other environmental hazards. Said inspection shall be made by a duly credentialed consulting firm with experience in such evaluations. If such inspection discloses any material presence of hazardous waste or other environmental hazards unacceptable to BUYER, BUYER shall notify SELLER of same and provide SELLER with a copy of said report. BUYER shall be entitled to either exercise its option under this contingency not to purchase the PREMISES or may at BUYER'S sole discretion opt to waive this contingency. SELLER has represented to BUYER that SELLER has no knowledge of any hazardous waste or other environmental hazard on the PREMISES.
- C. VOLUNTARY MERGER. Confirmation, satisfactory to BUYER in its sole discretion, that BUYER will be able and permitted to merge the PREMISES with a contiguous parcel owned by BUYER as a matter of right pursuant to RSA 674:39-a.
- D. GENERAL DUE DILIGENCE. Notwithstanding any of the other contingencies, the BUYER shall have ninety (90) days from the date of this Agreement in which to conduct general and any other due diligence BUYER deems necessary or desirable in BUYER'S sole discretion. If the BUYER, in its sole discretion, concludes that the purchase of the PREMISES is not desirable, the BUYER shall, within said time period, notify the SELLER of same in writing and shall be entitled to the return of the deposit and shall have no further liability hereunder.

With respect to each of the above contingencies, BUYER shall be under an obligation to pursue the satisfaction of same diligently and in good faith. Should any of them be unsatisfied, BUYER shall be required to give SELLER notice of same in writing within the time period provided. At the time, SELLER shall promptly release BUYER'S deposit from escrow and each party shall be relieved of any and all obligations under this Agreement. These contingencies exist

for the sole benefit of the BUYER and BUYER shall be entitled to waive any or all of them, or any portion of them.

12. ADJUSTMENTS. Taxes and any other assessments and utility charges shall be prorated at the date of closing based upon the latest bills received by the SELLER. In the event that the closing is prior to issuance of the tax bill for the year, the parties shall readjust the tax proration upon receipt of the tax bill for the tax year of closing.

13. ACCESS. During the term of this Agreement and until delivery of deed, the BUYER, its agent, employees and consultants may enter upon the property from time to time and upon reasonable notice to SELLER, for the purpose of making measurements, surveys, studies, design, planning and test borings; provided further that all such tests and inspections shall be located in such areas and conducted in such a manner as to minimize damage to the property. BUYER shall restore the property to its original condition upon completion of said work, normal wear and tear excepted.

BUYER assumes all responsibility for any damage, loss or injury caused or suffered by its entry on the property and agrees to indemnify and hold SELLER harmless from any claim whatsoever resulting therefrom.

14. ENGINEERING DATA, PLANS, ETC. In the event the closing hereunder does not take place for any reason, then all plans, surveys, tests, etc. prepared or held by or on behalf of BUYER shall be given to and are hereby assigned and transferred to the SELLER at no cost or expense to the SELLER.

15. NOTICES. Whenever it shall be necessary or appropriate under the provision of this Agreement that notice be given by one party to another, such notice shall be given in writing at the address as above given. Such notice shall be deemed effective when mailed or placed for delivery.

16. INTERPRETATION. This Agreement and the rights of the parties hereunder will be governed by New Hampshire law. This Agreement sets forth all of the promises, covenants, agreements, conditions and undertakings between the parties hereto with respect to the subject matter thereof, and supersedes all prior or contemporaneous agreements and undertakings, inducements or conditions, express or implied, oral or written, except as contained herein. This Agreement may not be changed orally, but only by an agreement in writing, duly executed by or on behalf of the party or parties against whom enforcement of any waiver, change, modification, consent, amendment or discharge is sought. The provisions of this Agreement shall bind and inure to the benefit of the SELLER and the BUYER and their respective heirs, successors and assigns. Any terms, conditions, warranties, representations, covenants and indemnities herein which are or may be performed in whole or in part subsequent to the closing, shall survive such closing and shall not be rendered ineffectual by the passage of title.

17. **BROKERS.** BUYER and SELLER represent that they have had no contact with any real estate brokers in connection with this transaction. Each party agrees to indemnify the other against and to hold the other harmless from any cost, claim, loss, liability, damage or expense (including reasonable attorneys' fees) arising from any breach of the foregoing warranty and representation by the indemnitor. This provision shall survive the closing.

18. **CONDEMNATION.** In the event of the commencement of condemnation proceedings, or receipt of any notice of any plans for condemnation of all or any material portion of the premises, BUYER, at its election, may terminate this Agreement, receive a refund of its deposit, and this Agreement shall be null and void or may elect to proceed subject to receipt of the award. Neither party shall have any further action or liability against the other on account of this Agreement whatsoever. If BUYER decides to continue with the transaction, SELLER agrees to assign any claims or proceeds of the condemnation of the PREMISES to BUYER at closing.

19. **SUBSEQUENT EVENTS.** From and after the date hereof SELLER shall give prompt written notice of any notice or information received by SELLER of the occurrence of any event which would, or with the passage of time would, prevent the SELLER from performing its obligations hereunder and constitute a breach of warranty or representation. SELLER shall promptly use their best efforts to correct or eliminate same. Each party shall furnish to the other evidence satisfactory to their counsel of the authority of the party to enter into this transaction and of the authority of the person executing this Agreement and any closing documents on behalf of the parties.

20. **ACCEPTANCE BY SELLER.** This Agreement must be accepted by SELLER on or before June 1, 2019, otherwise BUYER'S offer shall be null and void and of no further force and effect. This Agreement may be executed simultaneously in two or more counterparts, each of which shall be deemed an original, but all of which together constitutes one and the same instrument.

[SIGNATURE PAGE TO FOLLOW]

Witness our hands and seals this _____ day of _____, 2019 (date upon which the last of the parties hereto has signed.)

SELLER

Town of Exeter, formerly known as
The Exeter Water Works

_____ By: _____

Witness

Name: _____

Title: _____

Witness

By: _____

Name: _____

Title: _____

Witness

By: _____

Name: _____

Title: _____

Witness

By: _____

Name: _____

Title: _____

Witness

By: _____

Name: _____

Title: _____

BUYER

Exeter Hospital, Inc.

Witness

By: _____

Name: _____

Title: _____

know all Men by these Presents,

THAT The Exeter Hospital, a corporation organized under the Laws of the State of New Hampshire and having its place of business at Exeter, County of Rockingham, State of New Hampshire,

Exeter Hospital }
to }
Exeter Water Works }

in consideration of One Dollar to it paid by The Exeter Water Works, a corporation organized under the Laws of the State of New Hampshire and having its place of business at Exeter, aforesaid,

Del. to }
Exeter Water Works }

the receipt whereof it does do hereby acknowledge, ^{has} given, granted, bargained, sold, and conveyed and ^{has} for itself and its suc-^{cessors} heirs, by these presents, give, grant, bargain, sell, and convey unto the said The Exeter Water Works, its successors heirs and assigns, forever,

A certain tract of land situate in said Exeter on the Easterly side of a certain right of way leading from the Northerly side of Highland Street over land of Exeter Water Works (to be conveyed to the grantor) and land of Florence W. Walsh in a North-easterly direction to land of Lyman E. Collishaw and being bounded as follows:

Beginning at a stone post at the Southwesterly corner of the granted premises on said right of way at a point 162.4 feet Northeasterly of a stone post at the South-westerly corner of other land of grantor at said Highland Street and then running North 22 degrees 48 minutes East 155.1 feet along said right of way to a stone post at said Collishaw land; thence turning and running South 62 degrees 47 minutes East 90.1 feet by said Collishaw land to a point at other land of grantor; thence turning and running South 18 degrees 22 minutes West 148.6 feet by said other land of grantor to a point; thence turning and running still by other land of grantor North 67 degrees 12 minutes West 101.3 feet to the stone post at the point of beginning.

Being a part of the premises acquired by grantor by deed of Florence W. Walsh recorded in Rockingham Registry of Deeds.

The grantee by accepting this deed, as a further consideration for the premises hereby conveyed, covenants for itself, its successors and assigns, that it will not erect any structure of any kind or description or any part thereof upon the premises hereby conveyed within a distance of thirty feet from the boundary lines of said pre-mises abutting upon other premises of the grantor, and it covenants further that no structure shall be erected upon the premises except a standpipe or reservoir for the storage of water of said grantee. In the event of a breach of covenant by the grantee, its successors or assigns, the grantor may, by its agents and without process of law, enter upon the granted premises and remove such structure without liability for damages or other injury occasioned thereby.

Conveying also the right of grantor over the right of way Westerly of the granted premises and other premises of grantor as conveyed to Exeter Hospital Inc. by Florence W. Walsh. ^{do} have and to hold the aforesaid premises, with all the privileges and appurtenances thereto belong-^{ing} to the said grantee, its succe-^{ssors} heirs and assigns; that it is lawfully seized in fee of the afore-described premises; that they are free of all incumbrances; that it has have good right to sell and convey the same to the said grantee in manner aforesaid; and that ^{it} and its successors heirs will warrant and defend the same premises to the said grantee its suc-^{cessors} heirs, and assigns, forever, against the lawful claims and demands of all persons. whomsoever.

And I -----

in consideration aforesaid, do hereby relinquish ----- right of dower in the before mentioned premises. And we, and each of us, hereby release our several rights of Homestead in said premises, under and by virtue of any law of this State. In Witness whereof The Exeter Hospital by its president, William A. Young, has day of May in the year of our Lord one thousand nine hundred and forty-six.

SIGNED, SEALED AND DELIVERED IN PRESENCE OF US:

Frances T. Kusiak
The Exeter Hospital
By William A. Young (L.S.)
Its President

STATE OF NEW HAMPSHIRE, Rockingham ss. May 17th, 1946.

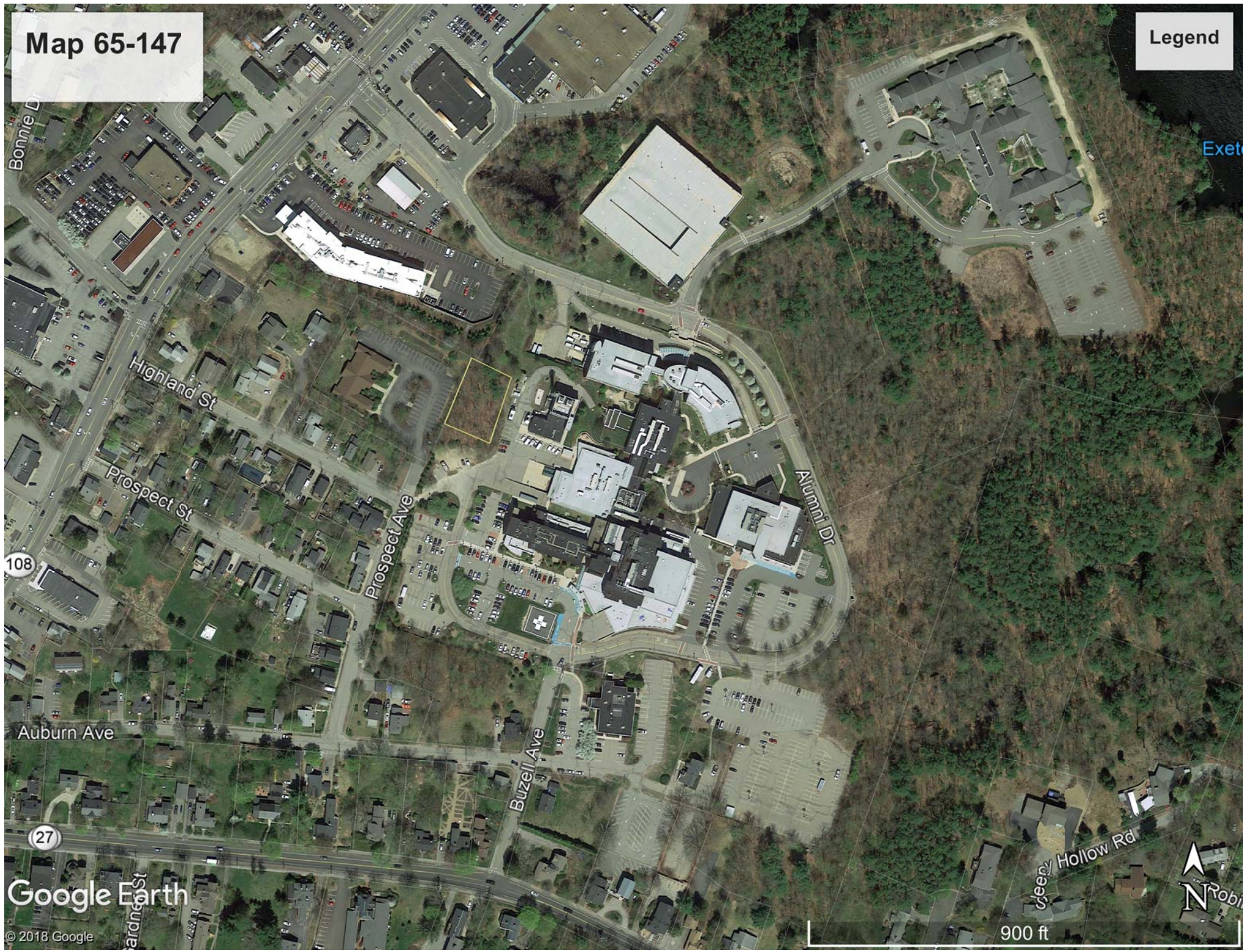
Then the above named William A. Young, president of Exeter Hospital, personally appearing, acknowledged the above instrument to be his free act and deed of the Exeter Hospital.

Before me,
..... Frances T. Kusiak Justice of the Peace.

Received and recorded May 28, 3:45P.M. 1946 John W. ... Register.

Map 65-147

Legend



Google Earth

© 2018 Google

900 ft





August 7, 2019

Ms. Kristen Murphy
Natural Resource Planner
Exeter Conservation Commission
10 Front Street
Exeter, NH 03833

P: 603 | 627 | 0708
www.cmaengineers.com

**Re: Letter of Explanation
Exeter 40436
Kingston Road TAP Project
CMA #1030**

Dear Kristen:

The Town of Exeter, in conjunction with the New Hampshire Department of Transportation (NHDOT), is seeking to enhance pedestrian/bike safety on Kingston Road. The project is being locally administered under the NHDOT's Transportation Alternatives Program (TAP). This project involves:

- Widening the shoulders along both sides of Kingston Road between the bridge over the Little River and Pickpocket Road (approximately 1 mile)
- Extending the sidewalk westerly from the bridge over the Little River to Tamarind Lane on the south side of the road (approximately 3,000 ft).
- Installing an enhanced pedestrian crossing at the Kingston Road/Riverwoods Drive/White Oak Drive intersection

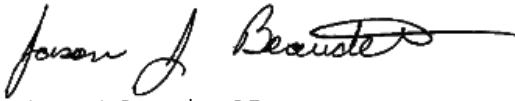
Shoulder widening will involve removal of existing roadway features and installation of gravels, pavement, and modification/regrading of side slopes, as well as modifying/replacing existing drainage pipes and structures, reconstructing driveways, clearing trees and vegetation (where they conflict with proposed work or restrict sight distances), erecting signage, and modifying utilities, as may be required. The sidewalk construction will involve construction of a 5 ft bituminous sidewalk that will be separated from the road by a 5 ft wide bioretention swale. The swale will treat stormwater runoff to the maximum extent practicable within the existing right-of-way. This sidewalk was not part of the original TAP application scope but was added due to the public's request received during the public meeting process.

Construction of this project will require a Standard Dredge and Fill wetlands permit from the New Hampshire Department of Environmental Services (NHDES) because of minor impacts that are necessary to properly construct the shoulder widening and sidewalk. Efforts have been made to reduce the wetland impacts to the extent practical, but 2265 square feet of impact is unavoidable. A copy of the NHDES Wetlands Bureau Standard Dredge and Fill Permit Application has been included and detail the specific nature of the impacts.

This project will be seeking an expedited review of the wetland permit application, which requires endorsement by the Town Conservation Commission. An approved wetlands permit must be obtained prior to the end of the NHDOT Fiscal Year 2019 (September 30, 2019) in order for the project to have funds appropriated for construction in NHDOT Fiscal Year 2020.

We hope this letter of explanation, together with the wetland permit application, provide the justification needed for the conservation commission to support and approve the expedited review. Should you have any questions or need additional information, we will be happy to discuss at the upcoming conservation commission meeting.

Very truly yours,
CMA ENGINEERS, INC.

A handwritten signature in black ink that reads "Jason J. Beaudet". The signature is written in a cursive style with a long horizontal flourish extending to the right.

Jason J. Beaudet, PE
Project Manager

STF:JJB/ams

Kingston Road
Transportation Alternatives Program (TAP)

NEW HAMPSHIRE WETLANDS BUREAU
STANDARD DREDGE AND FILL
PERMIT APPLICATION

August 2019

Prepared for:

Town of Exeter
Public Works Department
13 Newfields Road
Exeter, New Hampshire 03833

Prepared by:



1 Sundial Avenue
Suite 510N
Manchester, NH 03103
(603) 627-0708 · Fax (603) 627-0746

Kingston Road TAP
NEW HAMPSHIRE WETLANDS BUREAU
STANDARD DREDGE AND FILL PERMIT APPLICATION

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A. Application

1. Application Fee (*attached*)
2. Application Form (*including Project Description*)



WETLANDS PERMIT APPLICATION

Water Division/ Wetlands Bureau

Land Resources Management

Check the status of your application: www.des.nh.gov/onestop



RSA/Rule: [RSA 482-A](#) / [Env-Wt 100-900](#)

Administrative Use Only	Administrative Use Only	Administrative Use Only	File No.:
			Check No.:
			Amount:
			Initials:

1. REVIEW TIME: Indicate your Review Time below. To determine review time, refer to [Guidance Document A](#) for instructions.

Standard Review (Minimum, Minor or Major Impact)
 Expedited Review (Minimum Impact only)

2. MITIGATION REQUIREMENT:

If mitigation is required, a Mitigation-Pre Application meeting must occur prior to submitting this Wetlands Permit Application. To determine if mitigation is required, please refer to the [Determine if Mitigation is Required Frequently Asked Questions](#).

Mitigation Pre-Application Meeting Date: Month: ___ Day: ___ Year: ____

N/A - Mitigation is not required

3. PROJECT LOCATION:

Separate wetland permit applications must be submitted for each municipality within which wetland impacts occur.

ADDRESS: Kingston Road		TOWN/CITY: Exeter	
TAX MAP: 74, 80, 81, and 97	BLOCK:	LOT:	UNIT:
USGS TOPO MAP WATERBODY NAME: Little River	<input type="checkbox"/> NA	STREAM WATERSHED SIZE: 14.34 sq. miles	<input type="checkbox"/> NA
LOCATION COORDINATES (If known): 1169038,172945	<input type="checkbox"/> Latitude/Longitude <input type="checkbox"/> UTM <input checked="" type="checkbox"/> State Plane		

4. PROJECT DESCRIPTION:

Provide a brief description of the project outlining the scope of work. Attach additional sheets as needed to provide a detailed explanation of your project. DO NOT reply "See Attached" in the space provided below.

The proposed project involves construction of a new 5-foot wide (minimum) shoulder on both sides of the road between approximately the Little River Bridge and Pickpocket Road, and extending the sidewalk westerly from the bridge to Tamarind Lane on the south side of the road.

5. SHORELINE FRONTAGE:

N/A This does not have shoreline frontage. SHORELINE FRONTAGE: **62 feet**

Shoreline Frontage is calculated by determining the average of the distances of the actual natural navigable shoreline frontage and a straight line drawn between the property lines, both of which are measured at the normal high water line ([Env-Wt 101.89](#)).

6. RELATED NHDES LAND RESOURCES MANAGEMENT PERMIT APPLICATIONS ASSOCIATED WITH THIS PROJECT:

Please indicate if any of the following permit applications are required and, if required, the status of the application. To determine if other Land Resources Management Permits are required, refer to the [Land Resources Management Webpage](#).

Permit Type	Permit Required	File Number	Permit Application Status
Alteration of Terrain Permit Per RSA 485-A:17	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	_____	<input type="checkbox"/> APPROVED <input checked="" type="checkbox"/> PENDING <input type="checkbox"/> DENIED
Individual Sewerage Disposal per RSA 485-A:2	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	_____	<input type="checkbox"/> APPROVED <input type="checkbox"/> PENDING <input type="checkbox"/> DENIED
Subdivision Approval Per RSA 485-A	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	_____	<input type="checkbox"/> APPROVED <input type="checkbox"/> PENDING <input type="checkbox"/> DENIED
Shoreland Permit Per RSA 483-B	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	_____	<input type="checkbox"/> APPROVED <input checked="" type="checkbox"/> PENDING <input type="checkbox"/> DENIED

7. NATURAL HERITAGE BUREAU & DESIGNATED RIVERS:

See the [Instructions & Required Attachments](#) document for instructions to complete a & b below.

a. Natural Heritage Bureau File ID: NHB 19 - 2075

b. This project is within a [Designated River](#) corridor. The project is within ¼ mile of: _____; and date a copy of the application was sent to the [Local River Management Advisory Committee](#): Month: ___ Day: ___ Year: ____

N/A – This project is not within a Designated River corridor.

irm@des.nh.gov or (603) 271-2147

NHDES Wetlands Bureau, 29 Hazen Drive, PO Box 95, Concord, NH 03302-0095

www.des.nh.gov

8. APPLICANT INFORMATION (Desired permit holder)

LAST NAME, FIRST NAME, M.I.: Mates Jennifer			
TRUST / COMPANY NAME: Town of Exeter, Public Works Department		MAILING ADDRESS: 13 Newfields Road	
TOWN/CITY: Exeter		STATE: NH	ZIP CODE: 03833
EMAIL or FAX: jmates@exeternh.gov		PHONE: 603-418-6431	

ELECTRONIC COMMUNICATION: By initialing here: _____, I hereby authorize NHDES to communicate all matters relative to this application electronically.

9. PROPERTY OWNER INFORMATION (If different than applicant)

LAST NAME, FIRST NAME, M.I.:			
TRUST / COMPANY NAME:		MAILING ADDRESS:	
TOWN/CITY:		STATE:	ZIP CODE:
EMAIL or FAX:		PHONE:	

ELECTRONIC COMMUNICATION: By initialing here _____, I hereby authorize NHDES to communicate all matters relative to this application electronically.

10. AUTHORIZED AGENT INFORMATION

LAST NAME, FIRST NAME, M.I.: Beaudet Jason J		COMPANY NAME: CMA Engineers, Inc.	
MAILING ADDRESS: 1 Sundial Avenue, Suite 510N			
TOWN/CITY: Manchester		STATE: NH	ZIP CODE: 03103
EMAIL or FAX: jbeaudet@cmaengineers.com		PHONE: 603-627-0708	


ELECTRONIC COMMUNICATION: By initialing here **JJB**, I hereby authorize NHDES to communicate all matters relative to this application electronically.

11. PROPERTY OWNER SIGNATURE:

See the [Instructions & Required Attachments](#) document for clarification of the below statements

By signing the application, I am certifying that:

1. I authorize the applicant and/or agent indicated on this form to act in my behalf in the processing of this application, and to furnish upon request, supplemental information in support of this permit application.
2. I have reviewed and submitted information & attachments outlined in the [Instructions and Required Attachment](#) document.
3. All abutters have been identified in accordance with RSA 482-A:3, I and Env-Wt 100-900.
4. I have read and provided the required information outlined in Env-Wt 302.04 for the applicable project type.
5. I have read and understand Env-Wt 302.03 and have chosen the least impacting alternative.
6. Any structure that I am proposing to repair/replace was either previously permitted by the Wetlands Bureau or would be considered grandfathered per Env-Wt 101.47.
7. I have submitted a Request for Project Review (RPR) Form (www.nh.gov/nhdhr/review) to the NH State Historic Preservation Officer (SHPO) at the NH Division of Historical Resources to identify the presence of historical/ archeological resources while coordinating with the lead federal agency for National Historic Preservation Act (NHPA) 106 compliance.
8. I authorize NHDES and the municipal conservation commission to inspect the site of the proposed project.
9. I have reviewed the information being submitted and that to the best of my knowledge the information is true and accurate.
10. I understand that the willful submission of falsified or misrepresented information to the NHDES is a criminal act, which may result in legal action.
11. I am aware that the work I am proposing may require additional state, local or federal permits which I am responsible for obtaining.
12. The mailing addresses I have provided are up to date and appropriate for receipt of NHDES correspondence. NHDES will not forward returned


 Property Owner Signature	Print name legibly	/ / Date
--	--------------------	-------------

MUNICIPAL SIGNATURES

12. CONSERVATION COMMISSION SIGNATURE

The signature below certifies that the municipal conservation commission has reviewed this application, and:

1. Waives its right to intervene per RSA 482-A:11;
2. Believes that the application and submitted plans accurately represent the proposed project; and
3. Has no objection to permitting the proposed work.


	Print name legibly	Date
--	--------------------	------

DIRECTIONS FOR CONSERVATION COMMISSION

1. Expedited review ONLY requires that the conservation commission’s signature is obtained in the space above.
2. Expedited review requires the Conservation Commission signature be obtained **prior** to the submittal of the original application to the Town/City Clerk for signature.
3. The Conservation Commission may refuse to sign. If the Conservation Commission does not sign this statement for any reason, the application is not eligible for expedited review and the application will be reviewed in the standard review time frame.

13. TOWN / CITY CLERK SIGNATURE

As required by Chapter 482-A:3 (amended 2014), I hereby certify that the applicant has filed four application forms, four detailed plans, and four USGS location maps with the town/city indicated below.

	Print name legibly	Town/City	Date
--	--------------------	-----------	------

DIRECTIONS FOR TOWN/CITY CLERK:

Per RSA 482-A:3,I

1. For applications where "Expedited Review" is checked on page 1, if the Conservation Commission signature is not present, NHDES will accept the permit application, but it will NOT receive the expedited review time.
2. IMMEDIATELY sign the original application form and four copies in the signature space provided above;
3. Return the signed original application form and attachments to the applicant so that the applicant may submit the application form and attachments to NHDES by mail or hand delivery.
4. IMMEDIATELY distribute a copy of the application with one complete set of attachments to each of the following bodies: the municipal Conservation Commission, the local governing body (Board of Selectmen or Town/City Council), and the Planning Board; and
5. Retain one copy of the application form and one complete set of attachments and make them reasonably accessible for public review.

DIRECTIONS FOR APPLICANT:

1. Submit the single, original permit application form bearing the signature of the Town/ City Clerk, additional materials, and the application fee to NHDES by mail or hand delivery.

irm@des.nh.gov or (603) 271-2147

NHDES Wetlands Bureau, 29 Hazen Drive, PO Box 95, Concord, NH 03302-0095

www.des.nh.gov

14. IMPACT AREA:

For each jurisdictional area that will be/has been impacted, provide square feet and, if applicable, linear feet of impact.

Permanent: impacts that will remain after the project is complete.

Temporary: impacts not intended to remain (and will be restored to pre-construction conditions) after the project is completed.

Intermittent Streams: linear footage distance of disturbance is measured along the thread of the channel.

Perennial Streams/ Rivers: the total linear footage distance is calculated by summing the lengths of disturbance to the channel and each bank.

JURISDICTIONAL AREA	PERMANENT Sq. Ft. / Lin. Ft.	ATF	TEMPORARY Sq. Ft. / Lin. Ft.	ATF
Forested wetland	46	<input type="checkbox"/> ATF		<input type="checkbox"/> ATF
Scrub-shrub wetland	703	<input type="checkbox"/> ATF		<input type="checkbox"/> ATF
Emergent wetland	1516	<input type="checkbox"/> ATF		<input type="checkbox"/> ATF
Wet meadow		<input type="checkbox"/> ATF		<input type="checkbox"/> ATF
Intermittent stream channel	/	<input type="checkbox"/> ATF	/	<input type="checkbox"/> ATF
Perennial Stream / River channel	/	<input type="checkbox"/> ATF	/	<input type="checkbox"/> ATF
Lake / Pond	/	<input type="checkbox"/> ATF	/	<input type="checkbox"/> ATF
Bank - Intermittent stream	/	<input type="checkbox"/> ATF	/	<input type="checkbox"/> ATF
Bank - Perennial stream / River	/	<input type="checkbox"/> ATF	/	<input type="checkbox"/> ATF
Bank - Lake / Pond	/	<input type="checkbox"/> ATF	/	<input type="checkbox"/> ATF
Tidal water	/	<input type="checkbox"/> ATF	/	<input type="checkbox"/> ATF
Salt marsh		<input type="checkbox"/> ATF		<input type="checkbox"/> ATF
Sand dune		<input type="checkbox"/> ATF		<input type="checkbox"/> ATF
Prime wetland		<input type="checkbox"/> ATF		<input type="checkbox"/> ATF
Prime wetland buffer		<input type="checkbox"/> ATF		<input type="checkbox"/> ATF
Undeveloped Tidal Buffer Zone (TBZ)		<input type="checkbox"/> ATF		<input type="checkbox"/> ATF
Previously-developed upland in TBZ		<input type="checkbox"/> ATF		<input type="checkbox"/> ATF
Docking - Lake / Pond		<input type="checkbox"/> ATF		<input type="checkbox"/> ATF
Docking - River		<input type="checkbox"/> ATF		<input type="checkbox"/> ATF
Docking - Tidal Water		<input type="checkbox"/> ATF		<input type="checkbox"/> ATF
Vernal Pool		<input type="checkbox"/> ATF		<input type="checkbox"/> ATF
TOTAL	2265 /		/	

15. APPLICATION FEE: See the [Instructions & Required Attachments](#) document for further instruction

Minimum Impact Fee: Flat fee of \$ 200

Minor or Major Impact Fee: Calculate using the below table below

Permanent and Temporary (non-docking) _____ sq. ft. X \$0.20 = \$ _____

Temporary (seasonal) docking structure: _____ sq. ft. X \$1.00 = \$ _____

Permanent docking structure: _____ sq. ft. X \$2.00 = \$ _____

Projects proposing shoreline structures (including docks) add \$200 = \$ _____

Total = \$ _____

The Application Fee is the above calculated Total or \$200, whichever is greater = **\$ 200.00**

irm@des.nh.gov or (603) 271-2147

NHDES Wetlands Bureau, 29 Hazen Drive, PO Box 95, Concord, NH 03302-0095

www.des.nh.gov

B. Project Information

1. Project Objective
2. Project Alternatives

B-1 Project Objective

The Town of Exeter, New Hampshire, in conjunction with the New Hampshire Department of Transportation (NHDOT), is planning to widen the roadway shoulders to a 5-foot minimum width along Kingston Road (Route 111) on both sides of the road between Pickpocket Road and Westside Drive, a distance of approximately 1.1 miles. The project will entail excavation, box widening, paving and slope construction/grading. Minor adjustments will be necessary to drainage structures/pipes and existing utilities. Most work will fall within the existing rights-of-way and previously disturbed areas.

As defined in the Town's 2014 TAP application, the purpose of the project is "The Kingston Road Bicycle and Pedestrian Improvements project will improve safety for pedestrians, bicyclists, and motorists, as well as link residential neighborhoods with recreational opportunities." The application further states that "The project is needed to address the existing and future transportation, safety, and health needs of a growing community of young to elderly residents."

B-2. Project Alternatives

The original TAP Application included the proposal to install minimum 5-foot paved shoulders along Kingston Road from Westside Drive westerly to Pickpocket Road.

Alternatives included in the application were:

- Do nothing; however, this is not consistent with the wishes and future planning of the Town and would not address the project need to provide a safe pedestrian/bicycle route along Kingston Road.

Additional alternatives evaluated, but rejected:

- **Alternative 1: Shoulder widening**

Alternative 1 was considered and rejected. This alternative constructed a 5-foot-wide shoulder widening along both sides of Kingston Road between Westside Drive and Pickpocket Road, approximately 1.1 miles in length. The widening would also provide a consistent 11' wide travelway. In addition, a formal mid-block crossing was to be added at the intersection of White Oak Drive and Riverwoods Drive. Improvements associated with this alternative exceeded the originally programmed budget. The public expressed a strong preference for conventional sidewalks in addition to widened shoulders. As described below, the Selectmen agreed with that preference.

- **Alternative 2: Shoulder widening with limited conventional sidewalks**

Alternative 2 was considered and rejected. This alternative includes the improvements described in Alternative 1. Additionally, it extended the existing sidewalk on the south side of Kingston Road west from the existing sidewalk on the Little River Bridge (project limit) to Brickyard Pond Park, and terminated at the entrance to the fields, approximately 1,300' in length. This alternative would provide a higher level of safety to pedestrians and bicyclists, but the improvements exceeded the programmed budget. The public expressed a strong preference for conventional sidewalks in addition to widened shoulders and the Selectmen agreed with that preference. Alternative 2 did not include the preferred extent of conventional sidewalks.

C. NHB Review



To: Thalia Valkanos
35 Bow Street
Portsmouth, NH 03801

Date: 7/1/2019

From: NH Natural Heritage Bureau

Re: Review by NH Natural Heritage Bureau of request dated 7/1/2019
NHB File ID: NHB19-2075

Applicant: Town of Exeter

Location: Tax Map(s)/Lot(s): Maps 74, 80, 81, & 97
Exeter

Project Description: Widen shoulders along Kingston Road from Westside Drive to Pickpocket Road, improve existing pedestrian facilities, and modifications near Brickyard Park.

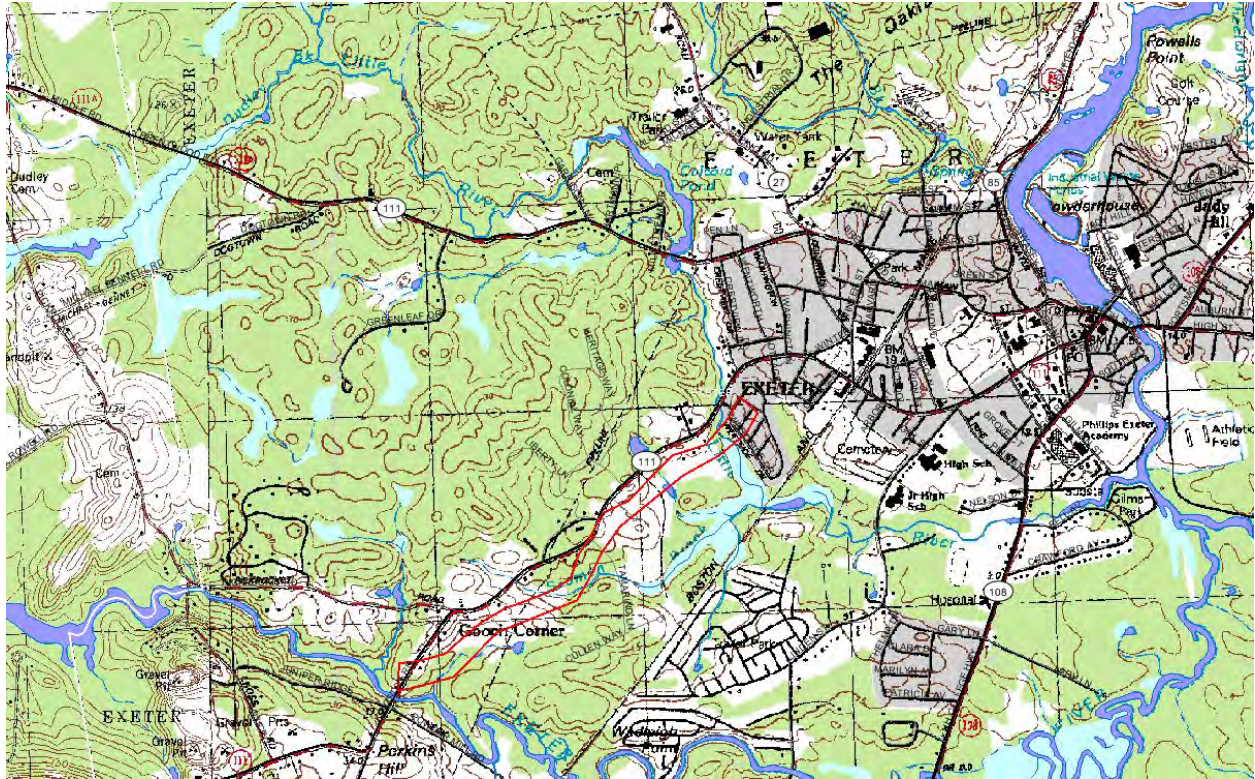
The NH Natural Heritage database has been checked for records of rare species and exemplary natural communities near the area mapped below. The species considered include those listed as Threatened or Endangered by either the state of New Hampshire or the federal government. We currently have no recorded occurrences for sensitive species near this project area.

A negative result (no record in our database) does not mean that a sensitive species is not present. Our data can only tell you of known occurrences, based on information gathered by qualified biologists and reported to our office. However, many areas have never been surveyed, or have only been surveyed for certain species. An on-site survey would provide better information on what species and communities are indeed present.

This report is valid through 6/30/2020.



MAP OF PROJECT BOUNDARIES FOR NHB FILE ID: NHB19-2075



D. NH PGP Requirements

1. Appendix B
2. NHDHR
3. iPAC Review



**US Army Corps
of Engineers**®
New England District

Appendix B

Regional General Permits (GPs) Required Information and Corps Secondary Impacts Checklist

In order for the Corps of Engineers to properly evaluate your application, applicants must submit the following information along with the New Hampshire DES Wetlands Bureau application or permit notification forms. Some projects may require more information. For a more comprehensive checklist, go to www.nae.usace.army.mil/regulatory, “Forms/Publications” and then “Application and Plan Guideline Checklist.” Check with the Corps at (978) 318-8832 for project-specific requirements. For your convenience, this Appendix B is also attached to the State of New Hampshire DES Wetlands Bureau application and Permit by Notification forms.

All Projects:

- Corps application form ([ENG Form 4345](#)) as appropriate.
- Photographs of wetland/waterway to be impacted.
- Purpose of the project.
- Legible, reproducible black and white (no color) plans no larger than 11”x17” with bar scale. Provide locus map and plan views of the entire property.
- Typical cross-section views of all wetland and waterway fill areas and wetland replication areas.
- In navigable waters, show mean low water (MLW) and mean high water (MHW) elevations. Show the high tide line (HTL) elevations when fill is involved. In other waters, show ordinary high water (OHW) elevation.
- On each plan, show the following for the project:
- Vertical datum and the NAVD 1988 equivalent with the vertical units as U.S. feet. Don’t use local datum. In coastal waters this may be mean higher high water (MHHW), mean high water (MHW), mean low water (MLW), mean lower low water (MLLW) or other tidal datum with the vertical units as U.S. feet. MLLW and MHHW are preferred. Provide the correction factor detailing how the vertical datum (e.g., MLLW) was derived using the latest National Tidal Datum Epoch for that area, typically 1983-2001.
- Horizontal state plane coordinates in U.S. survey feet based on the Traverse Mercator Grid system for the State of New Hampshire (Zone 2800) NAD 83.
- Show project limits with existing and proposed conditions.
- Limits of any Federal Navigation Project in the vicinity of the project area and horizontal State Plane Coordinates in U.S. survey feet for the limits of the proposed work closest to the Federal Navigation Project;
- Volume, type, and source of fill material to be discharged into waters and wetlands, including the area(s) (in square feet or acres) of fill in wetlands, below the ordinary high water in inland waters and below the high tide line in coastal waters.
- Delineation of all waterways and wetlands on the project site,:
- Use Federal delineation methods and include Corps wetland delineation data sheets. See GC 2 and www.nero.noaa.gov/hcd for eelgrass survey guidance.
- GP 3, Moorings, contains eelgrass survey requirements for the placement of moorings.
- For activities involving discharges of dredged or fill material into waters of the U.S., include a statement describing how impacts to waters of the U.S. are to be avoided and minimized, and either a statement describing how impacts to waters of the U.S. are to be compensated for (or a conceptual or detailed mitigation plan) or a statement explaining why compensatory mitigation should not be required for the proposed impacts. Please contact the Corps for guidance.



**US Army Corps
of Engineers**®
New England District

**New Hampshire General Permits (GPs)
Appendix B - Corps Secondary Impacts Checklist
(for inland wetland/waterway fill projects in New Hampshire)**

1. Attach any explanations to this checklist. Lack of information could delay a Corps permit determination.
2. All references to “work” include all work associated with the project construction and operation. Work includes filling, clearing, flooding, draining, excavation, dozing, stumping, etc.
3. See GC 5, regarding single and complete projects.
4. Contact the Corps at (978) 318-8832 with any questions.

1. Impaired Waters	Yes	No
1.1 Will any work occur within 1 mile upstream in the watershed of an impaired water? See http://des.nh.gov/organization/divisions/water/wmb/section401/impaired_waters.htm to determine if there is an impaired water in the vicinity of your work area.*	✓	
2. Wetlands	Yes	No
2.1 Are there are streams, brooks, rivers, ponds, or lakes within 200 feet of any proposed work?	✓	
2.2 Are there proposed impacts to SAS, special wetlands. Applicants may obtain information from the NH Department of Resources and Economic Development Natural Heritage Bureau (NHB) DataCheck Tool for information about resources located on the property at https://www2.des.state.nh.us/nhb_datacheck/ . The book Natural Community Systems of New Hampshire also contains specific information about the natural communities found in NH.		✓
2.3 If wetland crossings are proposed, are they adequately designed to maintain hydrology, sediment transport & wildlife passage?	N/A	
2.4 Would the project remove part or all of a riparian buffer? (Riparian buffers are lands adjacent to streams where vegetation is strongly influenced by the presence of water. They are often thin lines of vegetation containing native grasses, flowers, shrubs and/or trees that line the stream banks. They are also called vegetated buffer zones.)	✓	
2.5 The overall project site is more than 40 acres?		✓
2.6 What is the area of the previously filled wetlands?	0	
2.7 What is the area of the proposed fill in wetlands?	2,265 sq.ft.	
2.8 What is the % of previously and proposed fill in wetlands to the overall project site?	Approx. 1%	
3. Wildlife	Yes	No
3.1 Has the NHB & USFWS determined that there are known occurrences of rare species, exemplary natural communities, Federal and State threatened and endangered species and habitat, in the vicinity of the proposed project? (All projects require an NHB ID number & a USFWS IPAC determination.) NHB DataCheck Tool: https://www2.des.state.nh.us/nhb_datacheck/ USFWS IPAC website: https://ecos.fws.gov/ipac/location/index		✓

3.2 Would work occur in any area identified as either “Highest Ranked Habitat in N.H.” or “Highest Ranked Habitat in Ecological Region”? (These areas are colored magenta and green, respectively, on NH Fish and Game’s map, “2010 Highest Ranked Wildlife Habitat by Ecological Condition.”) Map information can be found at: <ul style="list-style-type: none"> • PDF: www.wildlife.state.nh.us/Wildlife/Wildlife_Plan/highest_ranking_habitat.htm. • Data Mapper: www.granit.unh.edu. • GIS: www.granit.unh.edu/data/downloadfreedata/category/databycategory.html. 		✓
3.3 Would the project impact more than 20 acres of an undeveloped land block (upland, wetland/waterway) on the entire project site and/or on an adjoining property(s)?		✓
3.4 Does the project propose more than a 10-lot residential subdivision, or a commercial or industrial development?		✓
3.5 Are stream crossings designed in accordance with the GC 21?	N/A	
4. Flooding/Floodplain Values	Yes	No
4.1 Is the proposed project within the 100-year floodplain of an adjacent river or stream?	✓	
4.2 If 4.1 is yes, will compensatory flood storage be provided if the project results in a loss of flood storage?	✓	
5. Historic/Archaeological Resources		
For a minimum, minor or major impact project - a copy of the Request for Project Review (RPR) Form (www.nh.gov/nhdhr/review) with your DES file number shall be sent to the NH Division of Historical Resources as required on Page 11 GC 8(d) of the GP document**	✓	

*Although this checklist utilizes state information, its submittal to the Corps is a Federal requirement.

** If your project is not within Federal jurisdiction, coordination with NH DHR is not required under Federal law.

Please mail 2 copies of the completed form and required material to:

Cultural Resources Staff
Bureau of Environment
NH Department of Transportation
7 Hazen Drive
Concord, NH 03302

RECEIVED
AUG 24 2016

DHR Use Only	8012
R&C #	8012
Log In Date	___/___/___
Response Date	___/___/___
Sent Date	___/___/___

Request for Project Review by the New Hampshire Division of Historical Resources for **Transportation** Projects

- This is a new submittal.
 This is additional information relating to DHR Review and Compliance (R&C)#:

GENERAL PROJECT INFORMATION
DOT Project Name & Number Exeter 40436
Brief Descriptive Project Title Kingston Road TAP Project
Project Location Kingston Rd. from Westside Dr. to Pickpocket Rd.
City/Town Exeter
Lead Federal Agency and Contact (if applicable) FHWA (Agency providing funds, licenses, or permits) Permit Type and Permit or Job Reference # X-A004(406)
DOT Environmental Manager (if applicable)
PROJECT SPONSOR INFORMATION
Project Sponsor Name Town of Exeter c/o Jennifer Mates, Assistant Town Engineer
Mailing Address 13 Newfields Rd. Phone Number (603) 418-6431
City Exeter State NH Zip 03833 Email jmates@exeternh.gov
CONTACT PERSON TO RECEIVE RESPONSE
Name/Company Daniel Hudson, PE, CMA Engineers, Inc.
Mailing Address 55 South Commercial St. (Langer Place) Phone Number (603) 627-0708
City Manchester State NH Zip 03101 Email dhudson@cmaengineers.com

This form is updated periodically. Please download the current form at <http://www.nh.gov/nhdhr/review>. Please refer to the Request for Project Review for Transportation Projects Instructions for direction on completing this form. Submit 2 copies of this project review form for each project for which review is requested. Include 1 self-addressed stamped envelope to expedite review response. Project submissions will not be accepted via facsimile or e-mail. This form is required. Review request form must be complete for review to begin. Incomplete forms will be sent back to the applicant without comment. Please be aware that this form may only initiate consultation. For some projects, additional information will be needed to complete the Section 106 review. All items and supporting documentation submitted with a review request, including photographs and publications, will be retained by the DOT and the DHR as part of its review records. Items to be kept confidential should be clearly identified. For questions regarding the DHR review process and the DHR's role in it, please visit our website at: <http://www.nh.gov/nhdhr/review> or contact the R&C Specialist at christina.st.louis@dcr.nh.gov or 603.271.3558.

PROJECTS CANNOT BE PROCESSED WITHOUT THIS INFORMATION

Project Boundaries and Description

- Attach the relevant portion of a 7.5' USGS Map (photocopied or computer-generated) **indicating the proposed area of potential effect (APE)**. (See RPR for Transportation Projects Instructions and R&C FAQs for guidance. Note that the APE is subject to approval by lead federal agency and SHPO.)
- Attach a detailed narrative description of the proposed project.
- Attach current engineering plans with tax parcel, landscape, and building references, and areas of proposed excavation, if available. [See Conceptual Plan drawings P-1, P-2, P-3.]
- Attach photos of the project area/APE with mapped photo key (overview of project location and area adjacent to project location, and specific areas of proposed impacts and disturbances.) (Blank photo logs are available on the DHR website. Informative photo captions can be used in place of a photo log.)
- A DHR file review must be conducted to identify properties within or adjacent to the APE. Provide file review results in **Table 1**. (Blank table forms are available on the DHR website.)
File review conducted on 08/02/2016.*

*The DHR recommends that all survey/National Register nomination forms and their Determination of Eligibility (green) sheets are copied for your use in project development.

Architecture

Are there any buildings, structures (bridges, walls, culverts, etc.) objects, districts or landscapes within the APE? Yes No

If no, skip to Archaeology section. If yes, submit all of the following information:

- Attach completed **Table 2**.
- Photographs of **each** resource or streetscape located within the APE. Add to the mapped photo key and photo log noted above. (Digital photographs are accepted. All photographs must be clear, crisp and focused.)
- Copies of National Register boundary (listed or eligible) mapping, and add National Register boundaries for listed and eligible properties to the 7.5' USGS project map (if applicable). [N/A]

Archaeology

Does the proposed undertaking involve ground-disturbing activity? Yes No

If yes, submit all of the following information:

- Description of current and previous land use and disturbances.
- Available information concerning known or suspected archaeological resources within the project area (such as cellar holes, wells, foundations, dams, etc.) [None known or suspected.]

Please note that for many projects an architectural and/or archaeological survey or other additional information may be needed to complete the Section 106 process.

AGENCY COMMENT

This Space for DOT and Division of Historical Resources Use Only

Sent to DHR; Authorized DOT Signature: Sheela Chandel Date: 8/23/2016

- Insufficient information to initiate review.**
- Additional information is needed in order to complete review.

Comments: No archaeology issues

Efforts should be made to retain trees along roadway where they exist.

Mature trees and stone wall, and any other existing features should be ~~not~~ undisturbed at 33 Kingston Rd #64 Kingston Rd. If any impacts are anticipated, and can't be avoided,

If plans change or resources are discovered in the course of this project, you must contact the Division of Historical Resources as required by federal law and regulation. Inventory may be necessary.

Authorized DHR Signature: Laura A Black Date: Sept 12, 2016



United States Department of the Interior



FISH AND WILDLIFE SERVICE
New England Ecological Services Field Office
70 Commercial Street, Suite 300
Concord, NH 03301-5094
Phone: (603) 223-2541 Fax: (603) 223-0104
<http://www.fws.gov/newengland>

In Reply Refer To:

July 02, 2019

Consultation Code: 05E1NE00-2019-SLI-2179

Event Code: 05E1NE00-2019-E-05502

Project Name: Kingston Road TAP Project

Subject: List of threatened and endangered species that may occur in your proposed project location, and/or may be affected by your proposed project

To Whom It May Concern:

The enclosed species list identifies threatened, endangered, proposed and candidate species, as well as proposed and final designated critical habitat, that may occur within the boundary of your proposed project and/or may be affected by your proposed project. The species list fulfills the requirements of the U.S. Fish and Wildlife Service (Service) under section 7(c) of the Endangered Species Act (Act) of 1973, as amended (16 U.S.C. 1531 *et seq.*).

New information based on updated surveys, changes in the abundance and distribution of species, changed habitat conditions, or other factors could change this list. Please feel free to contact us if you need more current information or assistance regarding the potential impacts to federally proposed, listed, and candidate species and federally designated and proposed critical habitat. Please note that under 50 CFR 402.12(e) of the regulations implementing section 7 of the Act, the accuracy of this species list should be verified after 90 days. This verification can be completed formally or informally as desired. The Service recommends that verification be completed by visiting the ECOS-IPaC website at regular intervals during project planning and implementation for updates to species lists and information. An updated list may be requested through the ECOS-IPaC system by completing the same process used to receive the enclosed list.

The purpose of the Act is to provide a means whereby threatened and endangered species and the ecosystems upon which they depend may be conserved. Under sections 7(a)(1) and 7(a)(2) of the Act and its implementing regulations (50 CFR 402 *et seq.*), Federal agencies are required to utilize their authorities to carry out programs for the conservation of threatened and endangered species and to determine whether projects may affect threatened and endangered species and/or designated critical habitat.

A Biological Assessment is required for construction projects (or other undertakings having similar physical impacts) that are major Federal actions significantly affecting the quality of the human environment as defined in the National Environmental Policy Act (42 U.S.C. 4332(2)(c)). For projects other than major construction activities, the Service suggests that a biological evaluation similar to a Biological Assessment be prepared to determine whether the project may affect listed or proposed species and/or designated or proposed critical habitat. Recommended contents of a Biological Assessment are described at 50 CFR 402.12.

If a Federal agency determines, based on the Biological Assessment or biological evaluation, that listed species and/or designated critical habitat may be affected by the proposed project, the agency is required to consult with the Service pursuant to 50 CFR 402. In addition, the Service recommends that candidate species, proposed species and proposed critical habitat be addressed within the consultation. More information on the regulations and procedures for section 7 consultation, including the role of permit or license applicants, can be found in the "Endangered Species Consultation Handbook" at:

<http://www.fws.gov/endangered/esa-library/pdf/TOC-GLOS.PDF>

Please be aware that bald and golden eagles are protected under the Bald and Golden Eagle Protection Act (16 U.S.C. 668 *et seq.*), and projects affecting these species may require development of an eagle conservation plan (http://www.fws.gov/windenergy/eagle_guidance.html). Additionally, wind energy projects should follow the wind energy guidelines (<http://www.fws.gov/windenergy/>) for minimizing impacts to migratory birds and bats.

Guidance for minimizing impacts to migratory birds for projects including communications towers (e.g., cellular, digital television, radio, and emergency broadcast) can be found at: <http://www.fws.gov/migratorybirds/CurrentBirdIssues/Hazards/towers/towers.htm>; <http://www.towerkill.com>; and <http://www.fws.gov/migratorybirds/CurrentBirdIssues/Hazards/towers/comtow.html>.

We appreciate your concern for threatened and endangered species. The Service encourages Federal agencies to include conservation of threatened and endangered species into their project planning to further the purposes of the Act. Please include the Consultation Tracking Number in the header of this letter with any request for consultation or correspondence about your project that you submit to our office.

Attachment(s):

- Official Species List
-

Official Species List

This list is provided pursuant to Section 7 of the Endangered Species Act, and fulfills the requirement for Federal agencies to "request of the Secretary of the Interior information whether any species which is listed or proposed to be listed may be present in the area of a proposed action".

This species list is provided by:

New England Ecological Services Field Office

70 Commercial Street, Suite 300

Concord, NH 03301-5094

(603) 223-2541

Project Summary

Consultation Code: 05E1NE00-2019-SLI-2179

Event Code: 05E1NE00-2019-E-05502

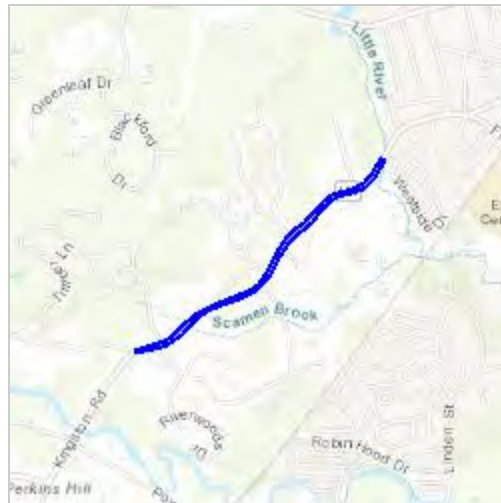
Project Name: Kingston Road TAP Project

Project Type: LAND - RESTORATION / ENHANCEMENT

Project Description: The Kingston Road Bicycle and Pedestrian Improvements project will improve safety for pedestrians, bicyclists, and motorists, as well as link residential neighborhoods with recreational opportunities. The project is needed to address the existing and future transportation, safety, and health needs of a growing community of young to elderly residents.

Project Location:

Approximate location of the project can be viewed in Google Maps: <https://www.google.com/maps/place/42.973274647720785N70.97560553553178W>



Counties: Rockingham, NH

Endangered Species Act Species

There is a total of 1 threatened, endangered, or candidate species on this species list.

Species on this list should be considered in an effects analysis for your project and could include species that exist in another geographic area. For example, certain fish may appear on the species list because a project could affect downstream species.

IPaC does not display listed species or critical habitats under the sole jurisdiction of NOAA Fisheries¹, as USFWS does not have the authority to speak on behalf of NOAA and the Department of Commerce.

See the "Critical habitats" section below for those critical habitats that lie wholly or partially within your project area under this office's jurisdiction. Please contact the designated FWS office if you have questions.

-
1. [NOAA Fisheries](#), also known as the National Marine Fisheries Service (NMFS), is an office of the National Oceanic and Atmospheric Administration within the Department of Commerce.

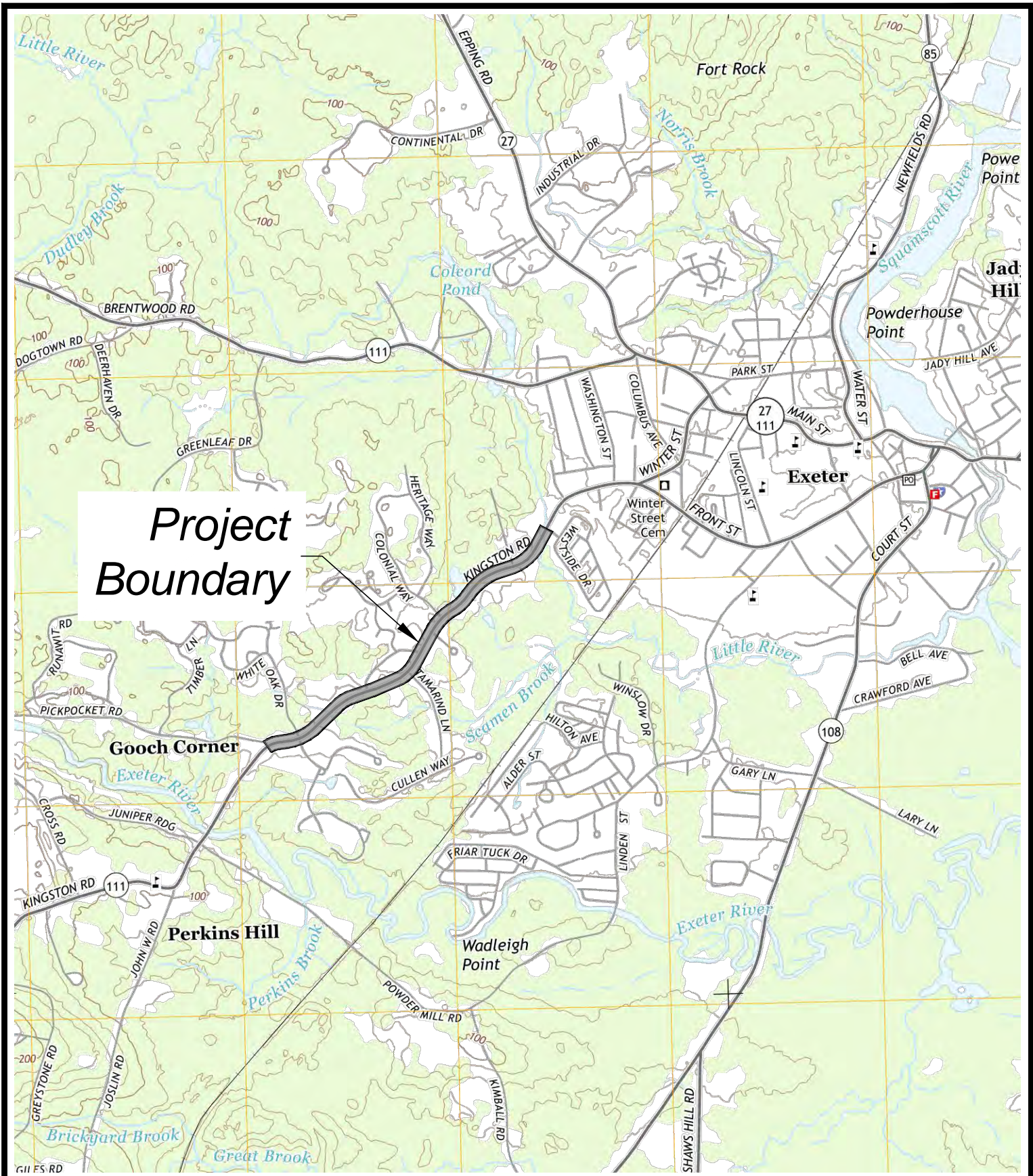
Mammals

NAME	STATUS
Northern Long-eared Bat <i>Myotis septentrionalis</i> No critical habitat has been designated for this species. Species profile: https://ecos.fws.gov/ecp/species/9045	Threatened

Critical habitats

THERE ARE NO CRITICAL HABITATS WITHIN YOUR PROJECT AREA UNDER THIS OFFICE'S JURISDICTION.

E. USGS Map



**Project
Boundary**

**CMA
ENGINEERS**

CIVIL/ENVIRONMENTAL/STRUCTURAL

Portsmouth, NH • Manchester, NH • Portland, ME
603/431-6196 • 603/627-0708 • 207/541-4223
cmaengineers.com

Town of Exeter, NH
Kingston Road TAP Project
Alteration of Terrian Permit Application

7.5 Minute USGS Topographic Map

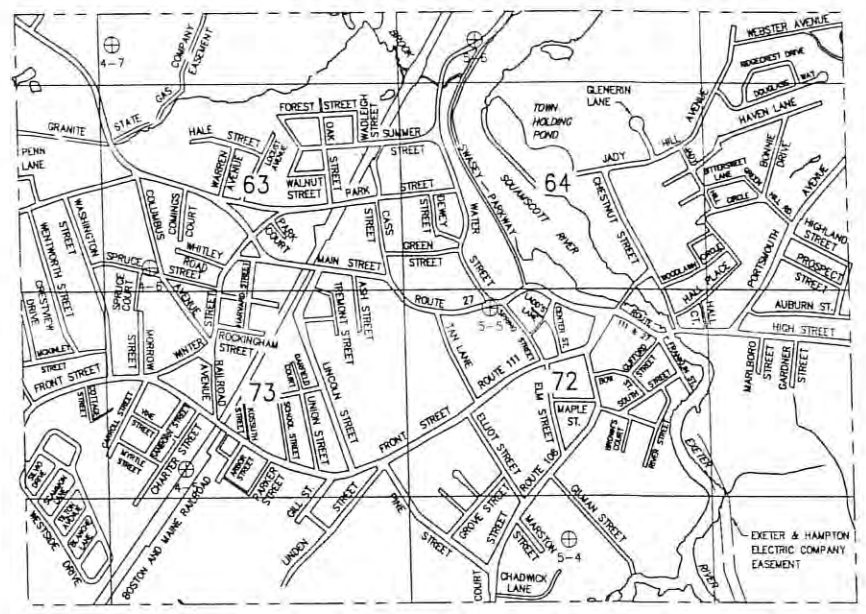
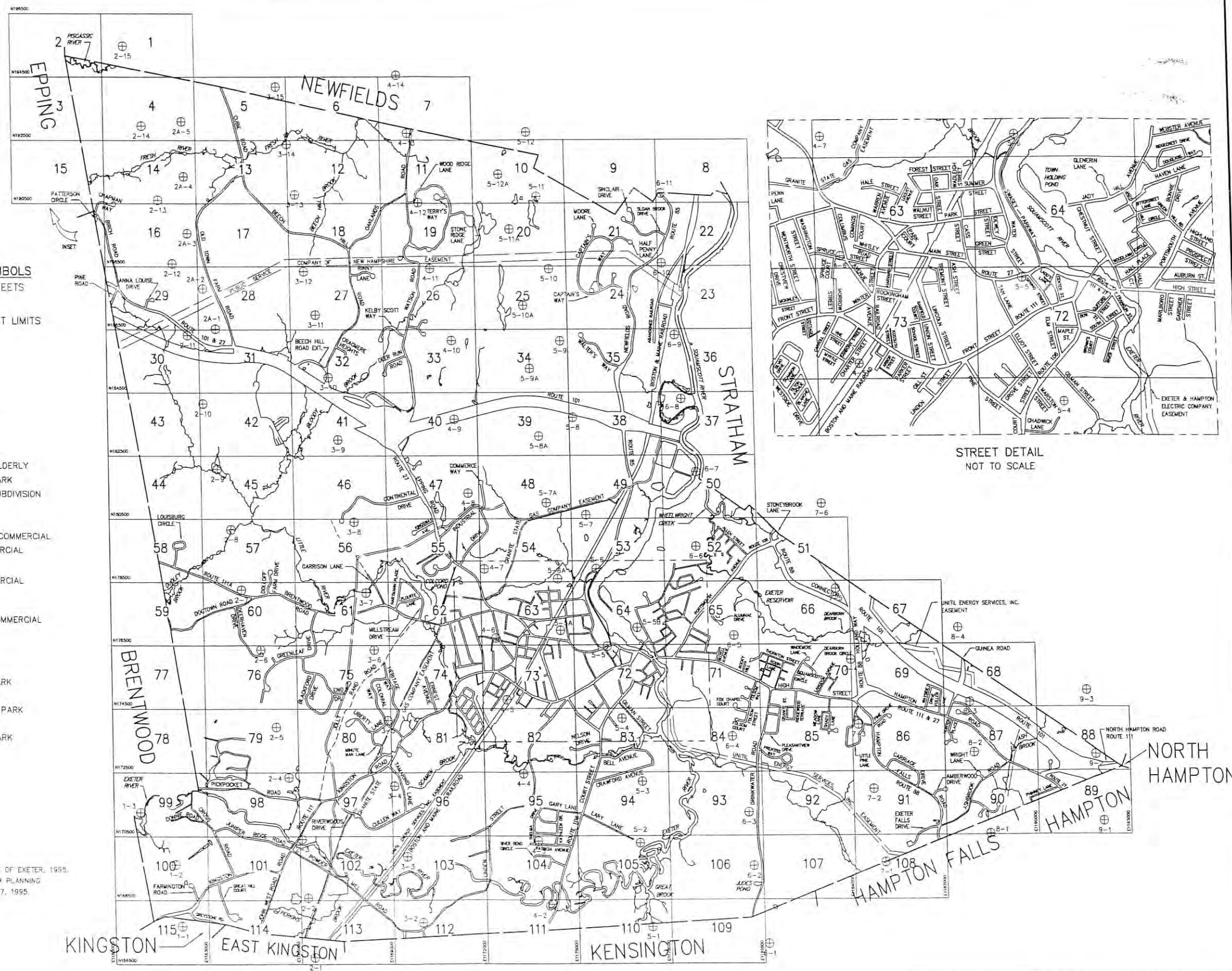
July 2018

Scale: 1" = 2,000'

F. Photographs

See Appendix I. Wetland Report for photographs. These photographs were taken in June 2016 by Robert Prokop (CWS #063) of Wetland Consulting Services.

G. Tax Maps



KEY TO ZONING SYMBOLS
AS SHOWN ON MAP SHEETS

--- ZONING DISTRICT LIMITS

DISTRICTS

RESIDENTIAL:

- RU RURAL
- R-1 SINGLE FAMILY
- R-2 SINGLE FAMILY
- R-3 SINGLE FAMILY
- R-4 MULTI-FAMILY
- R-5 MULTI-FAMILY/ELDERLY
- M MOBILE HOME PARK
- MS MOBILE HOME SUBDIVISION

COMMERCIAL:

- C-1 CENTRAL AREA COMMERCIAL
- C-2 HIGHWAY COMMERCIAL
- C-3 EPPING ROAD
- NP HIGHWAY COMMERCIAL NEIGHBORHOOD
- WC WATERFRONT COMMERCIAL

CORPORATE/TECHNOLOGY:

- CT CORPORATE
- CT-1 TECHNOLOGY PARK
- PP CORPORATE
- PP TECHNOLOGY-1 PARK
- PP PROFESSIONAL/TECHNOLOGY PARK

INDUSTRIAL:

- I INDUSTRIAL

HEALTHCARE:

- H HEALTHCARE

SOURCE: ZONING MAP OF THE TOWN OF EXETER, 1995.
PREPARED BY ROCKINGHAM PLANNING COMMISSION DATED APRIL 7, 1995.

THIS MAP IS FOR ASSESSMENT PURPOSES. IT IS NOT VALID FOR LEGAL DESCRIPTION OR CONVEYANCE.

THE HORIZONTAL DATUM IS THE NEW HAMPSHIRE STATE PLANE COORDINATE SYSTEM.

PHOTOGRAPHY DATE: APRIL 25, 1995

COMPLETION DATE: MARCH 29, 1996

PRODUCED IN 1996 BY

11 PLEASANT STREET, LITTLETON, NH 03041
800.322.4540 - WWW.CAI-TECH.COM

LEGEND

72 MAP SHEET NUMBER

⊕ APPROXIMATE CENTER OF 1" = 100' CRONAFLEX ENLARGEMENT

--- UTILITY EASEMENT

⊕ COORDINATE VALUE OF NEW HAMPSHIRE STATE PLANE COORDINATE SYSTEM NAD-83

FEET SCALE 1" = 1500'

750 METERS

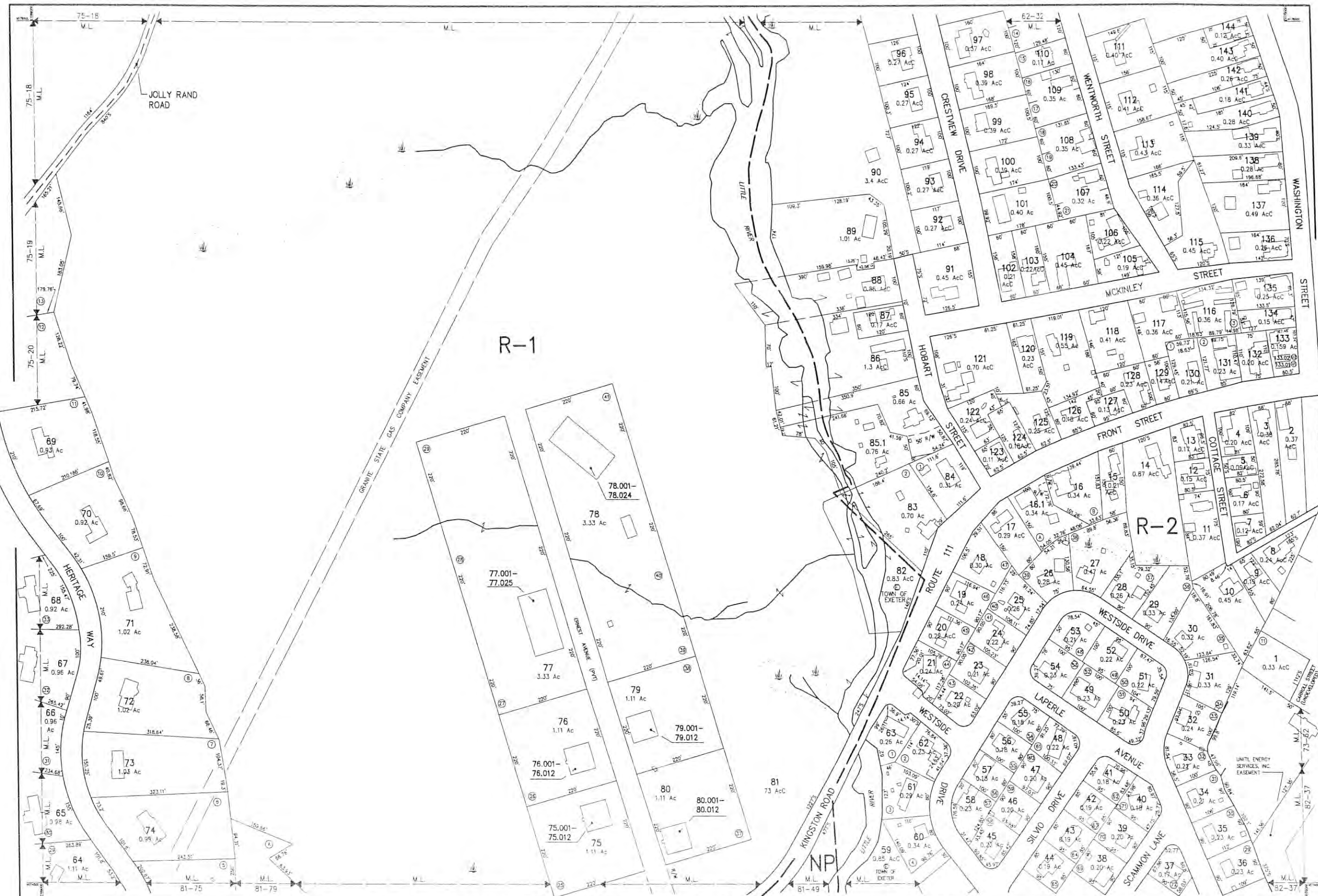
REVISED TO: APRIL 1, 2016

PROPERTY MAPS

EXETER

NEW HAMPSHIRE

INDEX MAP



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LEGEND

- Ac
- AcC
- 100'
- 100'S
- AREA SURVEYED
- AREA CALCULATED
- RECORD DIMENSION
- SCALED DIMENSION
- WATCH LINE
- WATER
- EXEMPT PROPERTY
- SUBMISSION LOT NO.
- ZONE LIMIT
- RIGHT OF WAY
- OWNER OWNERSHIP
- BUILDING
- WETLANDS

SCALE 1" = 100'

REVISED TO: APRIL 1, 2016

PROPERTY MAPS

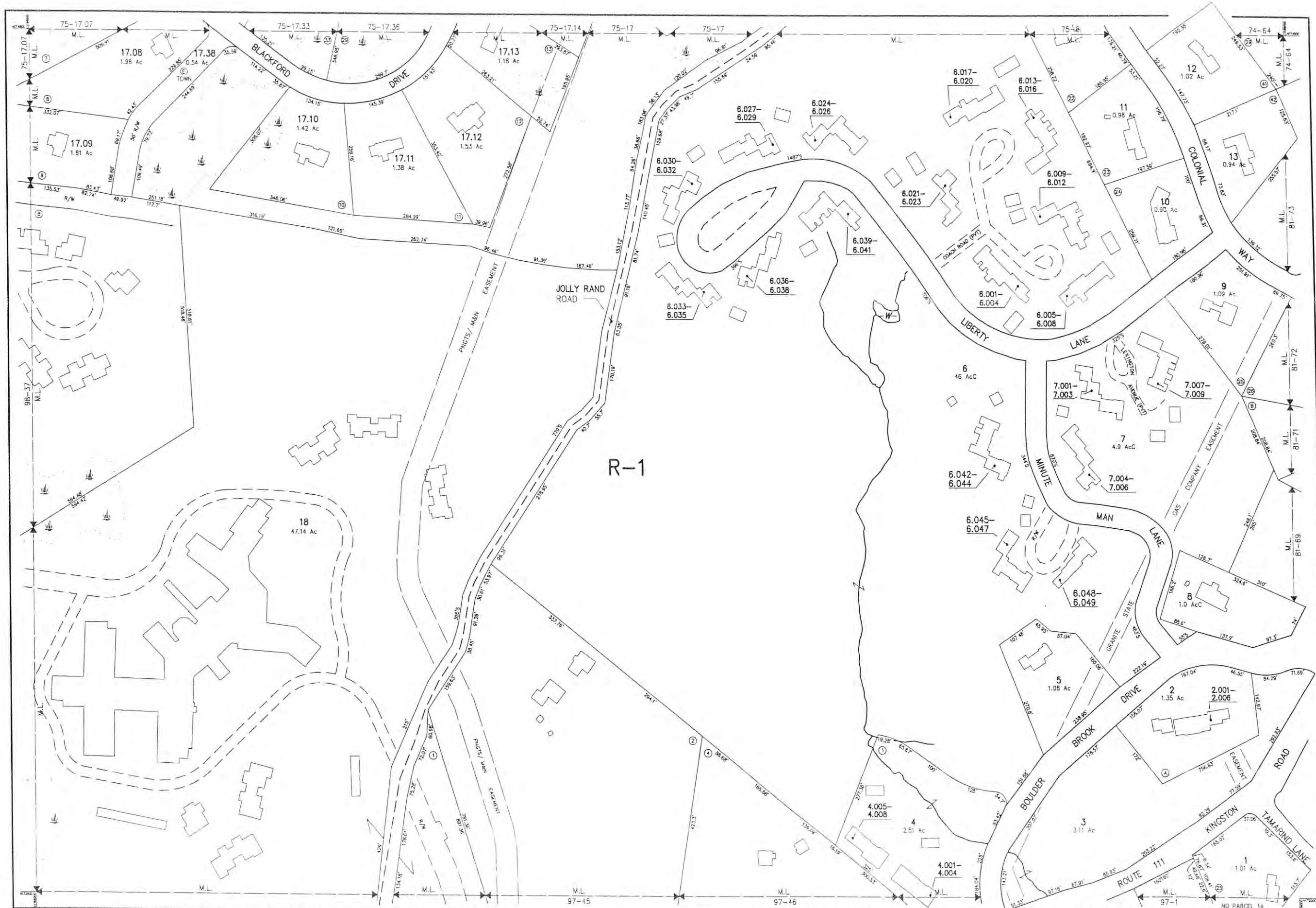
EXETER

NEW HAMPSHIRE

INDEX DIAGRAM

81	82	83
75	76	77
80	81	82

MAP NO. 74



THIS MAP IS FOR ASSESSMENT PURPOSES. IT IS NOT VALID FOR LEGAL DESCRIPTION OR CONVEYANCE.
 THE HORIZONTAL DATUM IS THE NEW HAMPSHIRE STATE PLANE COORDINATE SYSTEM.
 PHOTOGRAPHY DATE: APRIL 25, 1995
 COMPLETION DATE: MARCH 29, 1996

PRODUCED IN 1996 BY
CAI Technologies
 11 PLEASANT STREET, LITTLETON, NH 03061
 603.322.4540 - WWW.CAI-TECH.COM

LEGEND

- Ac
- AcC
- 100'
- 100'S
- AREA SURVEYED
- AREA CALCULATED
- RECORD DIMENSION
- SCALED DIMENSION
- MATCH LINE
- WATER
- EXEMPT PROPERTY
- SUBDIVISION LOT NO.
- ZONE LIMIT
- RIGHT OF WAY
- COMMON OWNERSHIP
- BUILDING
- METLANDS

SCALE 1" = 100'

FEET 0 50 100 200 300
 METERS 0 25 50 75

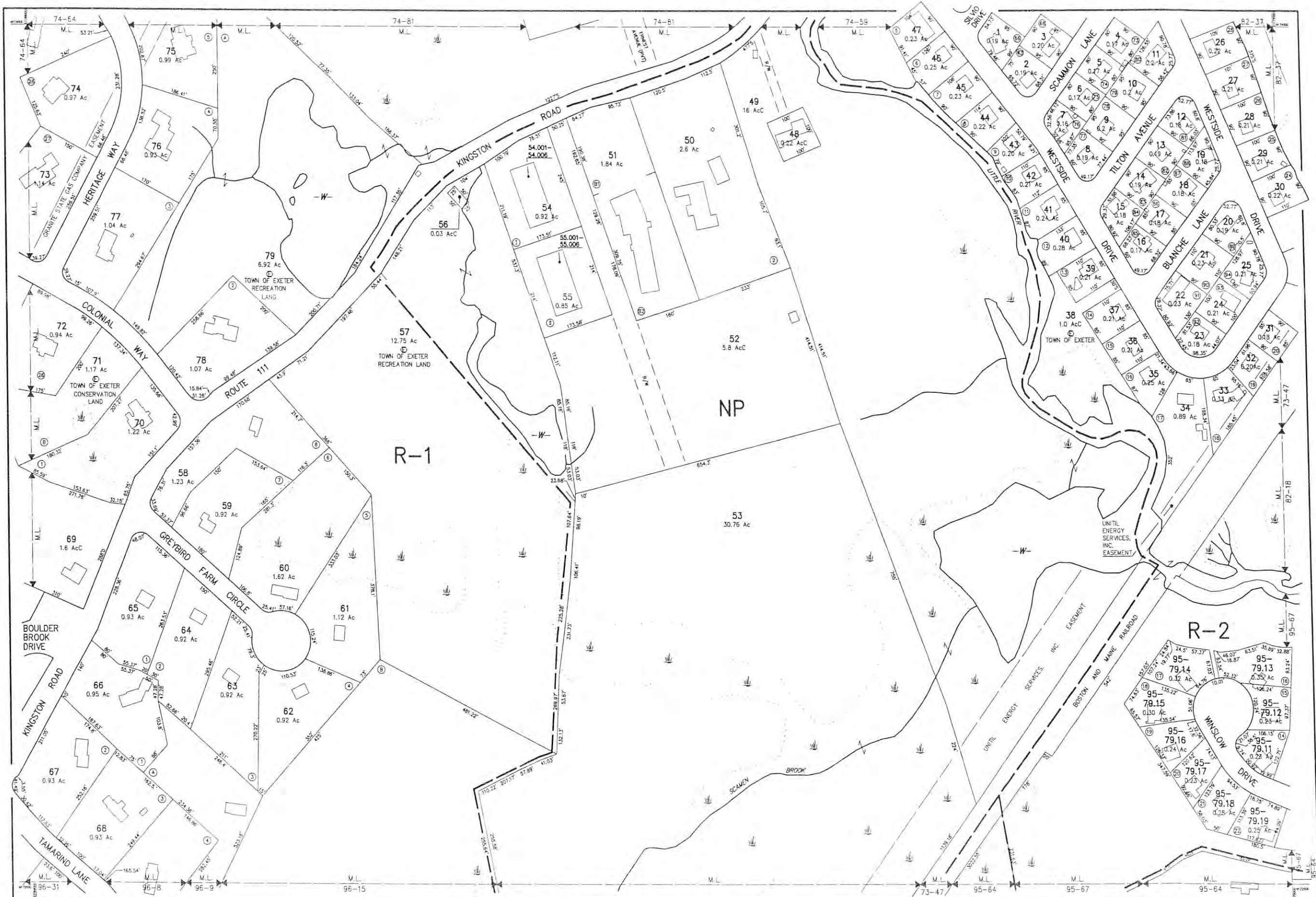
REVISED TO: APRIL 1, 2016

PROPERTY MAPS
EXETER
 NEW HAMPSHIRE

INDEX DIAGRAM

76	75	74
79	81	
98	97	96

MAP NO.
80



THIS MAP IS FOR ASSESSMENT PURPOSES. IT IS NOT VALID FOR LEGAL DESCRIPTION OR CONVEYANCE.

THE HORIZONTAL DATUM IS THE NEW HAMPSHIRE STATE PLANE COORDINATE SYSTEM.

PHOTOGRAPHY DATE: APRIL 25, 1995

COMPLETION DATE: MARCH 29, 1996

PRODUCED IN 1996 BY

CAI Technologies

11 PLEASANT STREET, LITTLETON, NH 03061
 603.322.4540 • WWW.CAI-TECH.COM

LEGEND

AREA SURVEYED
 AREA CALCULATED
 RECORD DIMENSION
 SCALED DIMENSION
 MATCH LINE
 WATER

Ac
 AcC
 100'
 100'S

EXEMPT PROPERTY, SUBDIVISION LOT NO., ZONE LIMIT, RIGHT OF WAY, COMMON OWNERSHIP, WETLANDS

M.L.

—W—

SCALE 1" = 100'

REVISOR TO: APRIL 1, 2016

PROPERTY MAPS

EXETER

NEW HAMPSHIRE

INDEX DIAGRAM

75	74	73
80	82	
97	96	95

MAP NO. **81**



THIS MAP IS FOR ASSESSMENT PURPOSES. IT IS NOT VALID FOR LEGAL DESCRIPTION OR CONVEYANCE.
 THE HORIZONTAL DATUM IS THE NEW HAMPSHIRE STATE PLANE COORDINATE SYSTEM.
 PHOTOGRAPHY DATE: APRIL 25, 1995
 COMPLETION DATE: MARCH 29, 1996

PRODUCED IN 1996 BY

11 PLEASANT ST. REEF, LITTLETON, NH 03601
 603.222.4443 - WWW.CAT-TECH.COM

LEGEND

- AREA SURVEYED
- AREA CALCULATED
- RECORD DIMENSION
- SCALED DIMENSION
- MATCH LINE
- WATER
- EXEMPT PROPERTY
- SUBDIVISION LOT NO.
- ZONE LIMIT
- RIGHT OF WAY
- COMMON OWNERSHIP
- BUILDING
- WETLANDS

SCALE 1" = 100'

REVISED TO: APRIL 1, 2016

PROPERTY MAPS
EXETER
 NEW HAMPSHIRE

INDEX DIAGRAM

MAP NO.
97

H. Abutter Notification

Abutters of the proposed project have been sent notification letters. The list of abutters is provided below. See attached certified mail receipts and example letter.

Map	Lot	Unit	Owner's First Name	Owner's Last Name	Co-Owner's First Name	Co-Owner's Last Name	Address	City	State	Zip	Parcel Location
74	59		Town of Exeter				10 Front Street	Exeter	NH	03833	Westside Drive
74	81		Judith L	Fraumeni Revocable Trust	Judith	Fraumeni Trustee	7 Glen Drive	Lynnfield	MA	01940	Kingston Road
80	1		Nancey J	Feener	Stephen L	Jordan	1 Tamarind Lane	Exeter	NH	03833	1 Tamarind Lane
80	3		Marshall Farms Crossing	Condo Assoc			19 Liberty Lane	Exeter	NH	03833	Boulder Brook Drive
80	4	MC	Marshall Farms Eight	Condo Assoc (Charlene Girard)			5 Boulder Brook Drive	Exeter	NH	03833	Kingston Road
80	4	1	Jacqueline J	Ray Living Trust	Jacqueline J	Ray Trustee	1 Boulder Brook Drive	Exeter	NH	03833	1 Boulder Brook Drive U01
80	4	2	Jablonski Family	Revocable Trust	Gail E & Gary C	Jablonski Trustees	71 Ash Swamp Road	Newmarket	NH	03857	2 Boulder Brook Drive U02
80	4	3	Richard C	Norton			17 Rivers Edge Drive	Kennebunk	ME	04043	3 Boulder Brook Drive U03
80	4	4	Fargo Lane LLC				7 Strawberry Lane	Irvington	NY	10533	4 Boulder Brook Drive U04
80	4	5	Charlene A	Girard			11 Riverwood Road	Kingston	NH	03848	5 Boulder Brook Drive U05
80	4	6	Peter S	Fotinos	Olga P	Fotinos	6 Boulder Brook Drive-U6	Exeter	NH	03833	8 Boulder Brook Drive U06
80	4	7	Fred	Kiers	Olga	Kiers	7 Boulder Brook Drive-U7	Exeter	NH	03833	7 Boulder Brook Drive U07
80	4	8	Dirksen Living Trust		Peter C & Beverly M	Dirksen Trustee	9 Boulder Brook Drive-U8	Exeter	NH	03833	9 Boulder Brook Drive U08
81	48		John F & Murray Family	Hennessey Revocable Trust	Christine H	Henderson Revocable Living Trust	12 Pendexter Road	Madbury	NH	03823	6 Kingston Road
81	49		John F & Murray Family	Hennessey Revocable Trust	Christine H	Henderson Revocable Living Trust	12 Pendexter Road	Madbury	NH	03823	8 Kingston Road
81	50		Owen G	Baril	Barbara E	Michaud	PO Box 975	Exeter	NH	03833	10 Kingston Road
81	51		Crystal Realty Trust				PO Box 457	Exeter	NH	03833	12 Kingston Road
81	54	MC	Brickyard Business	Condo Assoc			16 Kingston Road	Exeter	NH	03833	16 Kingston Road
81	54	1	Kevin D	Felder	Elizabeth S	Felder	42 Epping Road	Exeter	NH	03833	16 Kingston Road-01
81	54	2	Hemingway's Crossing LLC				14 Ironwood Drive	Epping	NH	03042	16 Kingston Road-02
81	54	3	Sunset Properties LLC				20 Beech Hill Road #6	Exeter	NH	03833	16 Kingston Road-03
81	54	4	Daniel W	Jones Revocable Trust	Daniel W	Jones Trustee	PO Box 526	Exeter	NH	03833	16 Kingston Road-04
81	54	5	16 Kingston Road Unit 5 LLC				3932 Crooked Island Drive	Punta Gorda	FL	33950	16 Kingston Road-05
81	54	6	We Cork Enterprises Inc				16 Kingston Road-06	Exeter	NH	03833	16 Kingston Road-06
81	56		Unitil Granite State Gas	Trans Inc			6 Liberty Lane West	Hampton	NH	03842	Kingston Road
81	57		Town of Exeter				10 Front Street	Exeter	NH	03833	Kingston Road
81	58		Thomas J	Fosher	Robin L	Fosher	2 Greybird Farm Circle	Exeter	NH	03833	2 Greybird Farm Circle
81	65		John D	Furman	Lisa J	Furman	1 Greybird Farm Circle	Exeter	NH	03833	1 Greybird Farm Circle
81	66		Robert	Simon	Kathryn	Simon	38 Kingston Road	Exeter	NH	03833	38 Kingston Road
81	67		T Mark	Aimone	Megan S	Aimone	5 Olde Logging Road	Marion	MA	02738	2 Tamarind Lane
81	69		Sunny Skye Revocable Trust		Joy E	Tarbell	3641 White Mountain Highway	North Conway	NH	03860	33 Kingston Road
81	70		Sookjwa L	Ihm Revocable Trust	Sookjwa L	Ihm Trustee	2 Colonial Way	Exeter	NH	03833	2 Colonial Way
81	78		William L	Sheehan	Deborah L	Sheehan	1 Colonial Way	Exeter	NH	03833	1 Colonial Way
81	79		Town of Exeter				10 Front Street	Exeter	NH	03833	31 Kingston Road
97	1		Martin	Wool Revocable Trust	Martin	Wool Trustee	188R Winnicutt Road	Stratham	NH	03885	44 Kingston Road
97	2		Lance W	Richardson			46 Kingston Road	Exeter	NH	03833	46 Kingston Road
97	3		Langdon Construction LLC				131 Old Nottingham Road	Epping	NH	03042	54 Kingston Road
97	3	1	Marco	Iacobucci	Jaime	Iacobucci	50 Kingston Road	Exeter	NH	03833	50 Kingston Road
97	4		George Y	Doumit			56 Kingston Road	Exeter	NH	03833	56 Kingston Road
97	5	10	Sean M	Graham	Tracey E	Graham	2 Hillside Ave	Exeter	NH	03833	2 Hillside Ave
97	6		Michael D	Deacy	Nadine Y	Deacy	64 Kingston Road	Exeter	NH	03833	64 Kingston Road
97	6	1	Jeffrey Marc	Shapiro	Elizabeth Ann	Shapiro	62 Kingston Road	Exeter	NH	03833	62 Kingston Road
97	6	2	Pamela L	Oulundsden	Nils O	Oulundsden	0 Hillside Ave	Exeter	NH	03833	0 Hillside Ave
97	7		Daniel B	Stockbridge	Ellen M	Stockbridge	2 Riverwoods Drive	Exeter	NH	03833	2 Riverwoods Drive
97	27		Portland Natural Gas		C/O Spectra Energy Corp		PO Box 1642	Houston	TX	77251	1 Riverwoods Drive
97	28		D Grant	Murray	Carol J	Murray	74 Kingston Road	Exeter	NH	03833	74 Kingston Road
97	29		Robert J	Lannon	Sheila M	Groonell	78 Kingston Road	Exeter	NH	03833	78 Kingston Road
97	41		Southeast Land Trust Of New Hampshire				PO Box 675	Exeter	NH	03833	3 Pickpocket Road
97	44		Harry R	Duffin	Natasja	Duffin	67 Kingston Road	Exeter	NH	03833	67 Kingston Road
97	45		Ruth	Hooten Revocable Trust	Ruth	Hooten Trustee	61 Kingston Road	Exeter	NH	03833	61 Kingston Road
97	46		Beatrice A	Dalton Revocable Trust	Michael J	Dalton Revocable Trust	PO Box 597	Exeter	NH	03833	55 Kingston Road

August XX, 2019

First Last
Street
Exeter, NH 03833

CERTIFIED MAIL
RETURN RECEIPT REQUESTED

Re: Exeter, NH
Kingston Road Transportation Alternatives Program
Wetlands Applications
Tax Map XXX/Lot X
CMA #1030

Dear Name:

On behalf of the Town of Exeter, NH, we are writing this letter to provide notice of the planned enhancement of the Kingston Road (Route 111) roadway shoulders to a 5-foot minimum width on both sides of the road between Pickpocket Road and Westside Drive, a distance of approximately 1.1 miles. This project seeks to improve safety for pedestrians, bicyclists, and motorists, as well as link residential neighborhoods with recreational opportunities. Please be advised, the project will involve construction in the wetlands in association with the proposed project.

In accordance with New Hampshire Department of Environmental Services (NHDES) Wetlands Bureau rules, the Town of Exeter must obtain a Standard Dredge and Fill (Wetlands) Permit from the Wetlands Bureau before disturbance of wetlands is allowed. Requirements of the permitting process include notification of owners of properties which abut the parcel on which these improvements are proposed. The area of wetland disturbance is 2,265 square feet, which requires a minimum impact wetland permit application.

According to the Town of Exeter, you own or lease property which abuts where these improvements are proposed. This letter is to notify you of the permit application which is planned for submittal in August 2019. Copies of the permit application will be available for review at the Wetlands Bureau of NHDES in Concord and at the Exeter Town Office.

Should you have any questions, please feel free to call me at (603) 627-0746.

Very truly yours,
CMA ENGINEERS, INC.

Jason J. Beaudet, P.E.
Project Manager

JJB:ams

cc: Jennifer Mates, Town of Exeter

I. Wetland Report



Wetland Consulting Services

September 27, 2016

Mr. Joe Johnson
Greenman-Pedersen, Inc.
21 Daniel Street,
Portsmouth, NH 03801-3868

WCS Job # GPI-1

RE: Wetland Delineation, Kingston Road, Exeter, NH (NH DOT TAP # 40436)

Dear Joe:

As requested, Wetland Consulting Services (WCS) inspected an approximately 1.1 mile stretch of Kingston Road (Route 111) in Exeter, NH on July 25 and 26, 2016. The purpose of the inspection was to identify and delineate the extent of State and Local jurisdictional wetlands within 50' on either side of the road. This delineation effort extended from the intersection with Pickpocket Road easterly to where the Little River crosses Kingston Road (see Figure 1). The delineation effort is in anticipation of a road widening project proposed by NH DOT.

Summarized below is a general review of the project area. Detailed data information is provided for each delineated wetland in Appendix A.

This section of the road proposed for widening is bordered by primarily rural residential properties along the western two-thirds of the study area. A mix of commercial and residential properties lie along the eastern third of the area. Three significant waterbodies cross or border the road. These include Scamen Brook, Little River and Brickyard Pond.

Soil types as mapped by the NRCS are shown on Figure 2 and Table 1. Dominant soil types in the area consist of a mix of somewhat poorly drained Boxford silt loam and poorly drained Scitico silt loam. Both soil types formed in clayey marine sediments. The Scitico soils are considered hydric or wetland soils. Inspection of the soils in the project area generally agrees with this soil mapping.

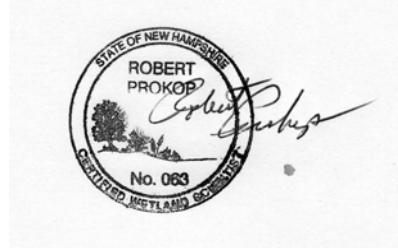
A NH Natural Heritage Bureau (NHB) review was requested for the area in and around the project area. The NHB had no record of any rare or endangered plants or animals in or near the project area (see project review NHB16-3002 below).

Wetland identification was based on the three parameter approach developed and outlined in the 1987 Army Corps of Engineers Wetland Delineation manual and the 2012 General Supplement to the Manual. This is the current method utilized by the NH Wetlands Bureau for delineating State jurisdictional wetlands as described in Chapter 301.01(a) of the NH Code of Administrative Rules.

Wetland boundaries were flagged and numbered using pink surveyor's tape placed at approximately 20' to 50' intervals. Approximately 21 different wetland areas were flagged along either side of the road. Alpha-numeric series ranging from the "A" series to the "V" series were used to label and delineate the various wetland areas. Appendix A provides the location, description and photograph(s) for each delineated wetland.

If you have any questions regarding this delineation, or require assistance in the preparation of any State or local wetland permits should the need arise, please feel free to contact me.

Sincerely,
Wetland Consulting Services,



Robert Prokop
Wetland Scientist (#063)/Wildlife Biologist

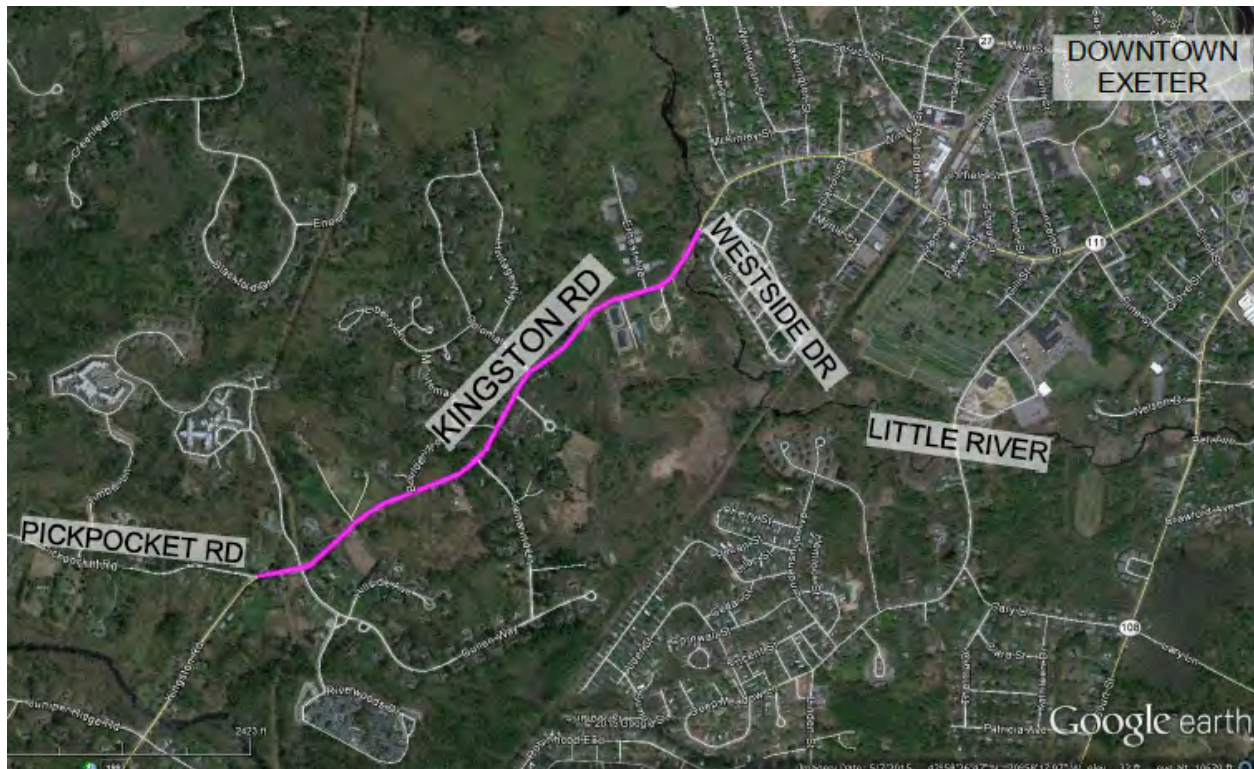


Figure 1. Wetlands were delineated along a 1.1 mile section of Kingston Road (Route 111) from Pickpocket Road to the Little River crossing.

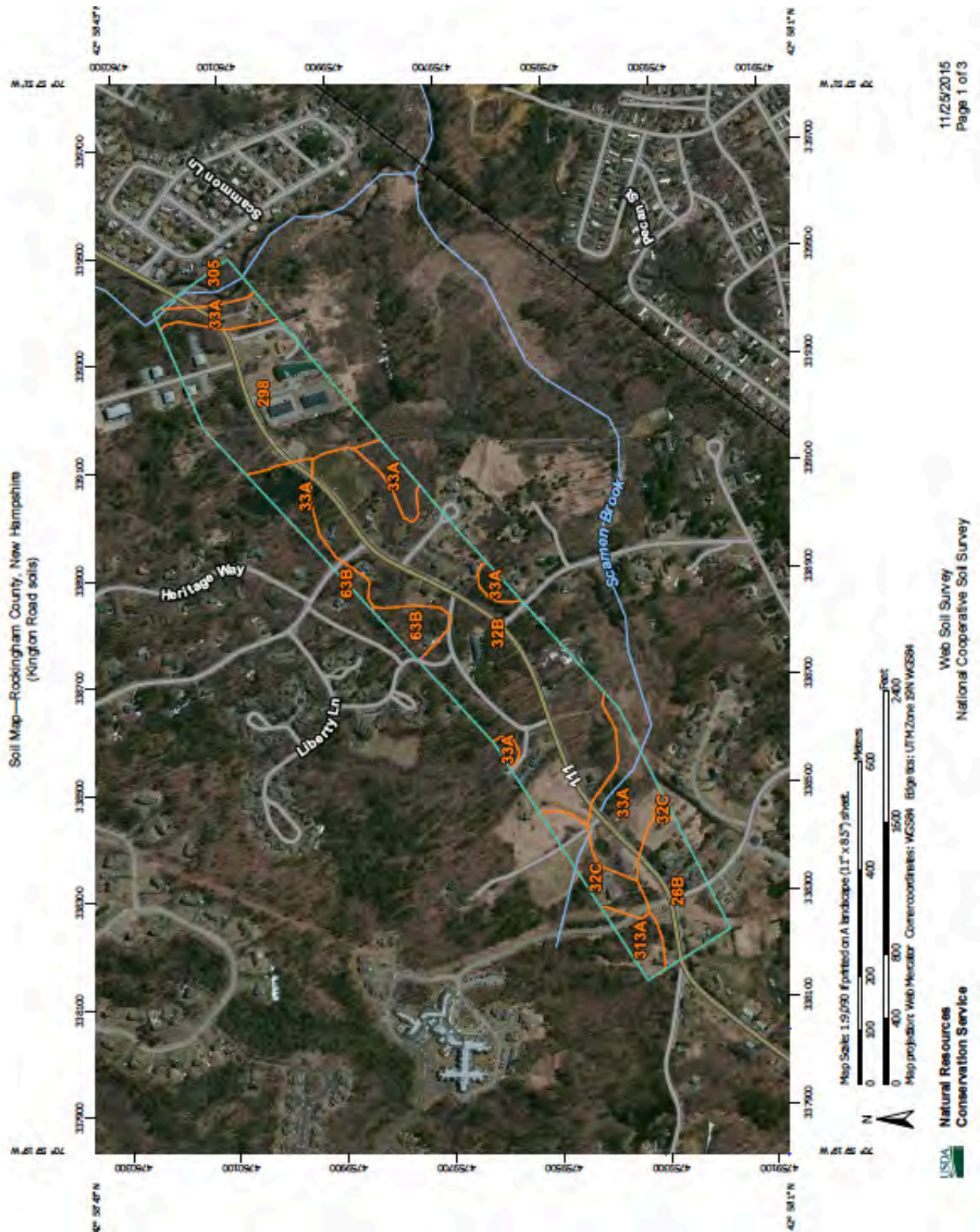


Figure 2. NRCS soil survey map of the project area.

Map Unit Legend

Rockingham County, New Hampshire (NH015)			
Map Unit Symbol	Map Unit Name	Acres In AOI	Percent of AOI
26B	Windsor loamy sand, 3 to 8 percent slopes	6.7	8.0%
32B	Boxford silt loam, 3 to 8 percent slopes	35.4	42.5%
32C	Boxford silt loam, 8 to 15 percent slopes	3.7	4.4%
33A	Scitico silt loam, 0 to 5 percent slopes	14.4	17.3%
63B	Charlton fine sandy loam, 3 to 8 percent slopes, very stony	2.1	2.6%
298	Pits, sand and gravel	17.2	20.6%
305	Lim-Pootatuck complex	1.9	2.3%
313A	Deerfield fine sandy loam, 0 to 3 percent slopes	2.0	2.4%
Totals for Area of Interest		83.3	100.0%

Table 1. Soil types along Kingston Road as mapped by the NRCS.



New Hampshire Natural Heritage Bureau

To: Robert Prokop
15 Bisson Lane
Merrimac, MA 01860

Date: 9/28/2016

From: NH Natural Heritage Bureau

Re: Review by NH Natural Heritage Bureau of request dated 9/28/2016

NHB File ID: NHB16-3002

Applicant: Town of Exeter

Location: Tax Map(s)/Lot(s):
Exeter

Project Description: Road widening for Route 111 (Kingston Road)

The NH Natural Heritage database has been checked for records of rare species and exemplary natural communities near the area mapped below. The species considered include those listed as Threatened or Endangered by either the state of New Hampshire or the federal government. We currently have no recorded occurrences for sensitive species near this project area.

A negative result (no record in our database) does not mean that a sensitive species is not present. Our data can only tell you of known occurrences, based on information gathered by qualified biologists and reported to our office. However, many areas have never been surveyed, or have only been surveyed for certain species. An on-site survey would provide better information on what species and communities are indeed present.

This report is valid through 9/27/2017.

NH Natural Heritage database results for documented rare plants or animals in the project area.



New Hampshire Natural Heritage Bureau

MAP OF PROJECT BOUNDARIES FOR NHB FILE ID: NHB16-3002



Limits of project area reviewed from the NHB database .



Wetland Consulting Services

Appendix A

Wetland Data Sheets

Kingston Road, Exeter, NH (NH DOT TAP # 40436)

Wetland Data Sheet Wetland A

Project: Wetland Delineation Kingston Road Shoulder Widening (GPI Project # Max-2015163.00)

Wetland Delineator: Robert Prokop

Date Delineated: July 25, 2016

Wetland flags: A1 to A 13 (Figure 1)

Dominant Soil Type: Endoaquents, loamy (600)

NWI Classification¹: man-made, saturated, palustrine persistent wetland (PEM1Bd)

General Description: Wetland exists as a roadside drainage ditch (Photo A-1) where runoff flows east through a 12" cp into Wetland B (Photo-2). Dominant vegetation includes various sedges (*Carex* spp.), smartweed (*Polygonum* sp.), brown fruited rush (*Juncus pelocarpus*), and barnyard grass (*Echinochloa* sp.)



Photo A-1. Easterly view of drainage ditch along the south side of Kingston Road.

¹ Cowardin, L., V. Carter, F.C. Golet and E.T. LaRoe. 1979. Classification of wetlands and deepwater habitats of the United States. U.S. Fish Wildl. Serv. FWS/OBS-79/31.



Photo A-2. 12” cp that wetland A drains through into wetland B.



Figure 1. Sketch of wetland A in relation to the other delineated wetlands.

Wetland Data Sheet Wetland **B**

Project: Wetland Delineation Kingston Road Shoulder Widening (GPI Project # Max-2015163.00)

Wetland Delineator: Robert Prokop

Date Delineated: July 25, 2016

Wetland flags: B1 to B14 (Figure 1)

Dominant Soil Type: Scitico (33)

NWI Classification²: saturated, palustrine persistent emergent wetland (PEM1B)

General Description: Wetland exists as an herbaceous wetland (Photo B-1) dominated by jewelweed (*Impatiens capensis*), sensitive fern (*Onoclea sensibilis*), purple loosestrife (*Lythrum salicaria*), poison ivy (*Rhus radicans*), arrowwood (*Viburnum dentatum*) and Russian olive (*Elaeagnus commutata*). This wetland receives flow from wetland A and is part of a larger wetland that extends south of Kingston Road that includes wetland C.



Photo B-1. Westerly view of Wetland B along the south side of Kingston Road.

² Cowardin, L., V. Carter, F.C. Golet and E.T. LaRoe. 1979. Classification of wetlands and deepwater habitats of the United States. U.S. Fish Wildl. Serv. FWS/OBS-79/31.



Photo B-2. Westerly view of wetland B that receives flow from Wetland A via a 12” cp.



Figure 1. Sketch of wetland B in relation to the other delineated wetlands.

Wetland Data Sheet Wetland C

Project: Wetland Delineation Kingston Road Shoulder Widening (GPI Project # Max-2015163.00)

Wetland Delineator: Robert Prokop

Date Delineated: July 25, 2016

Wetland flags: C1 to C13 (Figure 1)

Dominant Soil Type: Scitico (33) and Maybid (134)

NWI Classification³: saturated, palustrine, persistent emergent and scrub/shrub wetland (PEM1/SS1B)

General Description: Wetland exists as a mix of an herbaceous wetland (Photo C-1) dominated by jewelweed (*Impatiens capensis*), meadowsweet (*Spirea latifolia*), purple loosestrife (*Lythrum salicaria*), poison ivy (*Rhus radicans*), grape vine (*Vitis* sp.), and a shrub wetland dominated by arrowwood (*Viburnum dentatum*) and elderberry (*Sambucus canadensis*) (Photo C-2). A 24" cp located below Kingston Road connects this wetland to wetland E (see Figure 1).



Photo C-1. Westerly view of Wetland C along the south side of Kingston Road.

³ Cowardin, L., V. Carter, F.C. Golet and E.T. LaRoe. 1979. Classification of wetlands and deepwater habitats of the United States. U.S. Fish Wildl. Serv. FWS/OBS-79/31.



Photo C-2. Easterly view of scrub/shrub portion of wetland C.



Figure 1. Sketch of wetland C in relation to the other delineated wetlands.

Wetland Data Sheet Wetland D

Project: Wetland Delineation Kingston Road Shoulder Widening (GPI Project # Max-2015163.00)

Wetland Delineator: Robert Prokop

Date Delineated: July 25, 2016

Wetland flags: D1 to D4 (Figure 1)

Dominant Soil Type: Scitico (33)

NWI Classification⁴: saturated, palustrine, persistent emergent and scrub/shrub wetland (PEM1/SS1B)

General Description: Wetland exists as a mix of an herbaceous wetland dominated by jewelweed (*Impatiens capensis*), meadowsweet (*Spirea latifolia*), purple loosestrife (*Lythrum salicaria*), poison ivy (*Rhus radicans*), grape vine (*Vitis* sp.), and a shrub wetland dominated by arrowwood (*Viburnum dentatum*) and elderberry (*Sambucus canadensis*) (Photo D-1. A 24" cp located below Kingston Road connects this wetland to wetland E (see Figure 1).



Photo D-1. Westerly view of Wetland D along the south side of Kingston Road located just off a driveway.

⁴ Cowardin, L., V. Carter, F.C. Golet and E.T. LaRoe. 1979. Classification of wetlands and deepwater habitats of the United States. U.S. Fish Wildl. Serv. FWS/OBS-79/31.



Figure 1. Sketch of wetland D in relation to the other delineated wetlands.

Wetland Data Sheet Wetland E

Project: Wetland Delineation Kingston Road Shoulder Widening (GPI Project # Max-2015163.00)

Wetland Delineator: Robert Prokop

Date Delineated: July 25, 2016

Wetland flags: E1 to E10 (Figure 2)

Dominant Soil Type: Scitico (33)

NWI Classification⁵: saturated, palustrine, persistent emergent wetland modified by mowing (PEM1Bm⁶)

General Description: Wetland exists as a mowed, poorly drained, herbaceous wetland (wet meadow) dominated by various hydrophytic grasses, sedges (*Carex* sp.), soft rush (*Juncus effusus*), joe-pye-weed (*Eupatorium maculatum*) and sensitive fern (*Onoclea sensibilis*). Wetland receives runoff from the bordering slopes and road that flows westerly into a small depression that drains into wetland F via a 24" cp (see Figure 2).



Photo E-1. Westerly view of Wetland E along the north side of Kingston Road.

⁵ Cowardin, L., V. Carter, F.C. Golet and E.T. LaRoe. 1979. Classification of wetlands and deepwater habitats of the United States. U.S. Fish Wildl. Serv. FWS/OBS-79/31.

⁶ m = modified by mowing



Figure 2. Sketch of wetland E in relation to the other delineated wetlands.

Wetland Data Sheet Wetland F

Project: Wetland Delineation Kingston Road Shoulder Widening (GPI Project # Max-2015163.00)

Wetland Delineator: Robert Prokop

Date Delineated: July 25, 2016

Wetland flags: F1 to F9 (Figure 1)

Dominant Soil Type: Scitico (33)

NWI Classification⁷: saturated, palustrine, scrub/shrub wetland (PSS1B)

General Description: Wetland exists as a shrub wetland dominated by speckled alder (*Alnus rugosa*), buckthorn (*Rhamnus frangula*), arrowwood (*Viburnum dentatum*), sensitive fern (*Onoclea sensibilis*) and purple loosestrife (*Lythrum salicaria*). A 24" cp located under the driveway connects this wetland to wetland E (see Figure 1). This section of wetland is contained within a fenced horse paddock (Photo F-1).



Photo F-1. Westerly view of Wetland F located along the north side of Kingston Road.

⁷ Cowardin, L., V. Carter, F.C. Golet and E.T. LaRoe. 1979. Classification of wetlands and deepwater habitats of the United States. U.S. Fish Wildl. Serv. FWS/OBS-79/31.



Figure 1. Sketch of wetland F in relation to the other delineated wetlands.

Wetland Data Sheet Wetland G

Project: Wetland Delineation Kingston Road Shoulder Widening (GPI Project # Max-2015163.00)

Wetland Delineator: Robert Prokop

Date Delineated: July 25, 2016

Wetland flags: G1 to G4 (Figure 2)

Dominant Soil Type: Scitico (33)

NWI Classification⁸: saturated, palustrine, persistent/nonpersistent emergent wetland (PEM1/2) surrounding a small intermittent stream (Scamen Brook) with a cobble/gravel stream bed (R4SB3)

General Description: Wetland exists as a narrow persistent and non-persistent emergent wetland dominated by jewelweed (*Impatiens capensis*), burreed (*Sparganium eurycarpum*), poison ivy (*Rhus radicans*), Virginia creeper (*Parthenocissus quinquefolia*) and goldenrod (*Solidago sp.*) (see Photo G-1). A small intermittent stream (Scamen Brook) runs through the wetland that flows through a 16" cp under Route 111 into wetland H (see Figure 2).



Photo G-1. Southerly view of Wetland G located east of Boulder Brook Drive on the south side of Route 111.

⁸ Cowardin, L., V. Carter, F.C. Golet and E.T. LaRoe. 1979. Classification of wetlands and deepwater habitats of the United States. U.S. Fish Wildl. Serv. FWS/OBS-79/31.



Figure 2. Sketch of wetland G in relation to the other delineated wetlands and Route 111. Scamen Brook flows between the two delineated wetlands.

Wetland Data Sheet Wetland H

Project: Wetland Delineation Kingston Road Shoulder Widening (GPI Project # Max-2015163.00)

Wetland Delineator: Robert Prokop

Date Delineated: July 25, 2016

Wetland flags: H1 to H7 (Figure 2)

Dominant Soil Type: Scitico (33)

NWI Classification⁹: saturated, palustrine, scrub/shrub and persistent/nonpersistent emergent wetland (PSS1/EM1/2) surrounding a small intermittent stream (Scamen Brook) with a cobble/gravel stream bed (R4SB3)

General Description: Wetland exists as a poorly drained persistent and non-persistent emergent wetland dominated by elderberry (*Sambucus canadensis*), jewelweed (*Impatiens capensis*), poison ivy (*Rhus radicans*), and sensitive fern (*Onoclea sensibilis*) (see Photo H-1). A small intermittent stream flows through the wetland via a 16" cp under Route 111 from Wetland G (see Figure 2). A concrete slab headwall just off Route 111 lies over the 16" pipe (Photo H-2).



Photo H-1. Northerly view of Wetland H and Scamen Brook located east of Boulder Brook Drive on the north side of Route 111.

⁹ Cowardin, L., V. Carter, F.C. Golet and E.T. LaRoe. 1979. Classification of wetlands and deepwater habitats of the United States. U.S. Fish Wildl. Serv. FWS/OBS-79/31.



Photo H-2. View of granite slabs used as a headwall over 16" cp along north side of Route 111.



Figure 2. Sketch of wetland H in relation to the other delineated wetlands and Route 111. Scamen Brook flows between the two wetlands.

Wetland Data Sheet Wetland I

Project: Wetland Delineation Kingston Road Shoulder Widening (GPI Project # Max-2015163.00)

Wetland Delineator: Robert Prokop

Date Delineated: July 25, 2016

Wetland flags: I1 to I8 (Figure 3)

Dominant Soil Type: Scitico (33)

NWI Classification¹⁰: saturated, palustrine, broad-leaved deciduous forested wetland (PFO1B)

General Description: Wetland exists as part of a larger poorly drained forested wetland dominated by red maple (*Acer rubrum*) and elm (*Ulmus americana*) trees with an understory mostly of winterberry (*Ilex verticillata*), elderberry (*Sambucus canadensis*), meadowsweet (*Spiraea latifolia*), sensitive fern (*Onoclea sensibilis*) and various sedges (*Carex* sp.) (see Photo I-1).



Photo I-1. Easterly view of Wetland I along the north side of Kingston Road.

¹⁰ Cowardin, L., V. Carter, F.C. Golet and E.T. LaRoe. 1979. Classification of wetlands and deepwater habitats of the United States. U.S. Fish Wildl. Serv. FWS/OBS-79/31.



Figure 3. Sketch of wetland I in relation to wetland J.

Wetland Data Sheet Wetland J

Project: Wetland Delineation Kingston Road Shoulder Widening (GPI Project # Max-2015163.00)

Wetland Delineator: Robert Prokop

Date Delineated: July 25, 2016

Wetland flags: J1 to J8 (Figure 3)

Dominant Soil Type: Endoaquents, loamy (600)

NWI Classification¹¹: saturated, excavated, palustrine, persistent emergent wetland (PEM1Bx)

General Description: Wetland exists as an isolated, narrow, roadside drainage swale/ditch dominated by phragmites (*Phragmites australis*) and poison ivy (*Rhus radicans*) (see Photo J-1).



Photo J-1. Westerly view of the phragmites dominated Wetland J along the north side of Kingston Road.

¹¹ Cowardin, L., V. Carter, F.C. Golet and E.T. LaRoe. 1979. Classification of wetlands and deepwater habitats of the United States. U.S. Fish Wildl. Serv. FWS/OBS-79/31.



Figure 3. Sketch of wetland J in relation to wetland I.

Wetland Data Sheet Wetland K

Project: Wetland Delineation Kingston Road Shoulder Widening (GPI Project # Max-2015163.00)

Wetland Delineator: Robert Prokop

Date Delineated: July 26, 2016

Wetland flags: K1 to K4 (Figure 4)

Dominant Soil Type: Endoaquents, loamy (600)

NWI Classification¹²: saturated, palustrine, broad-leaved deciduous scrub/shrub wetland (PSS1B)

General Description: Wetland exists as a small deep depression vegetated with shrub size elm (*Ulmus americana*), red maple (*Acer rubrum*), and silky dogwood (*Cornus amomum*) with an herb layer dominated by sedges (*Carex crinita*) (see Photo K-1). A 12" cmp connects this wetland to wetland L.



Photo K-1. Southeasterly view of Wetland K located along the south side of Kingston Road.

¹² Cowardin, L., V. Carter, F.C. Golet and E.T. LaRoe. 1979. Classification of wetlands and deepwater habitats of the United States. U.S. Fish Wildl. Serv. FWS/OBS-79/31.

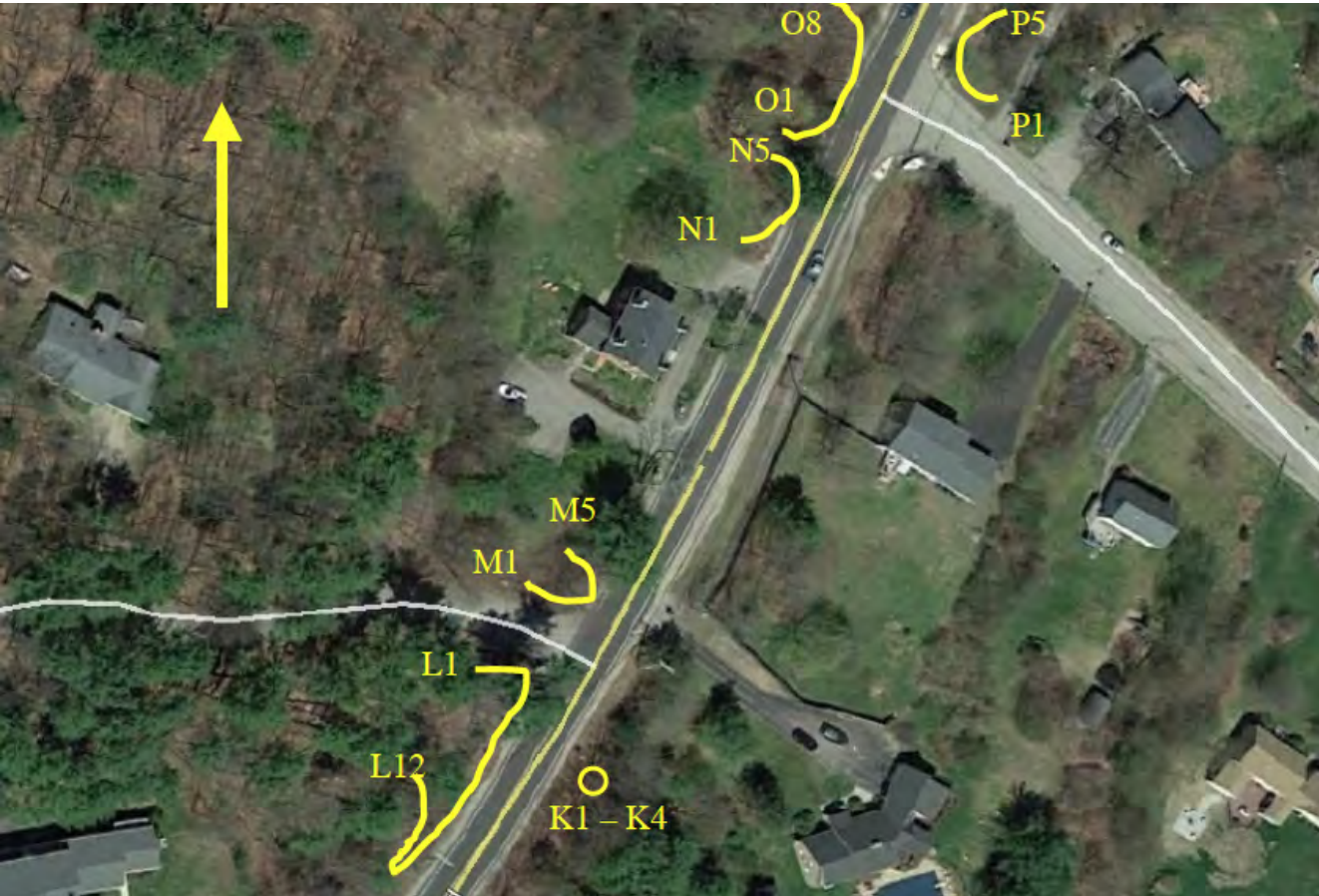


Figure 4. Sketch of wetland K in relation to wetland L.

Wetland Data Sheet Wetland L

Project: Wetland Delineation Kingston Road Shoulder Widening (GPI Project # Max-2015163.00)

Wetland Delineator: Robert Prokop

Date Delineated: July 26, 2016

Wetland flags: L1 to L12 (Figure 4)

Dominant Soil Type: Scitico (33) and Endoaquents,
loamy (600)

NWI Classification¹³: saturated, palustrine, broad-leaved deciduous scrub/shrub wetland (PSS1Bx)

General Description: Wetland exists as a poorly drained, densely vegetated shrub wetland and man-made ditch vegetated with elm (*Ulmus americana*), red maple (*Acer rubrum*), multi-flora rose (*Rosa multiflora*), European buckthorn (*Rhamnus frangula*), arrowwood (*Viburnum dentatum*), honeysuckle (*Lonicera* sp.), meadowsweet (*Spiraea latifolia*) with an herb layer dominated by jewelweed (*Impatiens capensis*), poison ivy (*Rhus radicans*), and various sedges (*Carex intumescens* and *C. crinita*) (see Photo L-1). A 12" cmp connects this wetland to wetland K.



Photo L-1. Easterly view of Wetland L located along the northern side of Kingston Road.

¹³ Cowardin, L., V. Carter, F.C. Golet and E.T. LaRoe. 1979. Classification of wetlands and deepwater habitats of the United States. U.S. Fish Wildl. Serv. FWS/OBS-79/31.

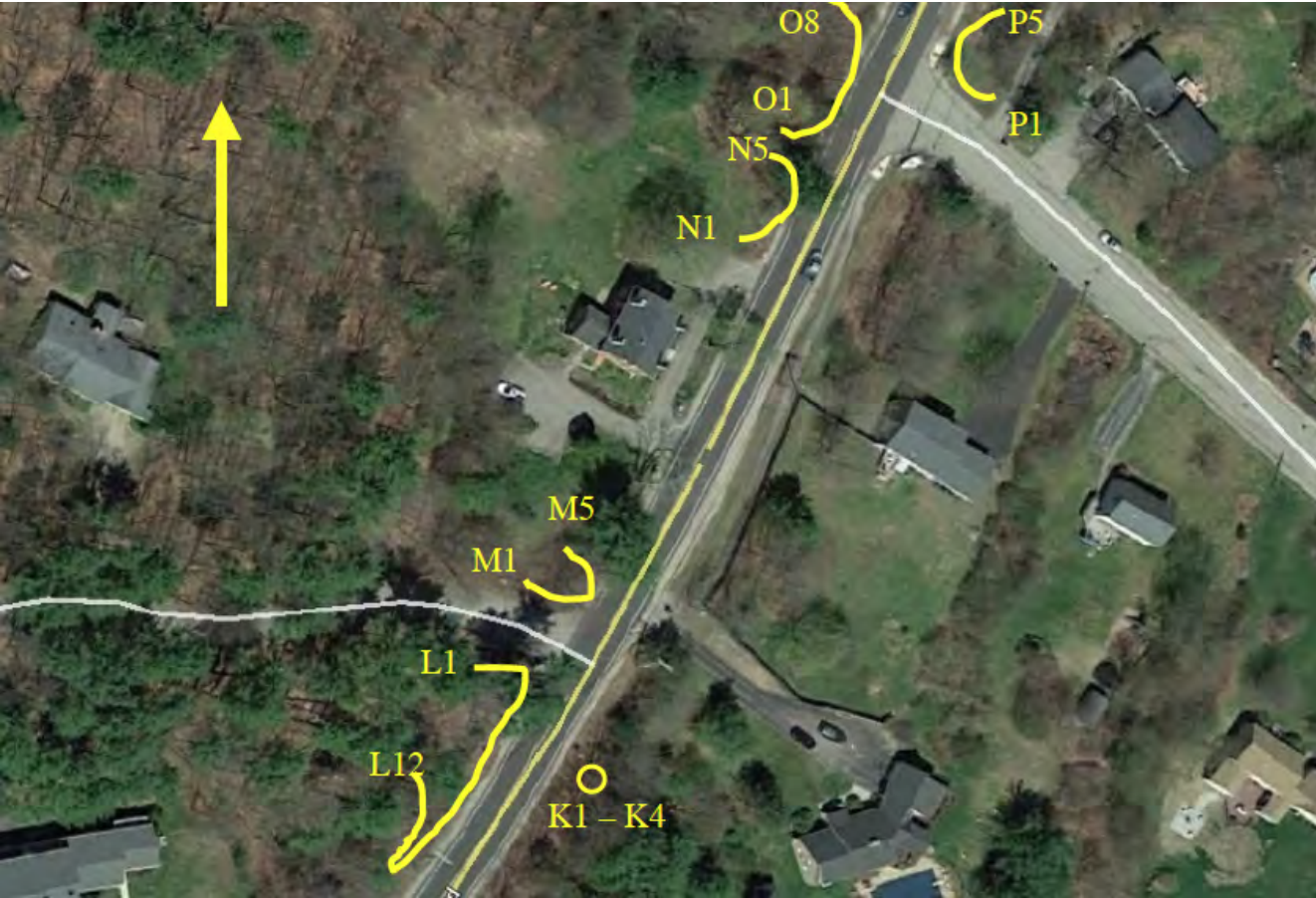


Figure 4. Sketch of wetland K in relation to wetland L.

Wetland Data Sheet Wetland M

Project: Wetland Delineation Kingston Road Shoulder Widening (GPI Project # Max-2015163.00)

Wetland Delineator: Robert Prokop

Date Delineated: July 26, 2016

Wetland flags: M1 to M5 (Figure 4)

Dominant Soil Type: Scitico (33)

NWI Classification¹⁴: saturated, palustrine, broad-leaved deciduous forested/scrub/shrub wetland (PFO/SS1B)

General Description: Wetland exists as a poorly drained, forested and shrub wetland vegetated dominated with red maple (*Acer rubrum*) trees, elm (*Ulmus americana*) saplings, silky dogwood (*Cornus amomum*) shrubs with an herb layer dominated by poison ivy (*Rhus radicans*) (see Photo M-1).



Photo M-1. Easterly view of Wetland M located along the northern side of Kingston Road adjacent to Boulder Brook Drive.

¹⁴ Cowardin, L., V. Carter, F.C. Golet and E.T. LaRoe. 1979. Classification of wetlands and deepwater habitats of the United States. U.S. Fish Wildl. Serv. FWS/OBS-79/31.

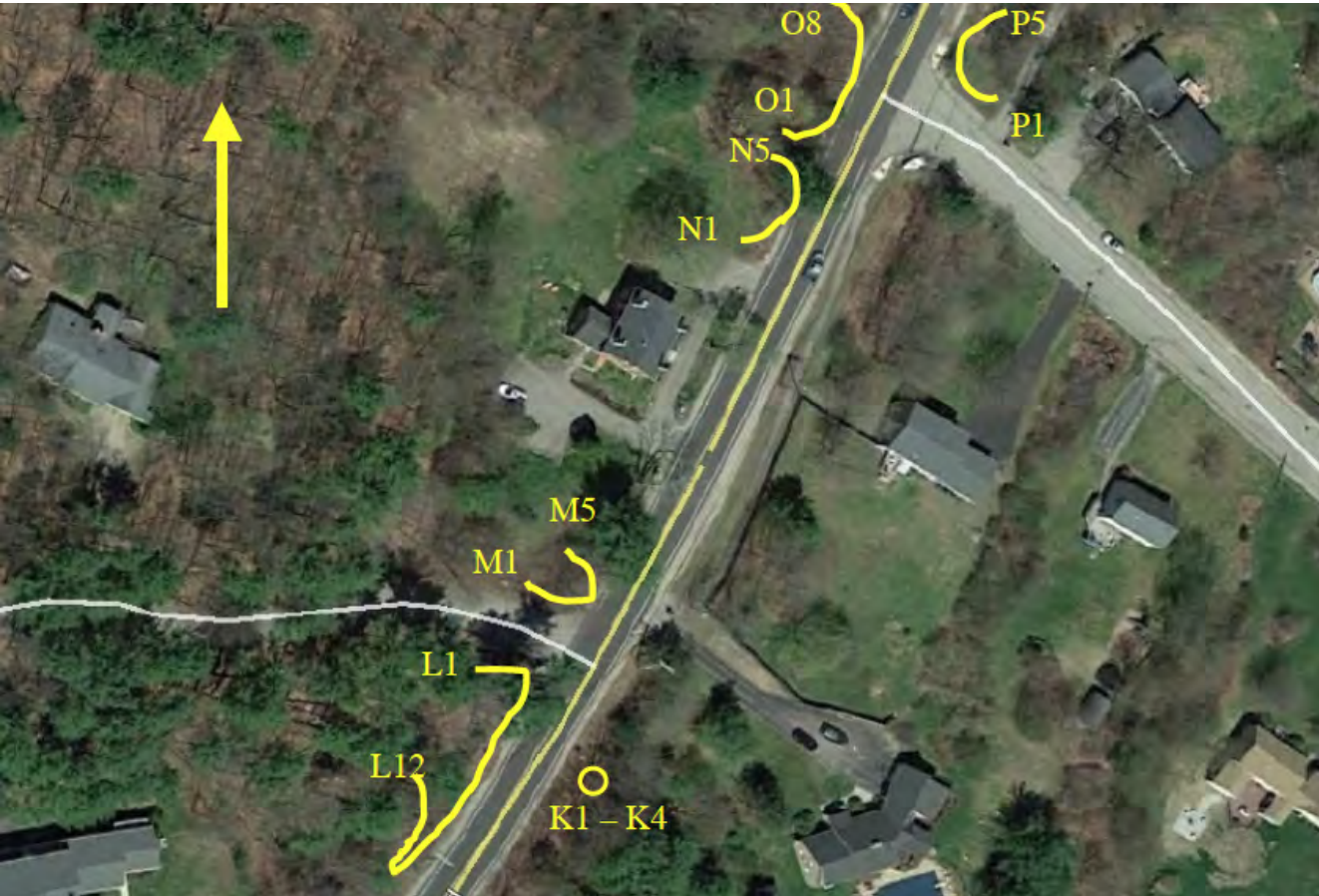


Figure 4. Sketch of wetland M located on the northwestern side of Kingston Road just north of Boulder Brook Drive.

Wetland Data Sheet Wetland N

Project: Wetland Delineation Kingston Road Shoulder Widening (GPI Project # Max-2015163.00)

Wetland Delineator: Robert Prokop

Date Delineated: July 26, 2016

Wetland flags: N1 to N5 (Figure 4)

Dominant Soil Type: Scitico (33)

NWI Classification¹⁵: saturated, palustrine, broad-leaved deciduous forested wetland (PFO1B)

General Description: Wetland exists as a poorly drained, forested wetland vegetated dominated with red maple (*Acer rubrum*) and elm (*Ulmus americana*) trees. The understory is dominated by silky dogwood (*Cornus amomum*) shrubs with an herb layer dominated by sensitive fern (*Onoclea sensibilis*) and poison ivy (*Rhus radicans*) (see Photo N-1).



Photo N-1. Southerly view of Wetland N located along the northwestern side of Kingston Road.

¹⁵ Cowardin, L., V. Carter, F.C. Golet and E.T. LaRoe. 1979. Classification of wetlands and deepwater habitats of the United States. U.S. Fish Wildl. Serv. FWS/OBS-79/31.

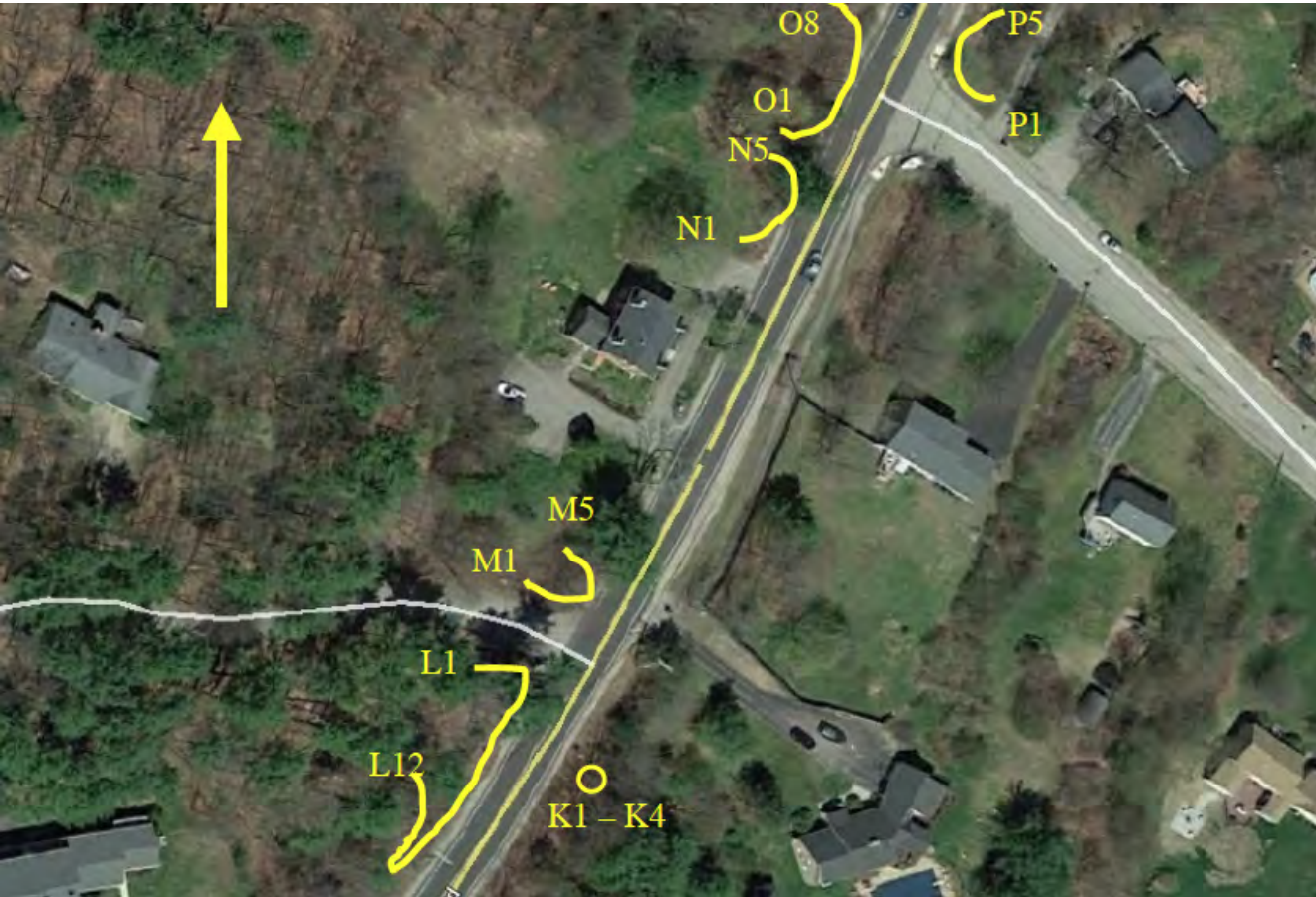


Figure 4. Sketch of wetland N located on the northwestern side of Kingston Road.

Wetland Data Sheet Wetland O

Project: Wetland Delineation Kingston Road Shoulder Widening (GPI Project # Max-2015163.00)

Wetland Delineator: Robert Prokop

Date Delineated: July 26, 2016

Wetland flags: O1 to O8 (Figure 4)

Dominant Soil Type: Scitico (33)

NWI Classification¹⁶: saturated, palustrine, broad-leaved deciduous forested wetland (PFO1B)

General Description: Wetland exists as a poorly drained, forested wetland dominated with red maple (*Acer rubrum*) and elm (*Ulmus americana*) trees. The understory is dominated by silky dogwood (*Cornus amomum*) shrubs with an herb layer dominated by sensitive fern (*Onoclea sensibilis*) and poison ivy (*Rhus radicans*) (see Photo O-1). This wetland is separated from wetland N by a narrow upland ridge. A concrete headwall with a 12" cmp connects this wetland to Wetland P.



Photo O-1. Southerly view of Wetland O located along the northwestern side of Kingston Road.

¹⁶ Cowardin, L., V. Carter, F.C. Golet and E.T. LaRoe. 1979. Classification of wetlands and deepwater habitats of the United States. U.S. Fish Wildl. Serv. FWS/OBS-79/31.

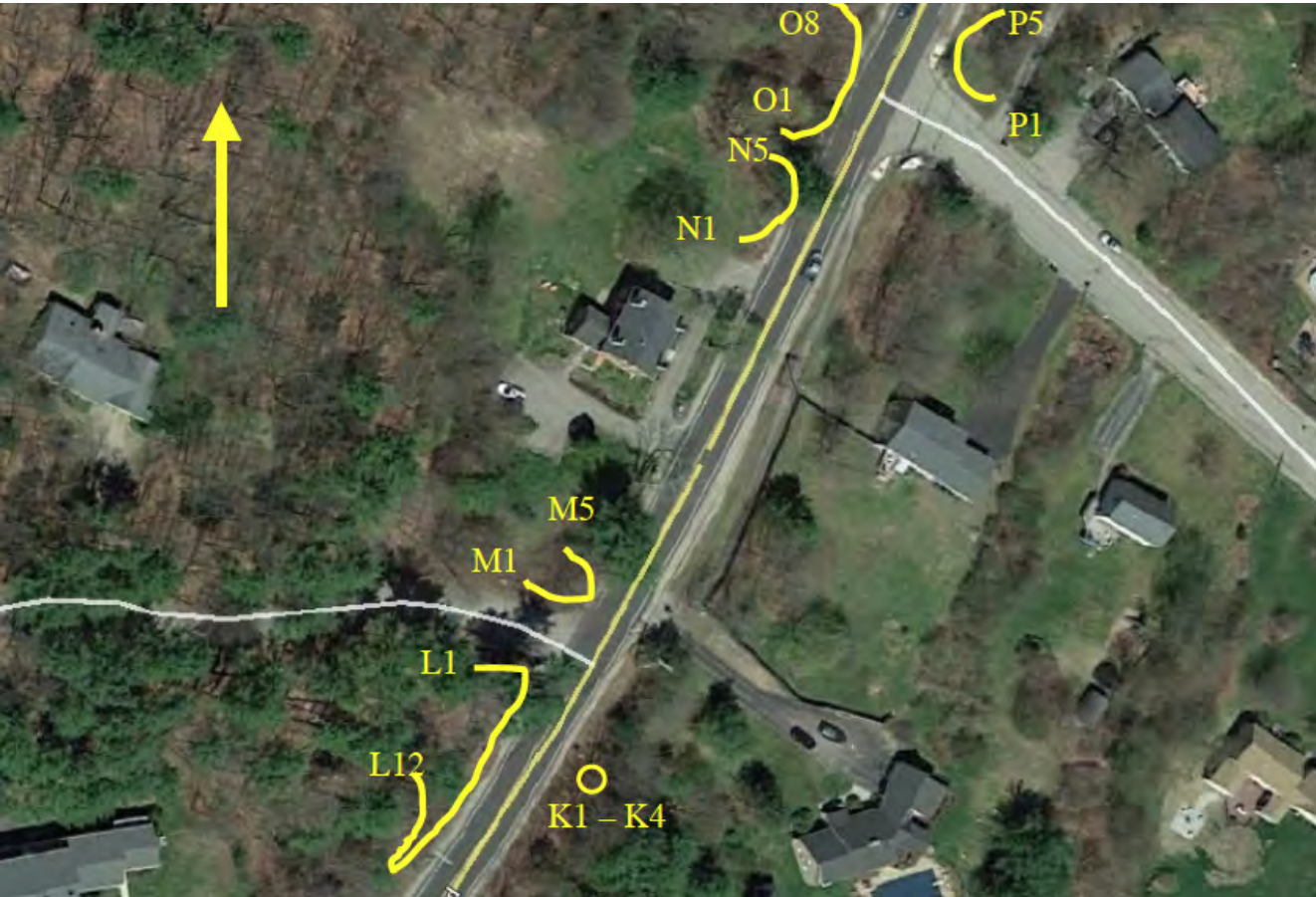


Figure 4. Sketch of wetland O located on the northwestern side of Kingston Road.

Wetland Data Sheet Wetland P

Project: Wetland Delineation Kingston Road Shoulder Widening (GPI Project # Max-2015163.00)

Wetland Delineator: Robert Prokop

Date Delineated: July 26, 2016

Wetland flags: P1 to P5 (Figure 4)

Dominant Soil Type: Scitico (33) and Maybid (134)

NWI Classification¹⁷: saturated, poorly and very poorly drained, palustrine broad-leaved deciduous scrub/shrub wetland (PSS1B)

General Description: Wetland exists as a poorly and very poorly drained, scrub/shrub wetland dominated by speckled alder (*Alnus rugosa*), silky dogwood (*Cornus amomum*) shrubs with an herb layer dominated by sensitive fern (*Onoclea sensibilis*) and poison ivy (*Rhus radicans*) (see Photo P-1). This wetland is separated from wetland N by a narrow upland ridge. A concrete headwall with a 12" cmp connects this wetland to Wetland P.



Photo P-1. Southerly view of Wetland P located along the northeastern side of Kingston Road adjacent to Greybird Farm Circle.

¹⁷ Cowardin, L., V. Carter, F.C. Golet and E.T. LaRoe. 1979. Classification of wetlands and deepwater habitats of the United States. U.S. Fish Wildl. Serv. FWS/OBS-79/31.

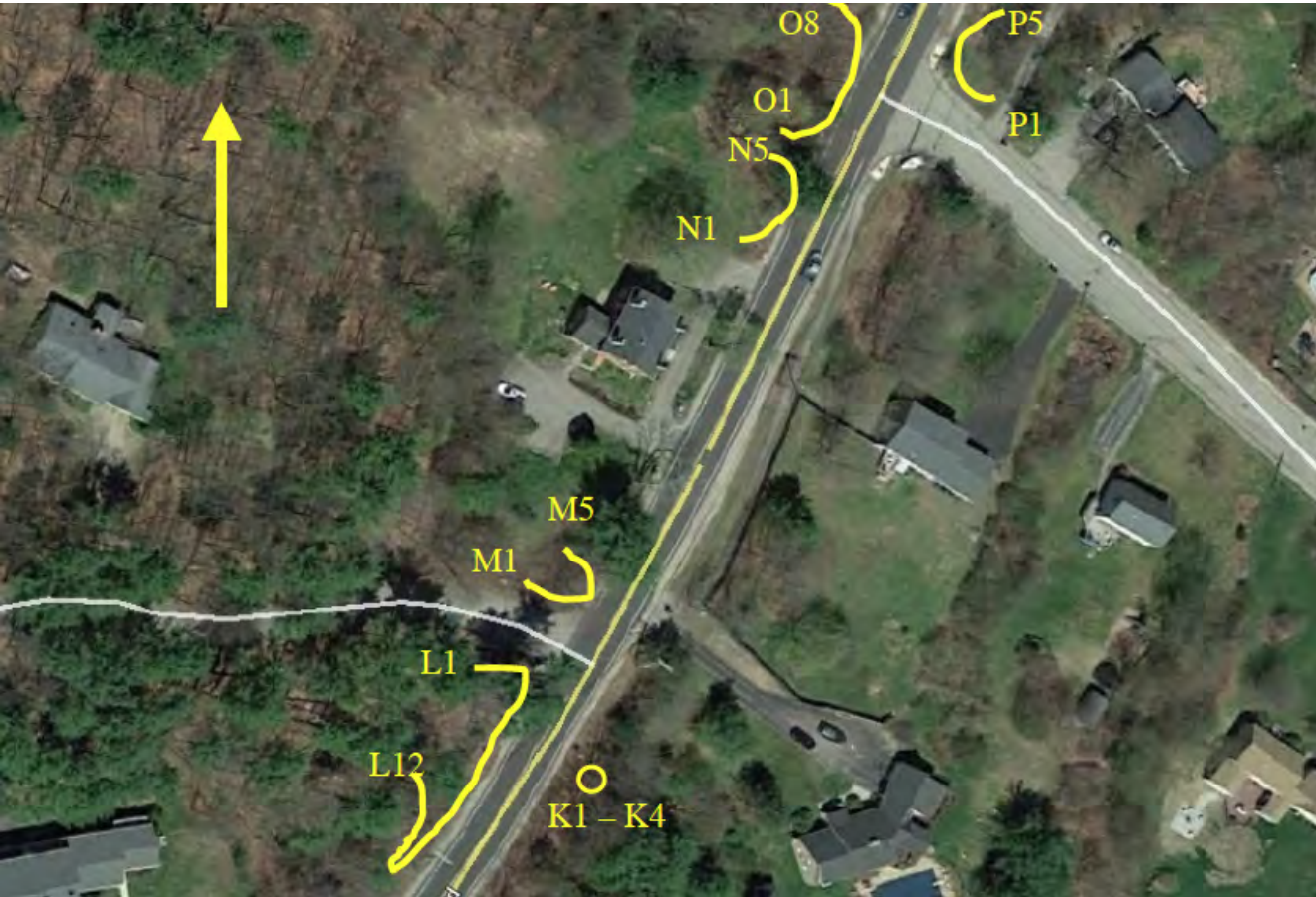


Figure 4. Sketch of wetland P located on the northeastern side of Kingston Road.

Wetland Data Sheet Wetland Q

Project: Wetland Delineation Kingston Road Shoulder Widening (GPI Project # Max-2015163.00)

Wetland Delineator: Robert Prokop

Date Delineated: July 26, 2016

Wetland flags: Q1 to Q19 (Figure 5)
UPL1-1 to 1-4 & UPL 2-1 to 2-4

Dominant Soil Type: Maybid (134)/Pond

NWI Classification¹⁸: semi-permanently flooded, very poorly drained, palustrine, unconsolidated organic bottom and rooted vascular aquatic bed (PUB4/AB3F) and palustrine, permanently flooded (Brickyard Pond), unconsolidated mud bottom and floating vascular aquatic bed (PUB3/AB4H)

General Description: Wetland exists as a mix of semi-permanently flooded areas dominated by yellow water lily (*Nuphar variegatum*) and duck potato (*Sagittaria latifolia*) interspersed among open areas of unvegetated organic soils (see Photo Q-1). This area may function as a vernal pool. The possible vernal pool area was delineated with flags Q5 to Q8. Several narrow upland peninsulas (flags UPL1-1 to 1-4 and UPL 2-1 to 2-4) extend into this section of the wetland that borders the western side of Brickyard Pond.

The Bank of Brickyard Pond was delineated with flags Q9 to Q15 (see Photo Q-3). At the time of the visit, Brickyard Pond was covered with a mat of duckweed (*Lemna* sp. and *Wolffia* sp.) (see Photo Q-2). The Bank of the pond was vegetated with a mix of speckled alder (*Alnus rugosa*), green ash (*Fraxinus pennsylvanica*), red maple (*Acer rubrum*), silky dogwood (*Cornus amomum*), arrowwood (*Viburnum dentatum*), multi-flora rose (*Rosa multiflora*), meadow sweet (*Spiraea latifolia*) and poison ivy (*Rhus radicans*).



Figure 5. Sketch of wetland Q located on the northwestern side of Kingston Road and includes the Bank of Brickyard pond.

¹⁸ Cowardin, L., V. Carter, F.C. Golet and E.T. LaRoe. 1979. Classification of wetlands and deepwater habitats of the United States. U.S. Fish Wildl. Serv. FWS/OBS-79/31.



Photo Q-1. Southerly view of Wetland P located along the northeastern side of Kingston Road adjacent to Greybird Farm Circle.



Photo Q-2. Western end of Brickyard Pond covered with duckweed.



Photo Q-3. Edge of Brickyard Pond where it borders Route 111.

Wetland Data Sheet Wetland R

Project: Wetland Delineation Kingston Road Shoulder Widening (GPI Project # Max-2015163.00)

Wetland Delineator: Robert Prokop

Date Delineated: July 26, 2016

Wetland flags: R1 to R7 (Figure 6)

Dominant Soil Type: Scitico (33) and Endoaquents,
loamy (600)

NWI Classification¹⁹: saturated, poorly drained, palustrine, broad-leaved deciduous scrub/shrub wetland partially ditched (PSS1Bd).

General Description: Wetland exists as a poorly drained, scrub/shrub wetland dominated by silky dogwood (*Cornus amomum*), multi-flora rose (*Rosa multiflora*) and arrowwood (*Viburnum dentatum*) shrubs with an herb layer dominated by purple loostrike (*Lythrum salicaria*), wool grass (*Scirpus cyperinus*), poison ivy (*Rhus radicans*) and tear thumb (*Polygonum sagittatum*). Bittersweet vine (*Celastrus orbiculatus*) is also common. (see Photo R-1). This wetland is connected to wetland S via a 12" cmp that runs under Route 111.



Photo R-1. Southerly view of Wetland P located along the northeastern side of Kingston Road adjacent to Greybird Farm Circle.

¹⁹ Cowardin, L., V. Carter, F.C. Golet and E.T. LaRoe. 1979. Classification of wetlands and deepwater habitats of the United States. U.S. Fish Wildl. Serv. FWS/OBS-79/31.



Figure 6. Sketch of wetland R located on the northern side of Kingston Road.

Wetland Data Sheet Wetland S

Project: Wetland Delineation Kingston Road Shoulder Widening (GPI Project # Max-2015163.00)

Wetland Delineator: Robert Prokop

Date Delineated: July 26, 2016

Wetland flags: S1 to S6 (Figure 6)

Dominant Soil Type: Scitico (33) and Endoaquents,
loamy (600)

NWI Classification²⁰: saturated, poorly drained, palustrine, broad-leaved deciduous scrub/shrub wetland partially ditched (PSS1Bd).

General Description: Wetland exists as a poorly drained, scrub/shrub wetland dominated by red-panickled dogwood (*Cornus racemosa*), multi-flora rose (*Rosa multiflora*) and elm (*Ulmus americana*) shrubs with an herb layer dominated by poison ivy (*Rhus radicans*) and bittersweet vine (*Celastrus orbiculatus*) (see Photo S-1). This wetland is connected to wetland SR via a 12" cmp that runs under Route 111. A Unitil natural gas control station lies along the western side of the wetland (see Photo S-2).



Photo S-1. Southerly view of Wetland P located along the northeastern side of Kingston Road adjacent to Greybird Farm Circle.

²⁰ Cowardin, L., V. Carter, F.C. Golet and E.T. LaRoe. 1979. Classification of wetlands and deepwater habitats of the United States. U.S. Fish Wildl. Serv. FWS/OBS-79/31.



Photo S-2. Unitil gas valve located along the western side of Wetland S.



Figure 7. Sketch of wetland S located on the southern side of Kingston Road.

Wetland Data Sheet Wetlands T thru V (Little River)

Project: Wetland Delineation Kingston Road Shoulder Widening (GPI Project # Max-2015163.00)

Wetland Delineator: Robert Prokop

Date Delineated: July 26, 2016

Wetland flags: T1 to T21, U1 to U3, V1 to V4
Bank1 – Bank9 (Figure 8)

Dominant Soil Type: Maybid (134)/River

NWI Classification²¹: saturated, very poorly drained, seasonally flooded, palustrine, persistent emergent and broad-leaved deciduous scrub/shrub wetland (PEM1/SS1E) bordering a lower perennial stream with mud and cobble-gravel unconsolidated bottom (R2UB4/1).

General Description: Wetland exists as a very poorly drained, persistent emergent and scrub/shrub wetland that borders Little River (see Photo T-1). The wetland along the eastern side of the road and bordering Little River is dominated by reed canary grass (*Phalaris arundinaceae*), burreed (*Sparganium americanum*), duck potato (*Sagittaria latifolia*), cattails (*Typha latifolia*) and phragmites (*Phragmites australis*). A thick tree and shrub border lies along the eastern slope of Route 111 dominated by silky dogwood (*Cornus amomum*), elm (*Ulmus americana*), green ash (*Fraxinus pennsylvanica*), multi-flora rose (*Rosa multiflora*) and bittersweet vine (*Celastrus orbiculatus*). This area was delineated with flags T1 thru T21, and is the only section of this wetland and river that is not ripped.

The slopes bordering Little River along the western and northeastern side of Route 111 are heavily ripped (see Photos T2 and T3). These areas were delineated with flags U1 to U3 and V1 to V4. The top of Bank of the river was delineated with flags Bank-1 thru Bank-9 along the northwestern side of Route 111 (see Photo T-4). The slopes exceeds 50% and is densely vegetated with a riprap edge along the riverbank.



Figure 8. Sketch of the wetlands and Bank associated with Little River.

²¹ Cowardin, L., V. Carter, F.C. Golet and E.T. LaRoe. 1979. Classification of wetlands and deepwater habitats of the United States. U.S. Fish Wildl. Serv. FWS/OBS-79/31.



Photo T-1. Easterly view of emergent wetland that borders Little River before the river passes under Route 111.



Photo T-2. View of Little River where it passes under Route 111.



Photo T-3. Heavily riprapped Bank of Little River along the northwestern side of Route 111. This area was delineated with flags V1 to V4.



Photo T-4. Top of Bank of Little River along the northwestern side of Route 111. The Bank drops off almost vertically just off the road into the river.

J. Plans

Town Of Exeter, New Hampshire

Kingston Road TAP Project

Exeter 40436, X-A004(406)

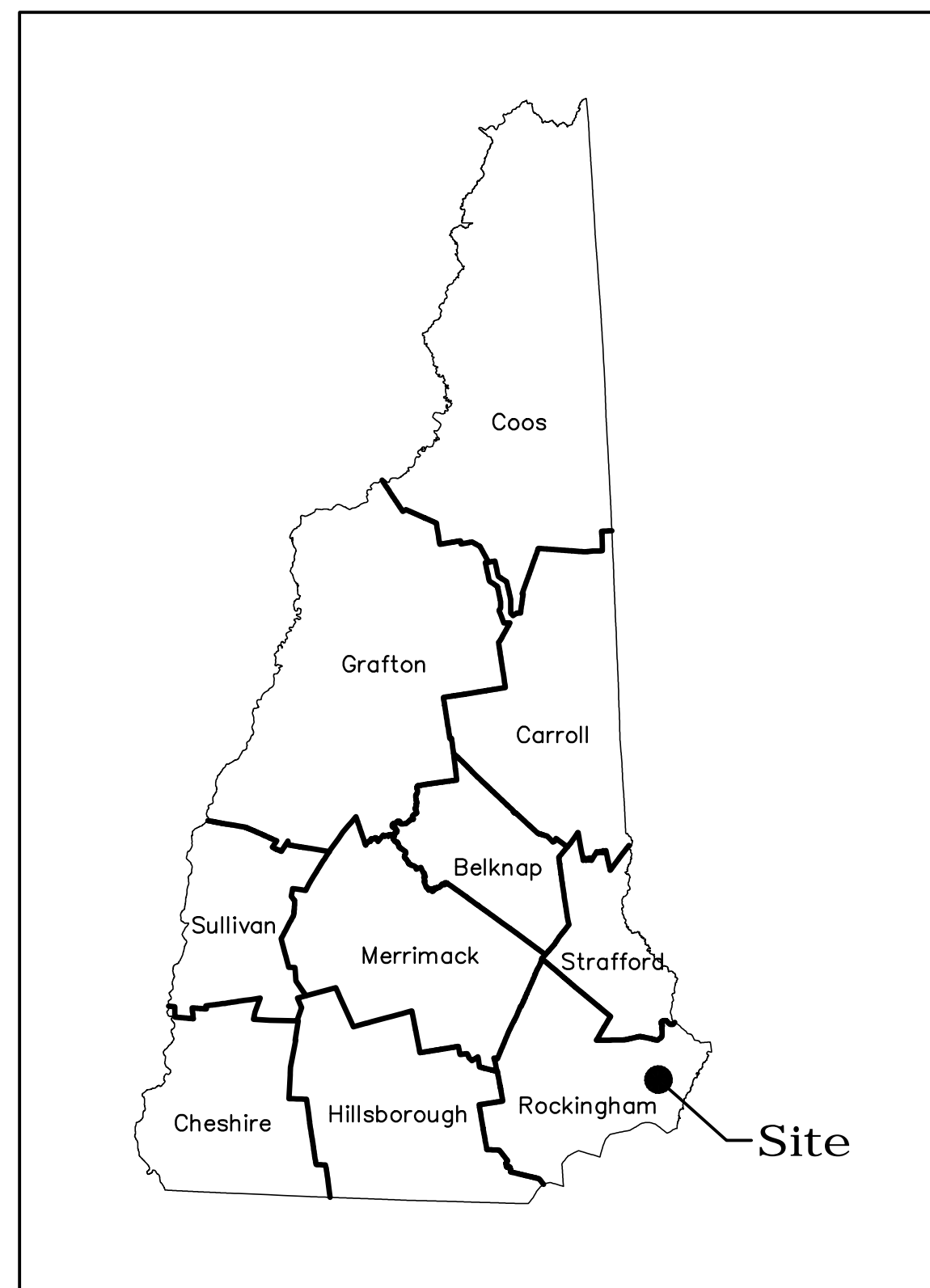
Draft Final Plans

August 2019

Permit Plans



Sheet Number	Sheet Title
1	Cover
2	General Notes
3	Legend and Abbreviations
4-5	Typical Section
6-10	Details (Only relevant sheets are included)
11	Sign Text Layout (Not included)
12-17	Existing Conditions Plans
18-23	General Plans (Only relevant sheets are included)
24-42	Cross Sections (Only relevant sheets are included)



Locus Plan

SITE OVERVIEW

Scale: 1"=250'

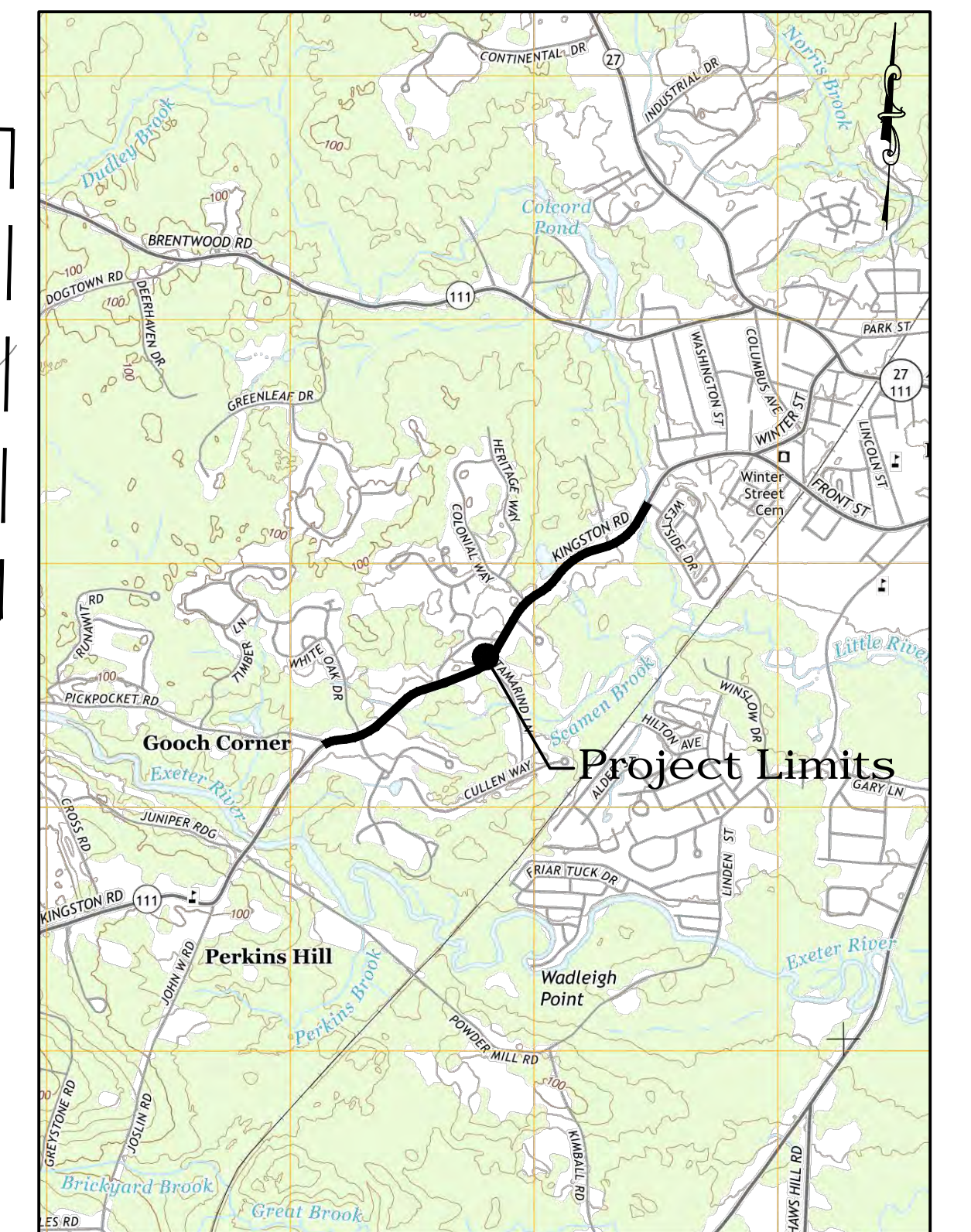
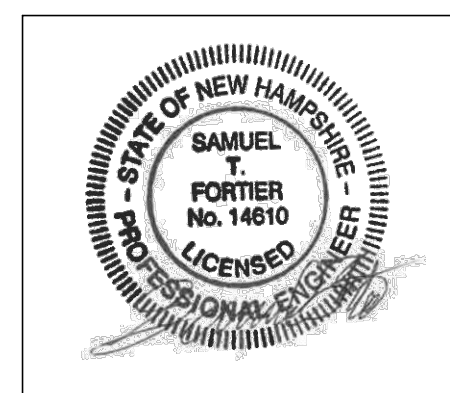
Prepared For:
 Town of Exeter
 Public Works Department
 13 Newfields Road
 Exeter, NH 03833

Prepared By:

CMA
 ENGINEERS

CIVIL/ENVIRONMENTAL/STRUCTURAL

Portsmouth, NH • Manchester, NH • Portland, ME
 603/431-6196 • 603/627-0708 • 207/541-4223
 cmaengineers.com



Project Locations

Scale: 1" = 2000'

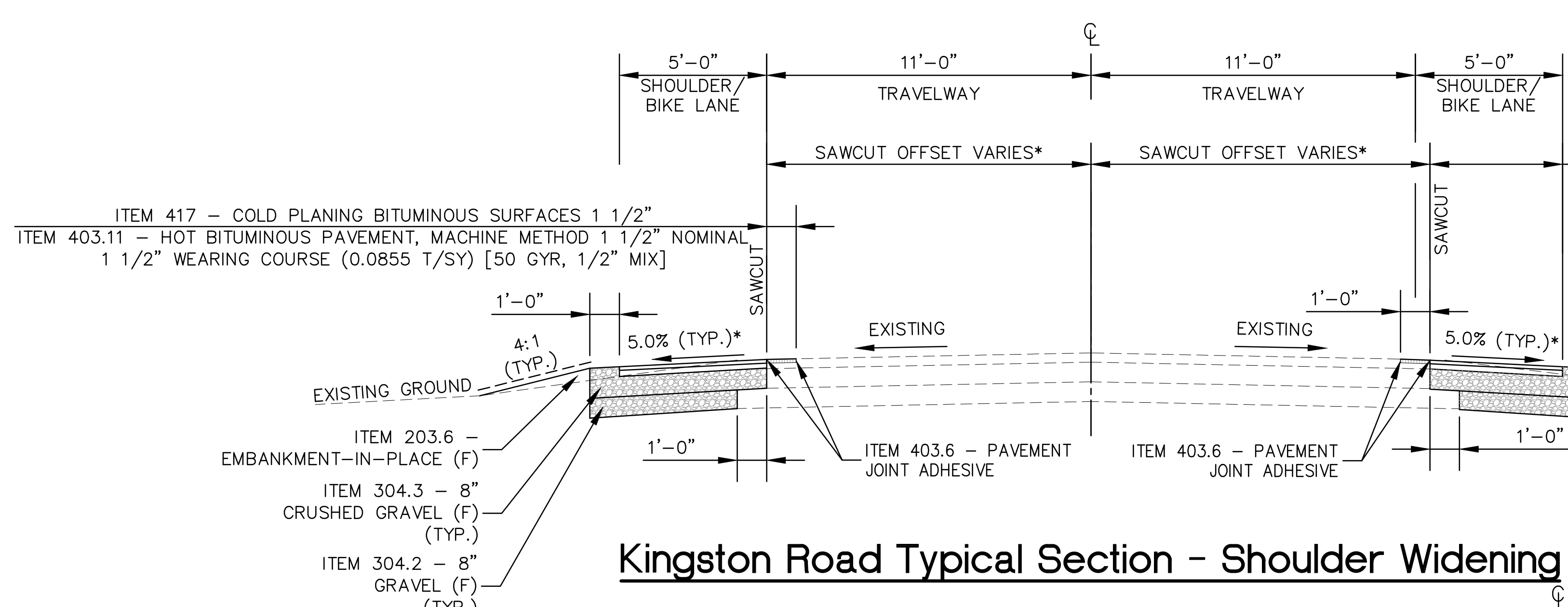
ABBREVIATIONS:

AC	ASPHALT CONCRETE	DWAY	DRIVEWAY	LPL	LIGHT POLE
APPROX	APPROXIMATE	DWL	DOTTED WHITE LINE	LPD	LIGHT POLE DOUBLE LIGHT
AUX	AUXILIARY	DYL	DOTTED YELLOW LINE	LSA	LANDSCAPED AREA
BB	BITUMINOUS BERM	E	EASTING	MA	MAST ARM
BC	BOTTOM OF CURB	EB	EASTBOUND	MAG	MAG NAIL
BD	BOUND	ELEC	ELECTRIC	MBE	MIDDLE BACK EDGE
BIT	BITUMINOUS	ELEV (EL)	ELEVATION	MED	MEDIAN
BK	BOOK	EMH	ELECTRIC MANHOLE	MH	MANHOLE
BLDG	BUILDING	EOP	EDGE OF PAVEMENT	MHT	TELEPHONE MANHOLE
BM	BENCHMARK	EPLP	ESCUTCHEON PIN IN LEAD PLUG	MP	MILE POST
BR	BRIDGE	ETW	EDGE OF TRAVELED WAY	MTL	METAL
BRK	BRICK	EXIST (EX)	EXISTING	N	NORTHING
BWL	BROKEN WHITE LINE	FF	FINISH FLOOR	N/F	NOW OR FORMERLY
BYL	BROKEN YELLOW LINE	FGS	FLAGSTONE	NB	NORTHBOUND
CAB	CABINET	FL	FLOWLINE	OH	OVERHANG
CB	CATCH BASIN	FLDSTN	FIELDSTONE	OHW	OVERHEAD WIRE
CC	CEMENT CONCRETE CURB	GAR	GARAGE	OWL	OVERHEAD WIRE LINE
CCB	CAPE COD BERM	GC	GRANITE CURB	PC	POINT OF CURVATURE
CEN	CENTER	GD	GROUND	PCC	POINT OF COMPOUND CURVATURE
CI	CURB INLET	GIP	GALVANIZED IRON PIPE	PED	PEDESTRIAN
CIP	CAST IRON PIPE	GIS	GLOBAL INFORMATION SYSTEMS	PG	PAGE
CL	CENTER LINE	GMH	GAS MANHOLE	PI	POINT OF INTERSECTION
CLF	CHAIN LINK FENCE	GRAN	GRANITE	PK	PK NAIL
CMH	CABLE MANHOLE	GRAV	GRAVEL	PL	PROPERTY LINE
CMP	CORRUGATED METAL PIPE	GRD	GUARD	PP	PRICK PUNCH
CO	COUNTY	GRL	GUARDRAIL	PRC	POINT OF REVERSE CURVATURE
CO BD	COUNTY BOUND	HDPE	HIGH DENSITY POLYETHYLENE IRON	PT	POINT OF TANGENCY
CO	COATED STEEL	FE	POLYETHYLENE IRON	PVC	POLYVINYL CHLORIDE PIPE
CON	CONIFEROUS	HDW	HEADWALL	PVMT	PAVEMENT
CONC	CONCRETE	HHL	HANDHOLE	PWW	PAVED WATERWAY
CPP	CORRUGATED PLASTIC PIPE	HMA	HOT MIX ASPHALT	PZ	PIEZOMETER
CSP	CORRUGATED STEEL PIPE	HT	HUB & TACK	R	RADIUS OF CURVATURE
CTRL	CONTROL	HYD	HYDRANT	RB	REBAR
CULV	CULVERT	INV (I)	INVERT	RC	REINFORCED CONCRETE
CW	CROSSWALK	IP	IRON PIPE	RCP	REINFORCED CONCRETE PIPE
DBWL	DOUBLE WHITE LINE	IRR	IRRIGATION	RD	ROAD
DBYL	DOUBLE YELLOW LINE	JB	JERSEY BARRIER	RET	RETAINING
DEC	DECIDUOUS	L	LENGTH OF CURVE	RFA	RIVERFRONT AREA
DH	DRILL HOLE	LB	LEACHING BASIN	ROW	RIGHT OF WAY
DH (DHL)	DRILL HOLE	LC	LAND COURT	RR	RAILROAD
DI	DROP INLET	LCB	LAND COURT BOUND	RRS	RAILROAD SPIKE
DIA	DIAMETER	LCD	LAND COURT DISK	S BD	SOUTHBOUND
DIP	DUCTILE IRON PIPE	LO	LAYOUT	SB	STONE BOUND
DMH	DRAIN MANHOLE			SBDH	STATE BOUND DRILL HOLE
DSK	DISK			SD	SUBDRAIN

LEGEND:

<ul style="list-style-type: none"> ● BF# BANK FLAG ○ BHL # BORE HOLE ○ BUSH ⊕ BM # BENCHMARK □ BOUND (CONC, STONE, LAND COURT, ETC.) ⊙ CABLE MANHOLE ■ CB CATCH BASIN - SQUARE ⊠ CB CATCH BASIN - D-FRAME ⊗ CB CATCH BASIN - ROUND ● DSK DISK (CA/T, USC&GS, LAND COURT, ETC.) ● DH DRILL HOLE ⊙ DRAIN MANHOLE □ EHH ELECTRIC HANDHOLE ⊙ ELECTRIC MANHOLE ⊙ EM ELECTRIC METER ● EPLP ESCUTCHEON PIN IN LEAD PLUG ⊠ FB FLASHING BEACON △ FES FLARED END SECTION ● FP FLAG POLE ○ GF GAS FILL ○ GG GAS GATE ⊠ GM GAS METER ⊠ GP GAS PUMP ⊙ GAS MANHOLE ○ GPL GUY POLE ⊠ HANDICAP SYMBOL ← GUY WIRE ANCHOR 	<ul style="list-style-type: none"> ○ HTP HIGH TENSION POWER POLE ⊕ FIRE HYDRANT ○ IP IRON PIPE ⊕ LIGHT POLE ⊕ LIGHT POLE DOUBLE LIGHT ● MAG MAG NAIL □ MB MAIL BOX ⊕ MW MONITORING WELL ○ OIL OIL FILL ⊙ OTHER MANHOLE □ PB PULL BOX ⊕ PED PEDESTRIAN SIGNAL △ PHOTO CONTROL - H & V ○ PHOTO CONTROL - V ONLY ○ PK PK NAIL ○ PM PARKING METER ○ POST CIRCULAR POST □ POST SQUARE POST ○ RB REBAR/IRON PIN ○ RRS RAILROAD SPIKE ⊠ RRSR RAILROAD SIGNAL ⊠ RRSW RAILROAD SWITCH ⊠ SN STAKE AND NAIL ○ SP STAND PIPE ⊙ SEWER MANHOLE ⊙ STEAM MANHOLE ○ STUMP 	<ul style="list-style-type: none"> ■ TB TOWN LINE BOUND (CORNER) ⊠ TCB TRAFFIC SIGNAL CONTROL CABINET ⊙ TELEPHONE MANHOLE ⊠ TFMR TRANSFORMER □ TLRs TOWN LINE ROAD STONE ■ TPIT # TEST PIT ○ TPL TROLLEY POLE △ TRAVERSE POINT ● 22" M TREE ⊕ TS TRAFFIC SIGNAL ○ TS TRAFFIC SIGNAL MAST ARM/SPAN WIRE POLE ○ SIGN ○ SIGN - DOUBLE POST ⊕ UFB# UTILITY POLE W/ FIRE PULL BOX ⊕ ULT# UTILITY POLE W/ LIGHT ⊕ UPDL# UTILITY POLE W/ DOUBLE LIGHT ○ UPL# UTILITY POLE ○ VP VENT PIPE ⊙ WATER MANHOLE ○ WG WATER GATE ⊠ WM WATER METER ○ WSO WATER SHUTOFF ⊕ WELL WELL (POTABLE) ● WF# WETLAND FLAG × X-CUT X-CUT
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<p>Civil/Environmental/Structural</p> <p>Portsmouth, NH 603/431-6196 Manchester, NH 603/627-0708 Portland, ME 207/641-4223</p> <p style="text-align: right;">c m a e n g i n e e r s . c o m</p>			
designed by: JJB/SJF drawn by: ATR/SJF approved by:	date: July 2019 project no: 1030 file name: 1030-Notes-WPP.dwg	scale: 1	revision no.
Town of Exeter, New Hampshire Public Works Department Kingston Road TAP Project Exeter 40436, X-A004(406) Legend and Abbreviations		drawing no. N-2	sheet: 3 of 42



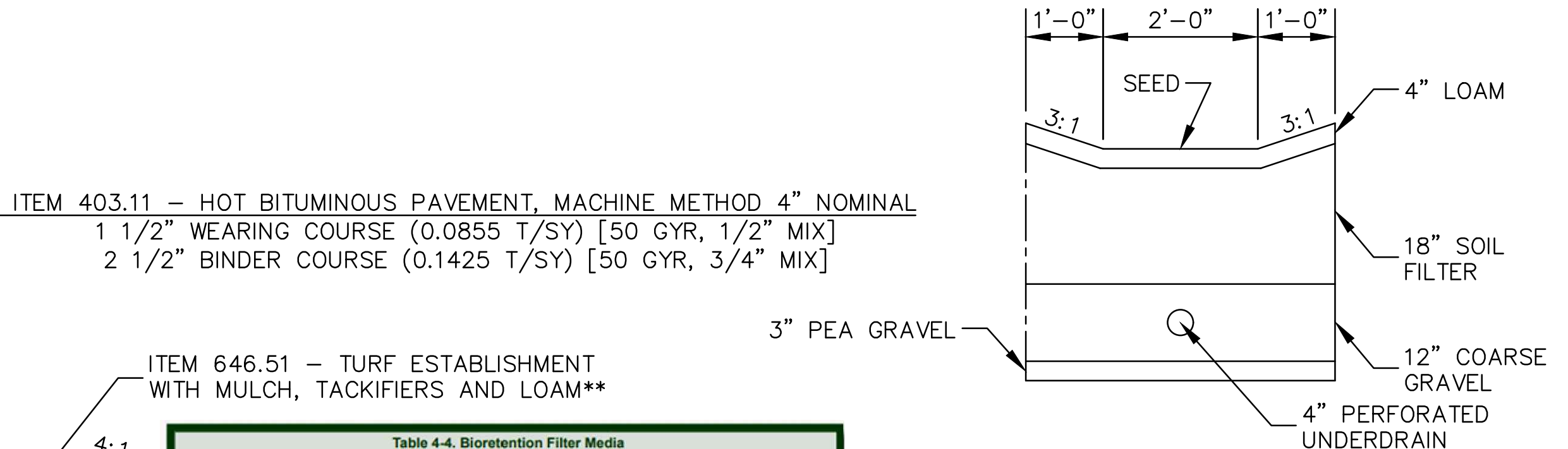
Kingston Road Typical Section - Shoulder Widening

Sta. 102+98 LT - Sta. 104+59 LT
 Sta. 107+23 LT - Sta. 119+55 LT
 Sta. 120+03 LT - Sta. 129+93 LT
 Sta. 130+43 LT - Sta. 135+09 LT
 Sta. 137+50 LT - Sta. 150+14 LT
 Sta. 150+77 LT - Sta. 156+60 LT

Sta. 101+81 RT - Sta. 104+58 RT
 Sta. 108+24 RT - Sta. 125+80 RT
 Pickpocket Road

Not to Scale

SIDEWALK CROSS SLOPE TRANSITION TABLE	
STATION	CROSS SLOPE
135+50	-1.67%
135+60	1.67%
138+60	1.67%
138+70	-1.67%
148+10	-1.67%
148+20	1.67%
151+40	1.67%
151+50	-1.67%

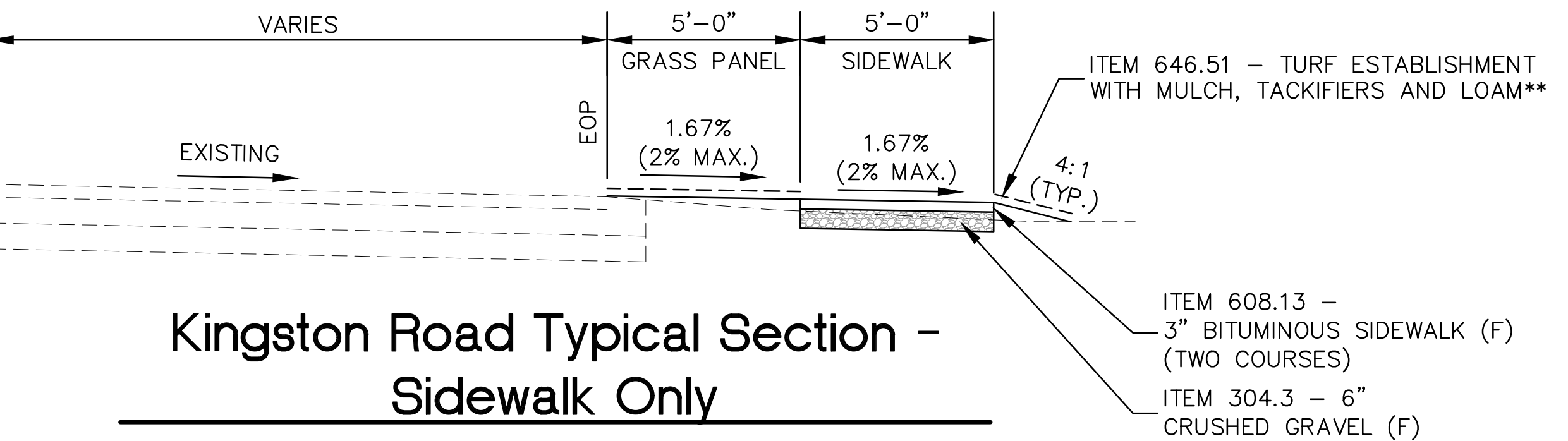


Bioretention Swale Detail

Sta. 128+00 RT - Sta. 129+83 RT
 Sta. 134+10 RT to Sta. 136+50 RT
 Sta. 148+10 RT to Sta. 151+54 RT

- Not to Scale
- ALL ITEMS SHOWN ON THIS DETAIL SHALL BE PAID FOR UNDER ITEM 645.99 BIORETENTION SWALE. SOIL FILTER SHALL CONFORM TO THE GRADATION REQUIREMENTS OF EITHER OPTION A OR OPTION B IN TABLE 4-4.
 -

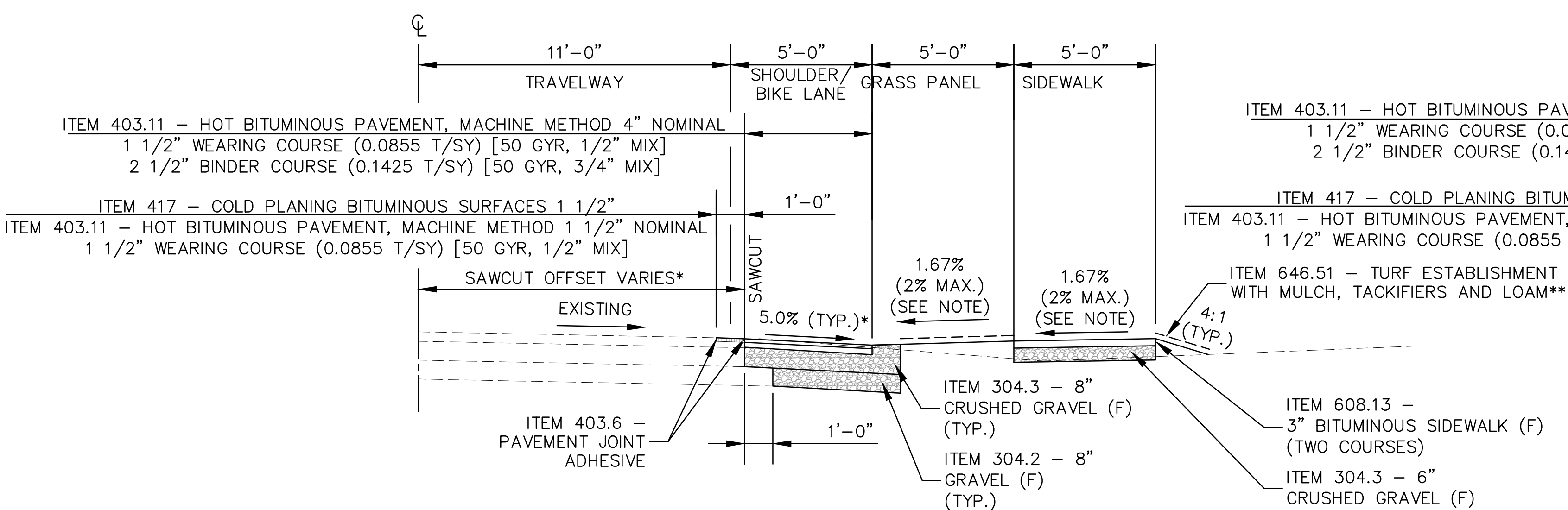
Table 4-4. Bioretention Filter Media			
Component Material	Percent of Mixture by Volume	Gradation of Material	
		Sieve No.	Percent by Weight Passing Standard Sieve
Filter Media Option A			
ASTM C-33 concrete sand	50 to 55		
Loamy sand topsoil, with fines as indicated	20 to 30	200	15 to 25
Moderately fine shredded bark or wood fiber mulch, with fines as indicated	20 to 30	200	< 5
Filter Media Option B			
Moderately fine shredded bark or wood fiber mulch, with fines as indicated	20 to 30	200	< 5
	70 to 80	10	85 to 100
		20	70 to 100
		60	15 to 40
Loamy coarse sand		200	8 to 15



Kingston Road Typical Section - Sidewalk Only

Sta. 126+92 RT - Sta. 127+73 RT

Not to Scale

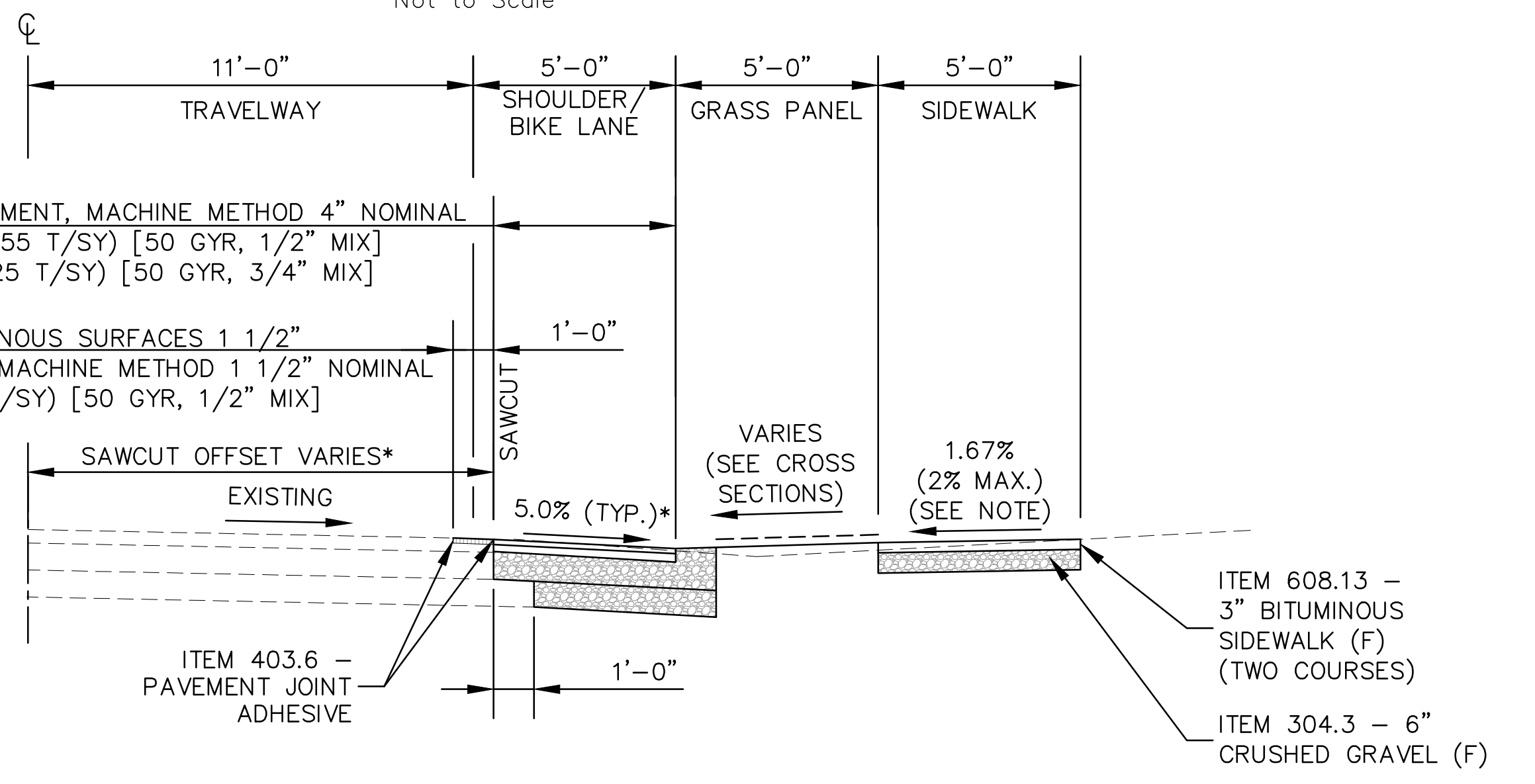


Kingston Road Typical Section - Shoulder Widening and Sidewalk

Sta. 148+10 RT - Sta. 151+50 RT

Not to Scale

NOTE: FOR SIDEWALK CROSS SLOPE TRANSITION LOCATIONS, SEE SIDEWALK CROSS SLOPE TRANSITION TABLE THIS SHEET.



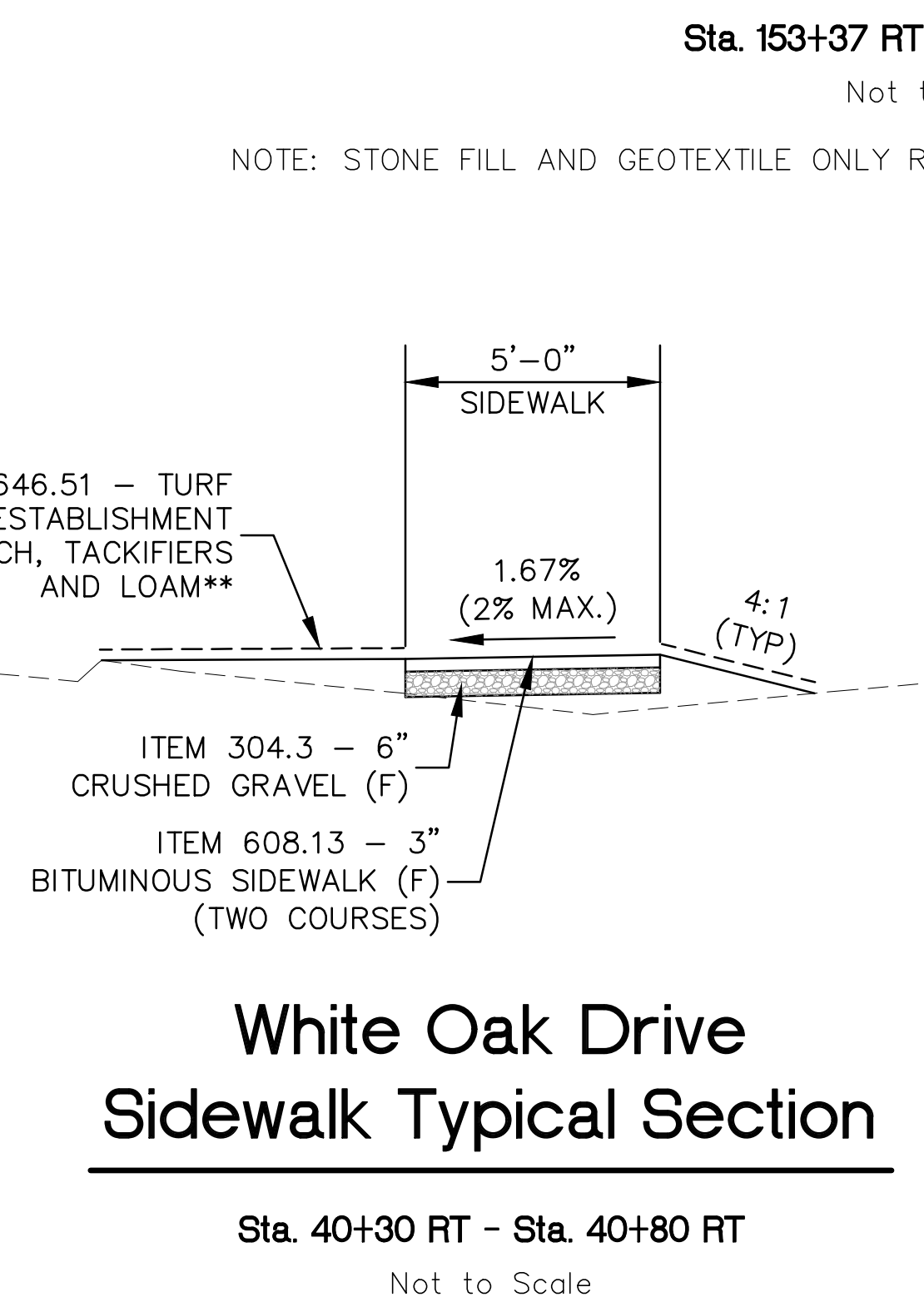
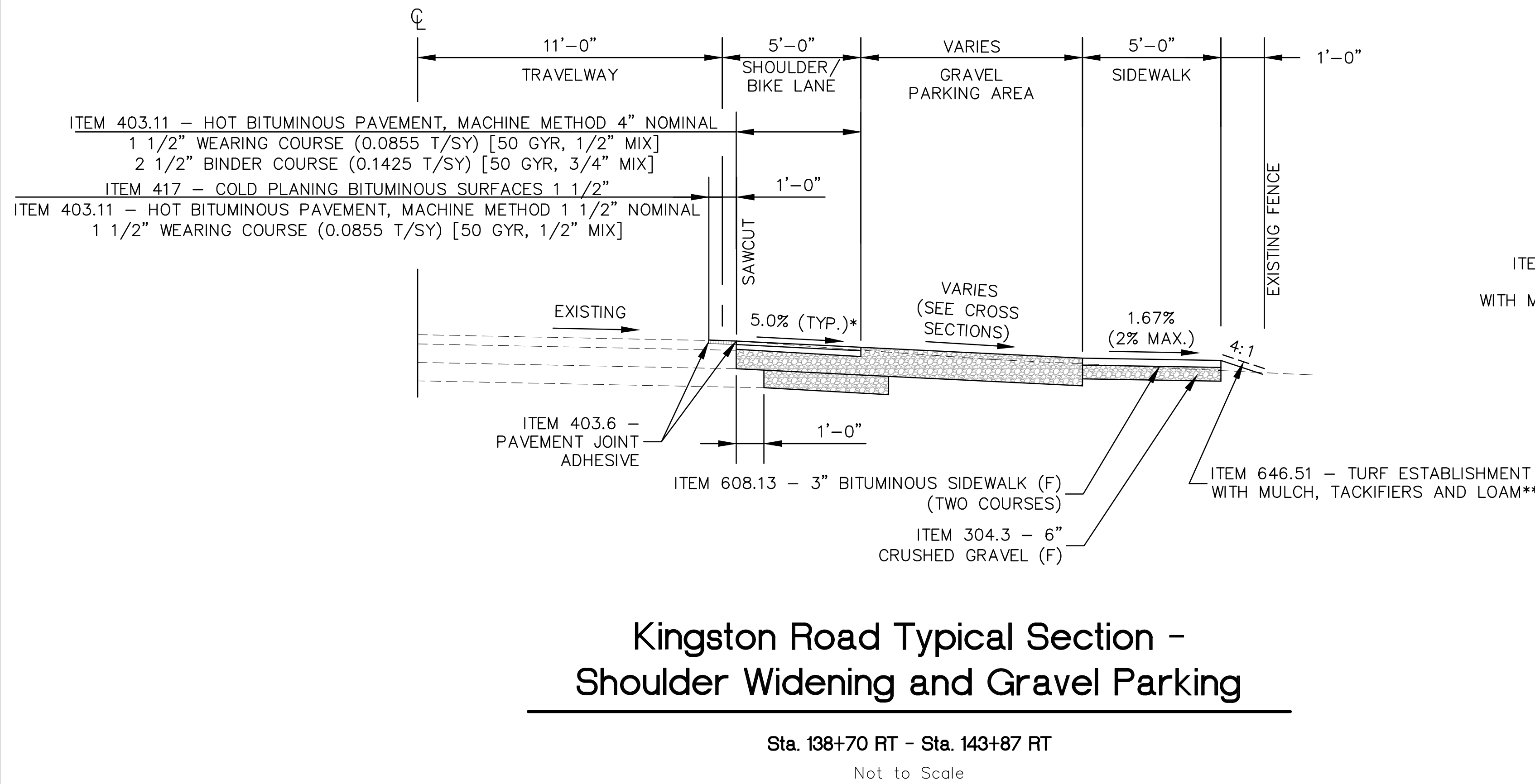
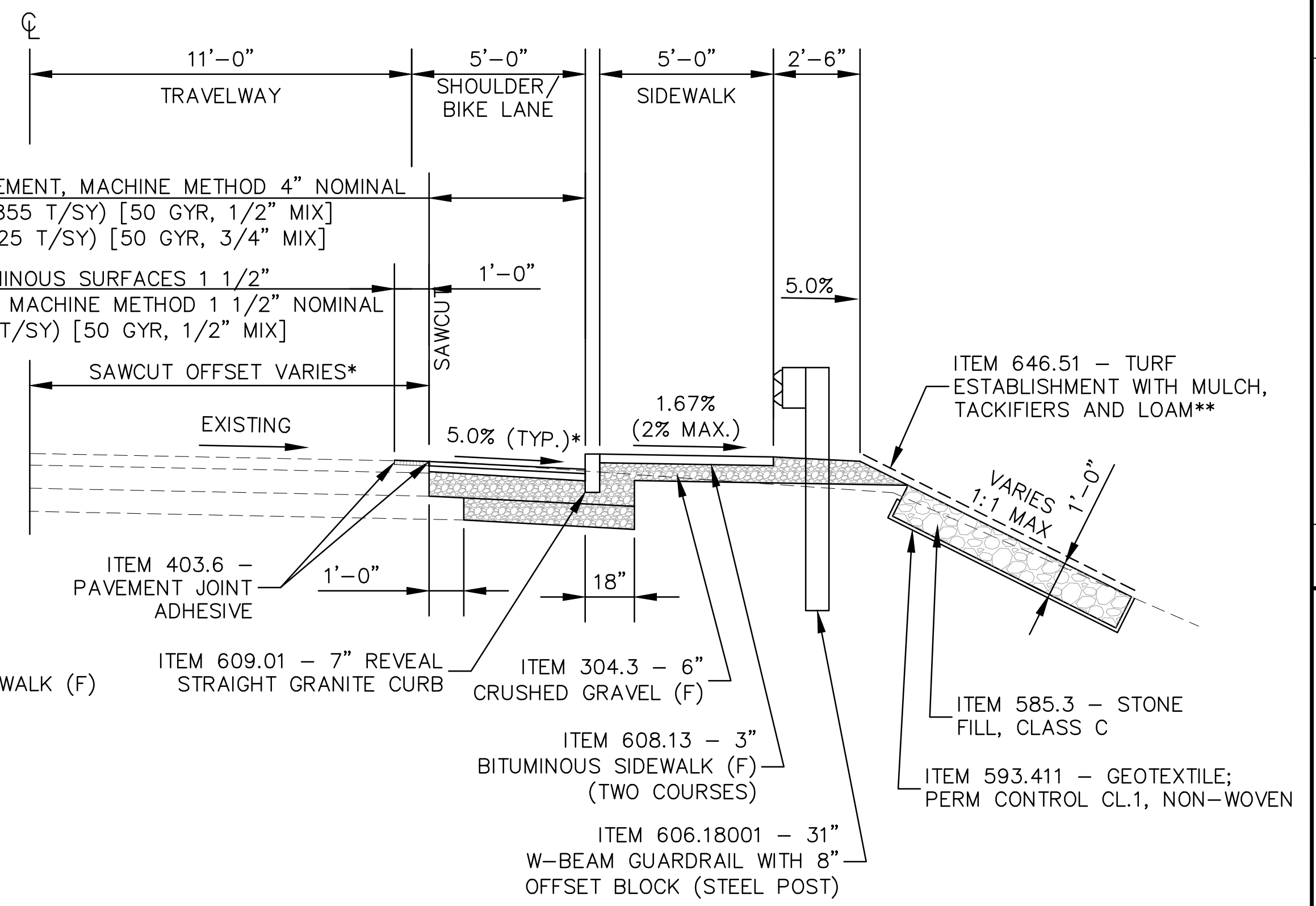
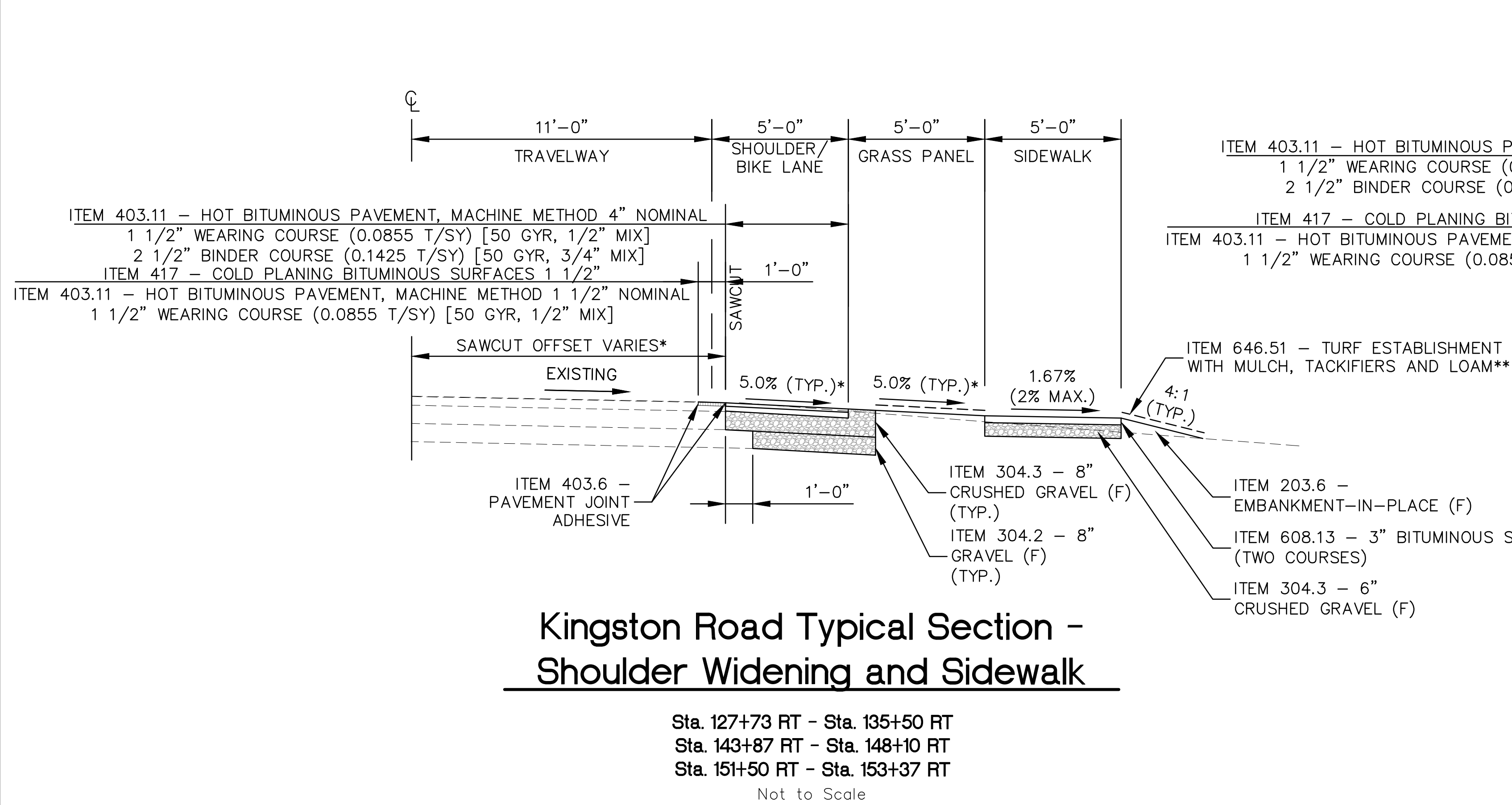
Kingston Road Typical Section - Shoulder Widening and Sidewalk

Sta. 135+50 RT - Sta. 138+70 RT

Not to Scale

NOTE: FOR SIDEWALK CROSS SLOPE TRANSITION LOCATIONS, SEE SIDEWALK CROSS SLOPE TRANSITION TABLE THIS SHEET.

designed by: JJB/SJF	drawn by: ATR/SJF	approved by: -	scale: -
date: August 2019	project no: 1030	file name: 1030-TYPICAL.dwg	
Town of Exeter, New Hampshire Public Works Department Kingston Road TAP Project Exeter 40436, X-A004(406) Typical Sections			
drawing no. TYP-1			
sheet: 4 of 42			



NOTE: STONE FILL AND GEOTEXTILE ONLY REQUIRED WHERE SLOPE IS STEEPER THAN 2:1.

SAWCUT AND SHOULDER SLOPE TABLE				
LEFT SIDE			RIGHT SIDE	
SHOULDER SLOPE	SAWCUT OFFSET (FT)	STATION	SAWCUT OFFSET (FT)	SHOULDER SLOPE
-	-	101+80	10.5	-5.00%
-5.00%	11.5	102+98	10.5	-5.00%
-5.00%	11.5	104+58	10.5	-5.00%
-5.00%	11.5	104+59	-	-
-5.00%	22	107+23	-	-
-5.00%	22	108+24	11	-5.00%
-5.00%	22	109+60	11	-5.00%
-5.00%	11	110+60	11	-5.00%
-5.00%	11	119+55	11	-5.00%
-5.00%	11.5	120+03	11	-5.00%
-5.00%	11.5	133+00	11	-5.00%
-1.40%	11.5	133+50	11	-EX.%
-1.40%	11.5	134+25	11.5	-EX.%
-1.40%	11.5	135+50	11.5	-EX.%
-5.00%	11	136+00	11.5	-5.00%
-5.00%	11	142+00	11.5	-5.00%
-2.50%	11	142+50	11.5	-5.00%
-2.50%	11	143+00	11.5	-5.00%
-2.50%	11	143+50	11.5	-EX.%
-2.50%	11	144+50	11.5	-EX.%
-5.00%	11	145+00	11.5	-EX.%
-5.00%	11	147+00	11.5	-EX.%
-5.00%	11	147+50	11.5	-5.00%
-EX.%	11	150+77	11.5	-5.00%
-EX.%	11	151+50	11.5	-5.00%
-EX.%	11	152+00	11.5	-3.45%
-EX.%	11	153+50	11.5	-3.45%
-5.00%	11	154+00	11.5	-3.45%
-5.00%	11	154+50	11.5	-3.45%
-5.00%	11	155+00	11.5	-5.00%
-5.00%	11	156+60	11.5	-5.00%

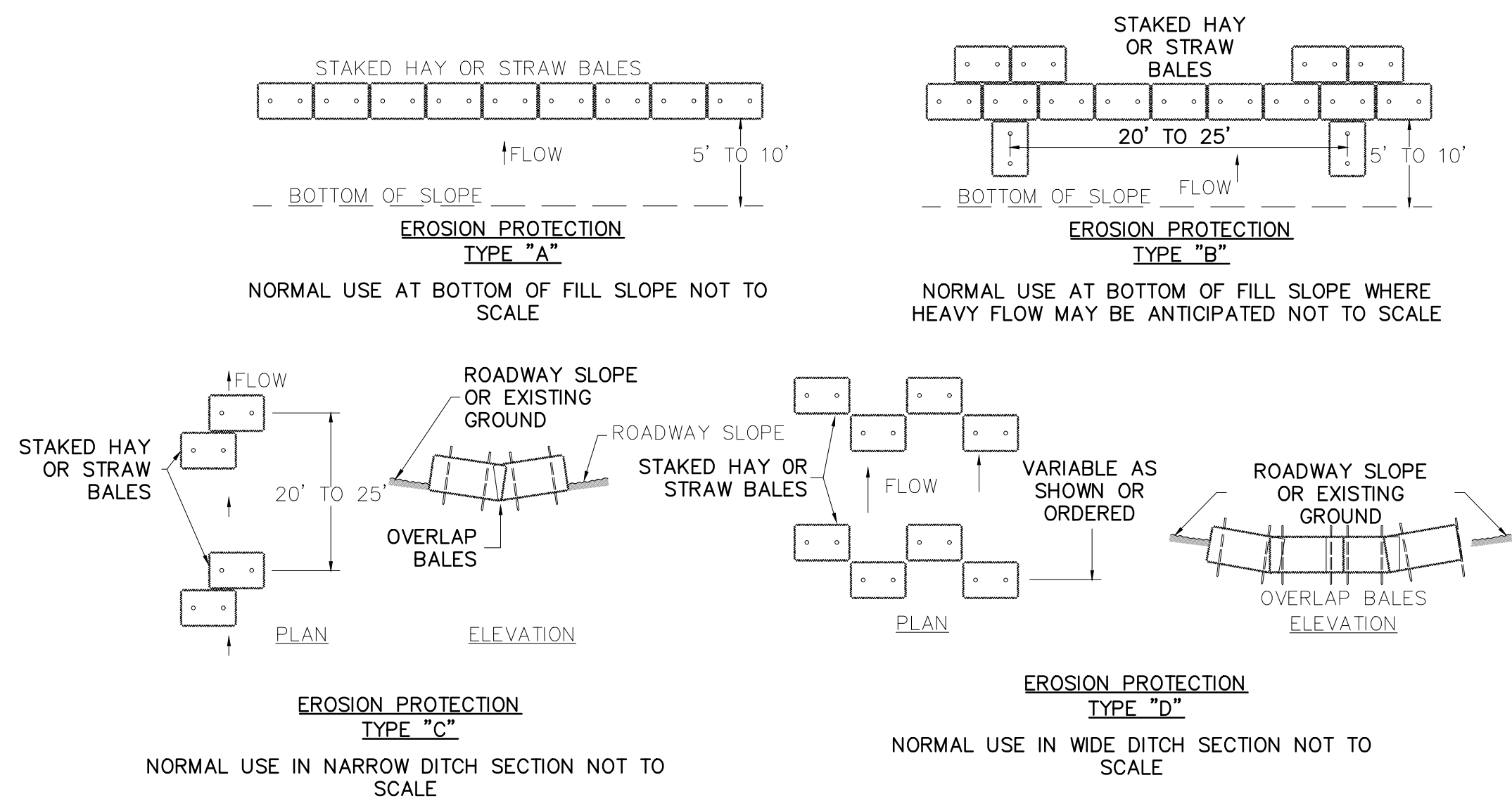
*SEE SAWCUT AND SHOULDER SLOPE TABLE THIS SHEET
**IN AREAS WHERE PROPOSED SIDE SLOPE TIES INTO EXISTING GRAVEL SHOULDER, SIDE SLOPE TREATMENT SHALL BE 4" OF ITEM 304.3 - CRUSHED GRAVEL (F) WITHOUT TURF ESTABLISHMENT

designed by: JUB/SJF	drawn by: ATR/SJF	approved by: -	scale: -
date: August 2019	project no: 1030	file name: 1030-Typical.dwg	scale: -
Town of Exeter, New Hampshire Public Works Department Kingston Road TAP Project Exeter 40436, X-A004(406) Typical Sections			
drawing no. TYP-2			
sheet: 5 of 42			

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 Portland, ME 207/641-4223

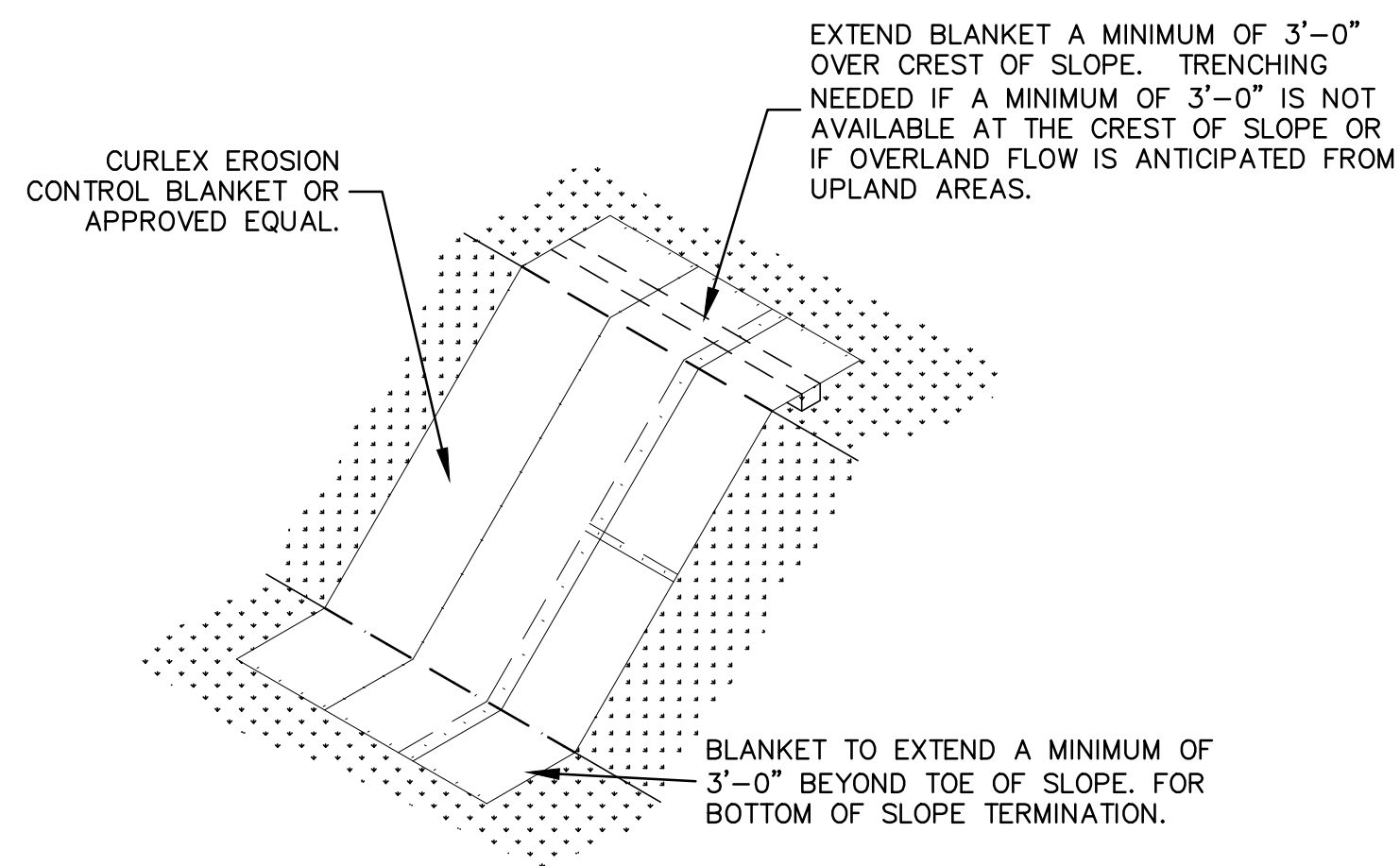
revision
no.
date

c m a e n g i n e e r s . c o m



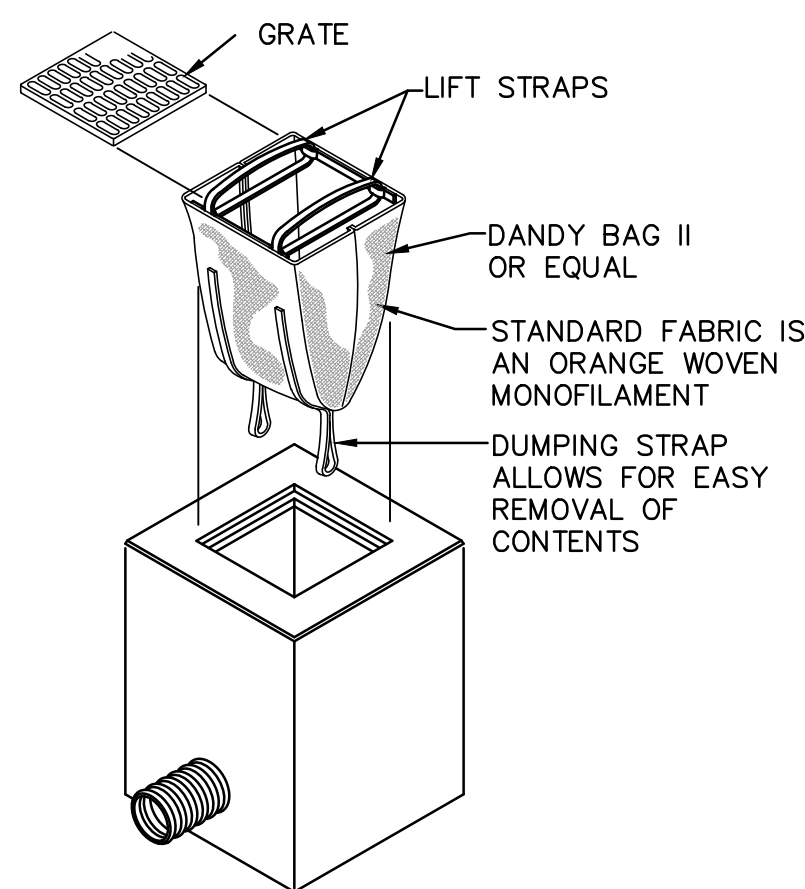
Hay Bale Detail

Not to Scale



Erosion Control Blanket Detail

Not to Scale



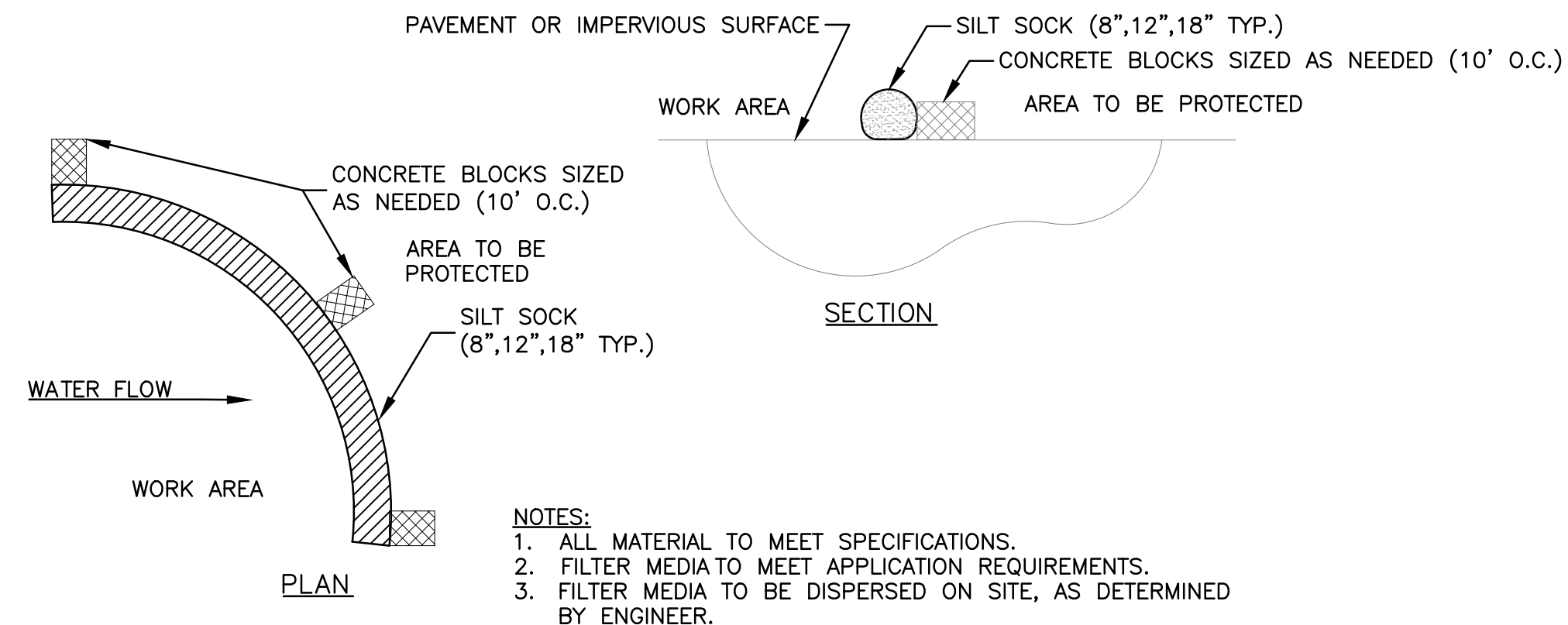
Inlet Protection Detail

Not to Scale

INSTALLATION AND MAINTENANCE GUIDELINES:

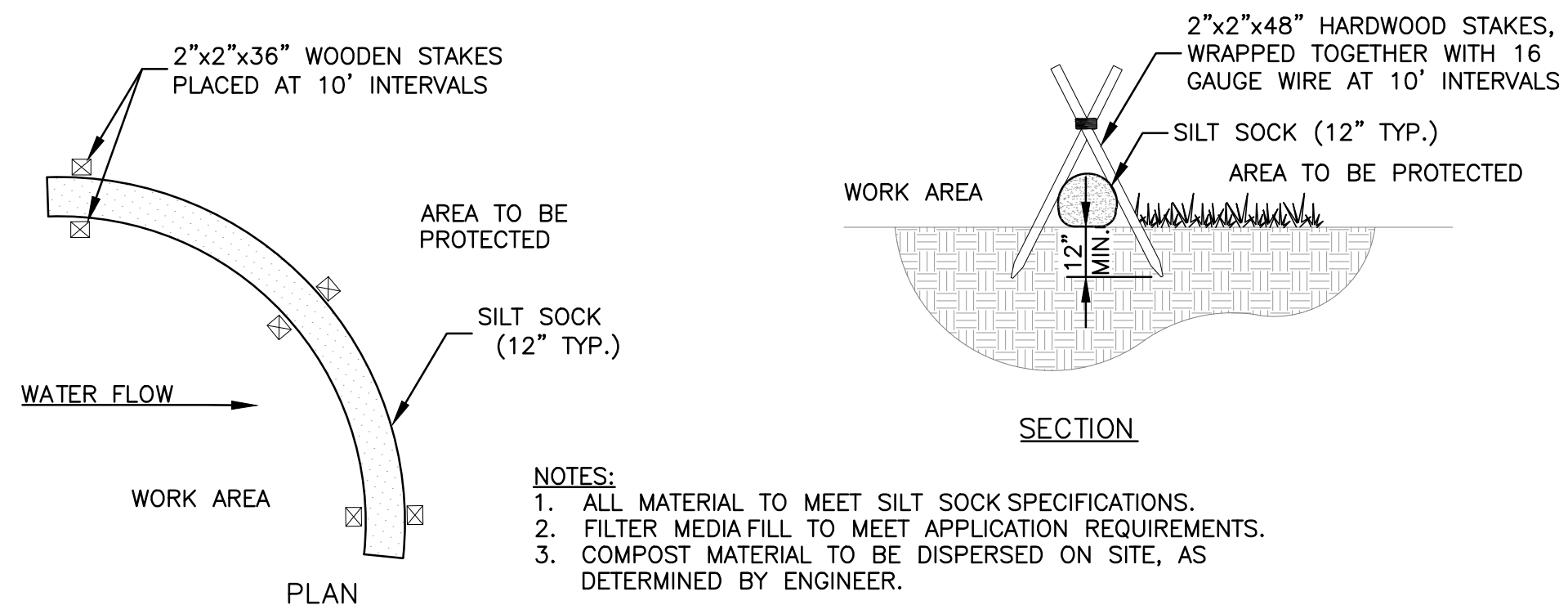
INSTALLATION: REMOVE THE GRATE FROM CATCH BASIN. IF USING OPTIONAL OIL ABSORBENTS; PLACE ABSORBENT PILLOW IN UNIT. STAND THE GRATE ON END. MOVE THE TOP LIFTING STRAPS OUT OF THE WAY AND PLACE THE GRATE INTO THE CATCH BASIN INSERT SO THAT THE GRATE IS BELOW THE TOP STRAPS AND ABOVE THE LOWER STRAPS. HOLDING THE LIFTING DEVICES, INSERT THE GRATE INTO THE INLET.

MAINTENANCE: REMOVE ALL ACCUMULATED SEDIMENT AND DEBRIS FROM VICINITY OF UNIT AFTER EACH STORM EVENT. AFTER EACH STORM EVENT AND AT REGULAR INTERVALS, LOOK INTO THE CATCH BASIN INSERT. IF THE CONTAINMENT AREA IS MORE THAN 1/3 FULL OF SEDIMENT, THE UNIT MUST BE EMPTIED. TO EMPTY UNIT, LIFT THE UNIT OUT OF THE INLET USING THE LIFTING STRAPS AND REMOVE THE GRATE. IF USING OPTIONAL OIL ABSORBENTS; REPLACE ABSORBENT WHEN NEAR SATURATION.



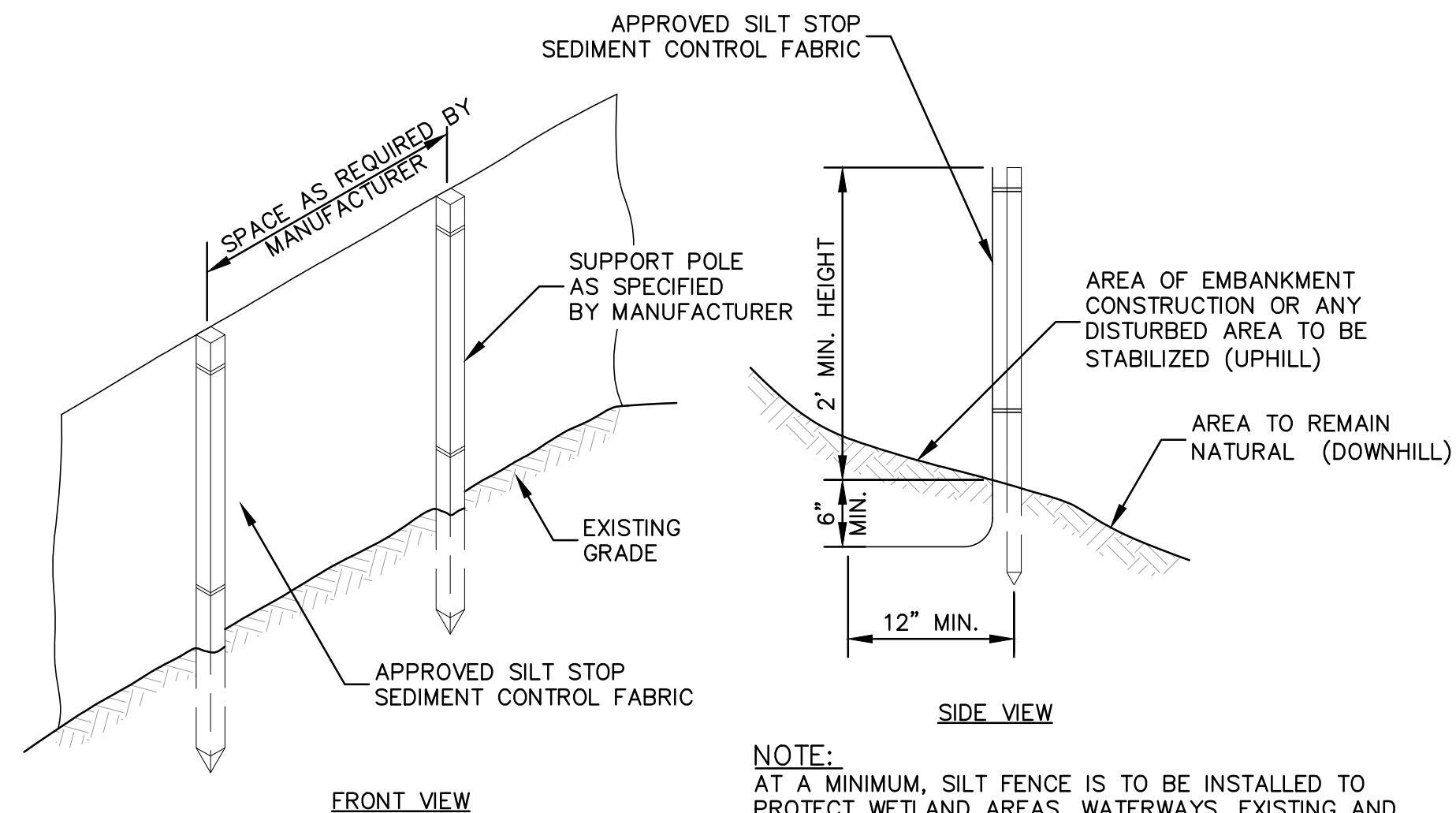
Silt Sock for Pavement

Not to Scale



Silt Sock Detail

Not to Scale



Silt Fence Detail

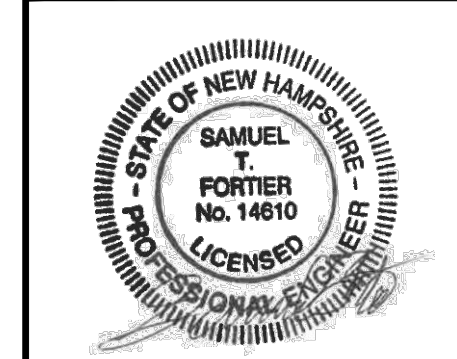
Not to Scale

no.	revision	date	by

CMA ENGINEERS
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603/431-6196

c m a e n g i n e e r s . c o m

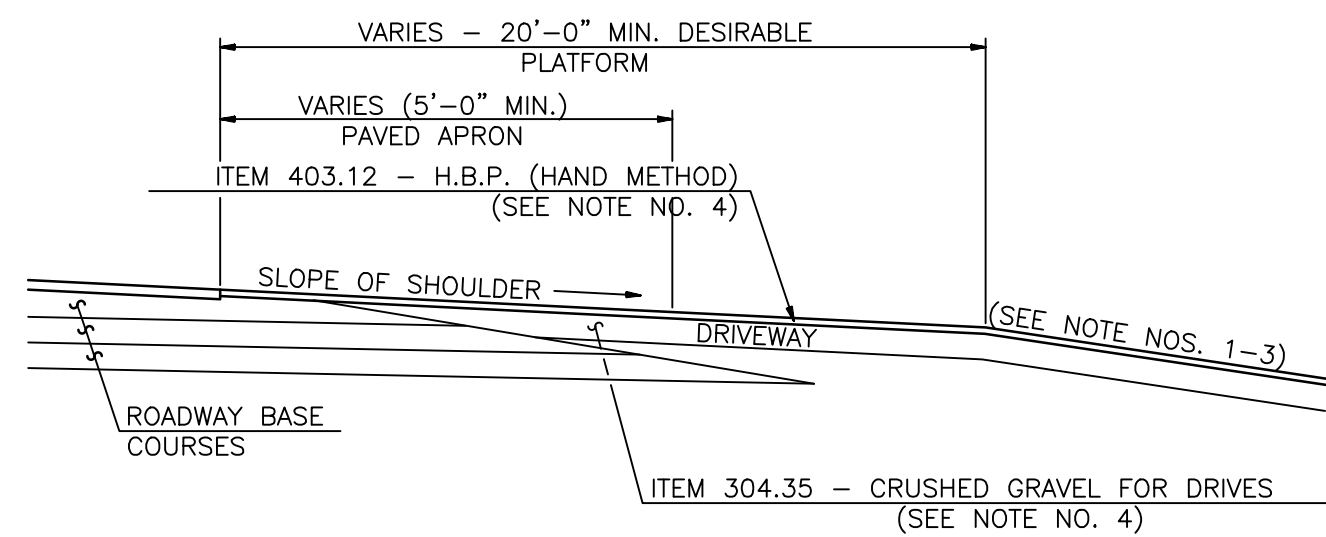


date:	August 2019
designed by:	JJB/SSTF
drawn by:	ATR/SSTF
approved by:	-
project no:	1030
file name:	1030-Details.dwg
scale:	-

Town of Exeter, New Hampshire
Public Works Department
Kingston Road TAP Project
Exeter 40436, X-A004(406)

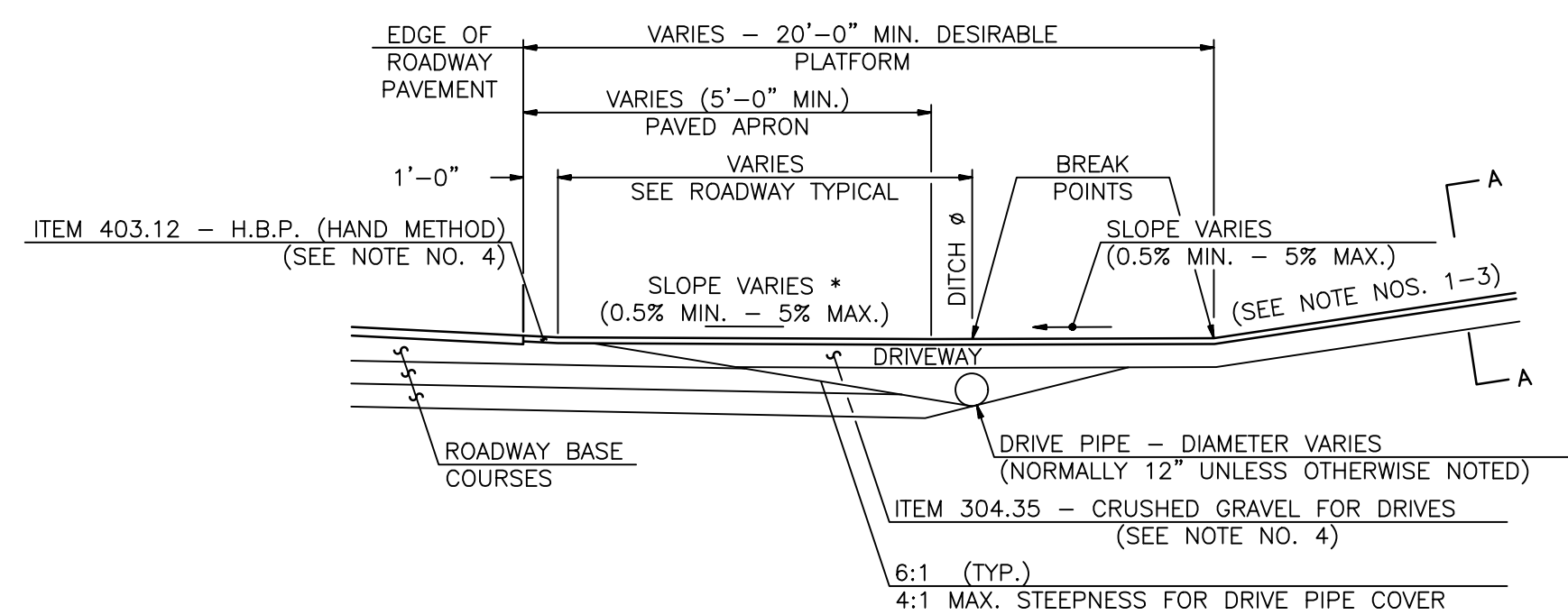
Erosion Control
Detail Sheet

drawing no.	D-1
sheet:	6 of 42



Typical Uncurbed Driveway in Fill Section

Not to Scale



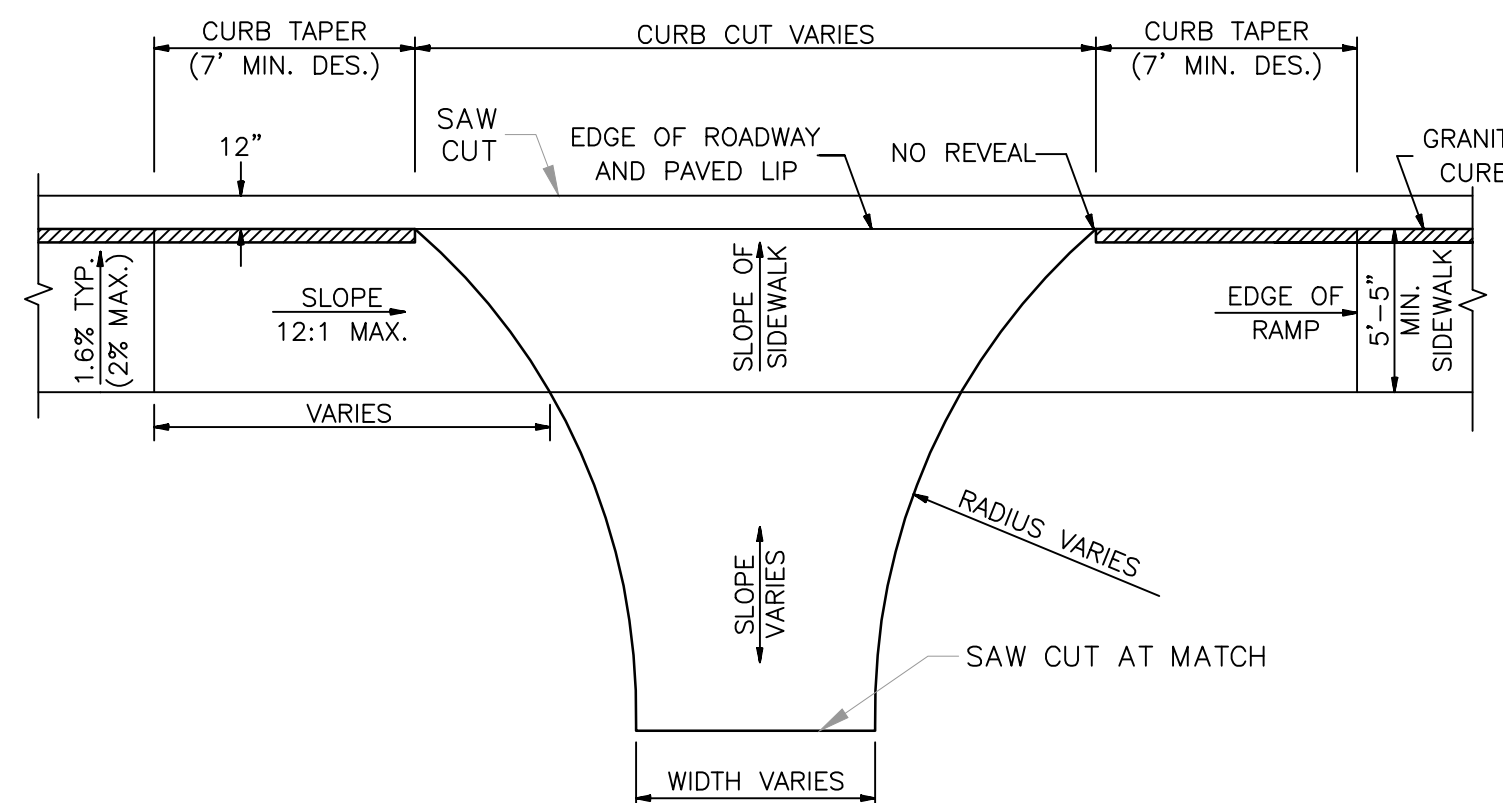
Typical Uncurbed Driveway in Cut Section

Not to Scale

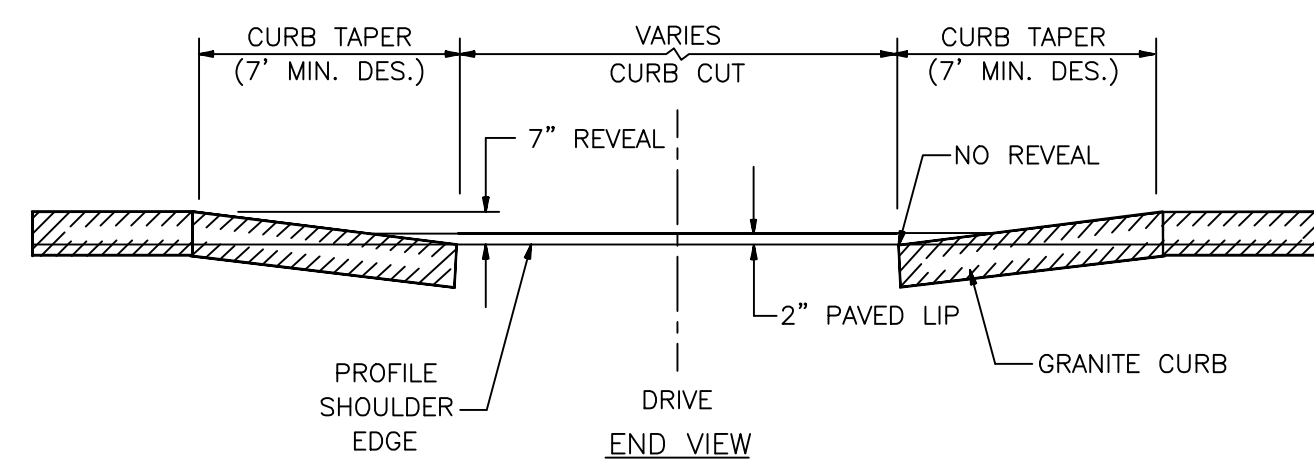
DRIVEWAY NOTES:

- GRADES OF MAJOR ENTRANCES BEYOND THE PLATFORM SHALL NOT EXCEED 8%.
- GRADES OF OTHER DRIVES BEYOND THE PLATFORM SHALL NOT EXCEED 15%.
- THE ALGEBRAIC DIFFERENCE BETWEEN TWO ADJACENT GRADES SHALL NOT EXCEED 10%.
- PAVEMENT & BASE COURSE DEPTHS FOR RESIDENTIAL DRIVES SHALL BE 9" CRUSHED GRAVEL WITH 3.0" H.B.P. (HAND METHOD) TWO COURSES (1" OF 3/4" MIX, 2" OF 1/2" MIX).
- FOR UNPAVED DRIVES, THE PAVED APRON NORMALLY ENDS AT THE RADIUS TANGENT POINT.

A-A DRIVEWAY CROSS-SECTION

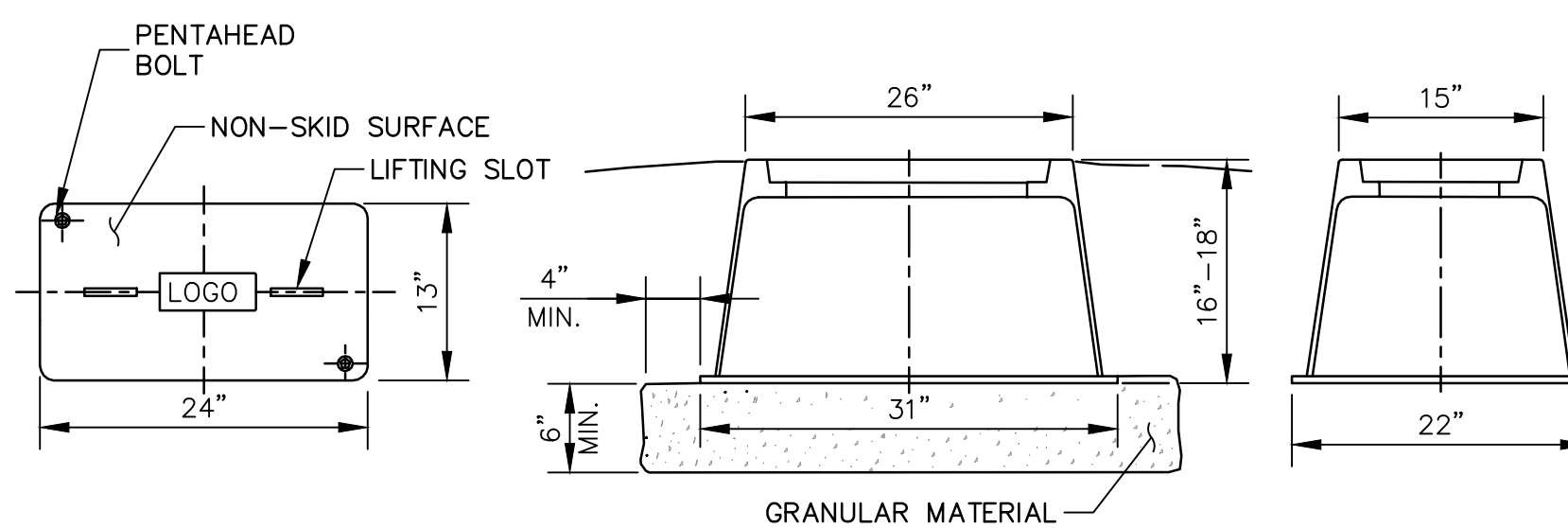


PLAN VIEW WITH SIDEWALK RAMP



Driveway Detail

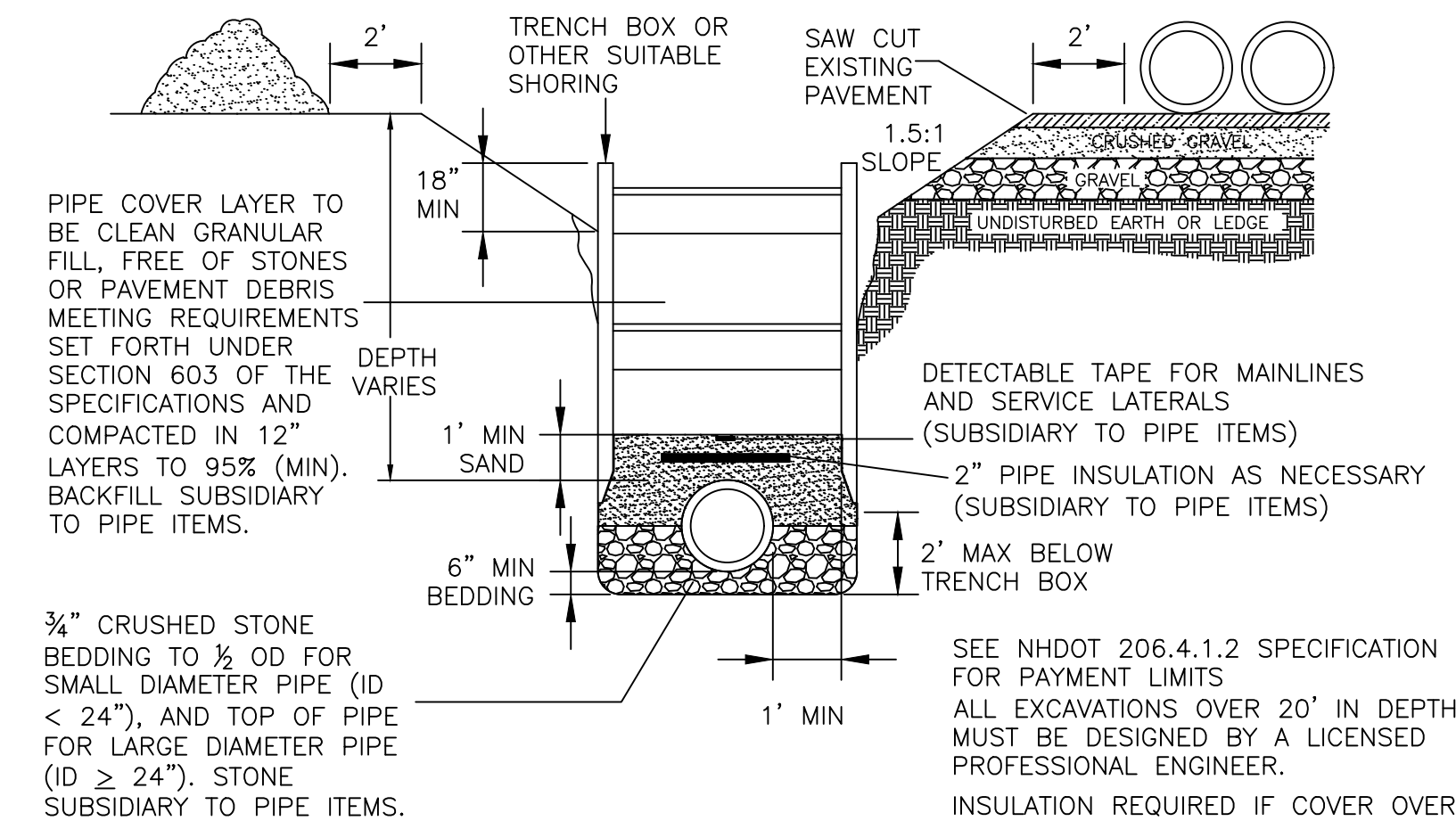
Not to Scale



Molded Pull Boxes

Not to Scale

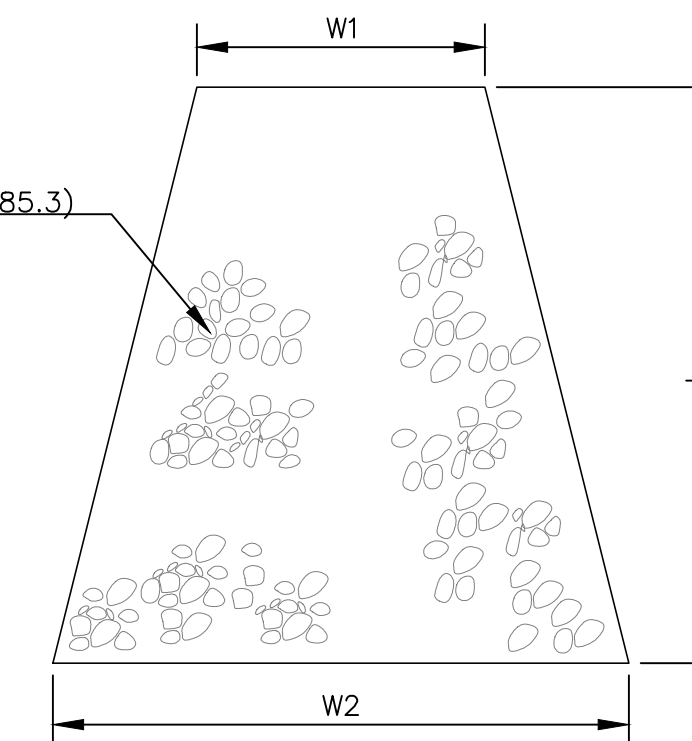
EXCAVATION TO BE CONSTRUCTED PER TYPICAL SECTION OR RECONSTRUCTED TO MATCH EXISTING PAVEMENT AND SUB-BASE DEPTHS.



Storm Drain Pipe Installation

Not to Scale

NHDOT CLASS "C" STONE (ITEM 585.3) OVER 10 OZ NON-WOVEN GEOTEXTILE (ITEM 593.421)

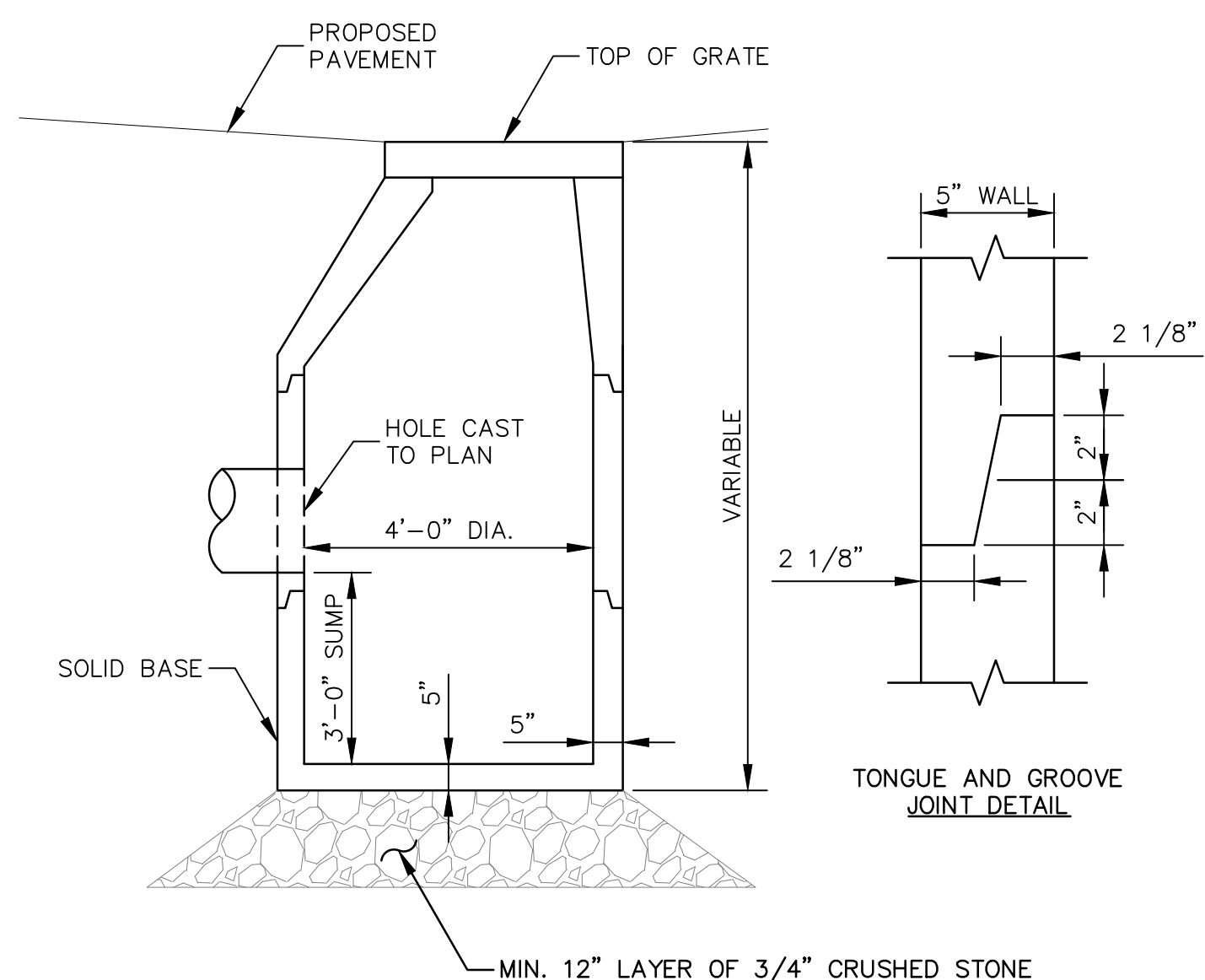


NOTE:

- STONE TO BE A MINIMUM OF 12" DEEP.
- CONTRACTOR RESPONSIBLE FOR REMOVING DEBRIS OR SEDIMENT WHICH ENTERS STONE PRIOR TO STABILIZATION.
- SEE DRAINAGE NOTES FOR REQUIRED DIMENSIONS.

Typical Culvert Outlet Protection

Not to Scale

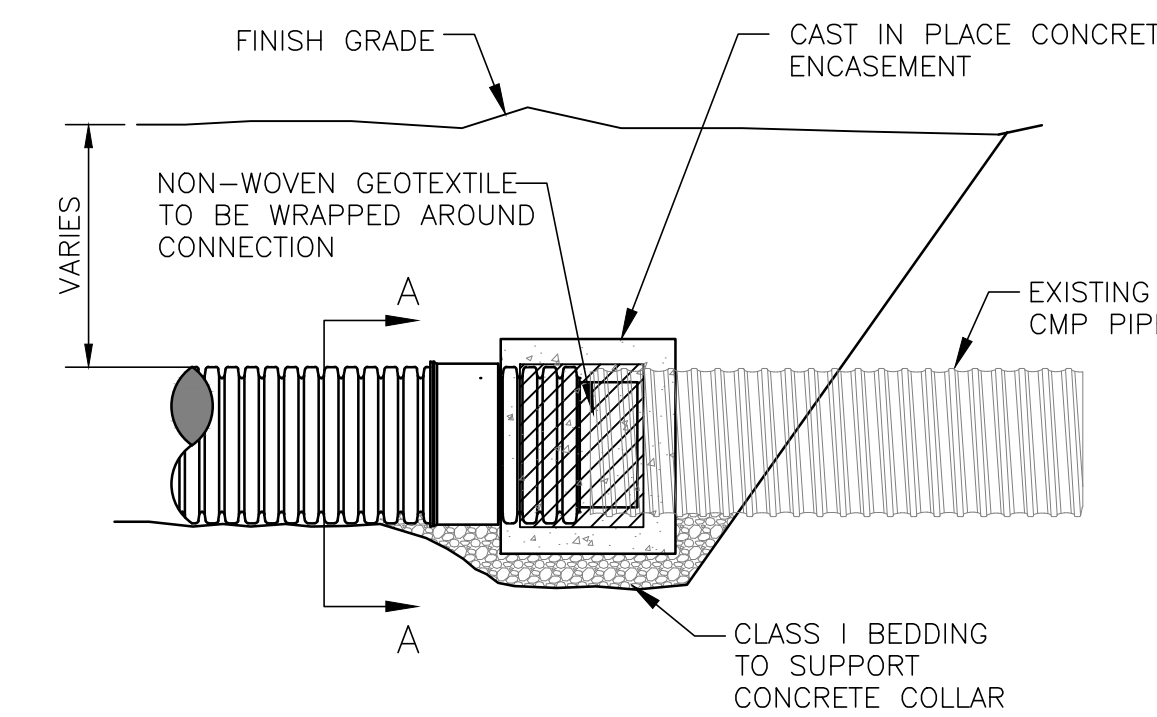
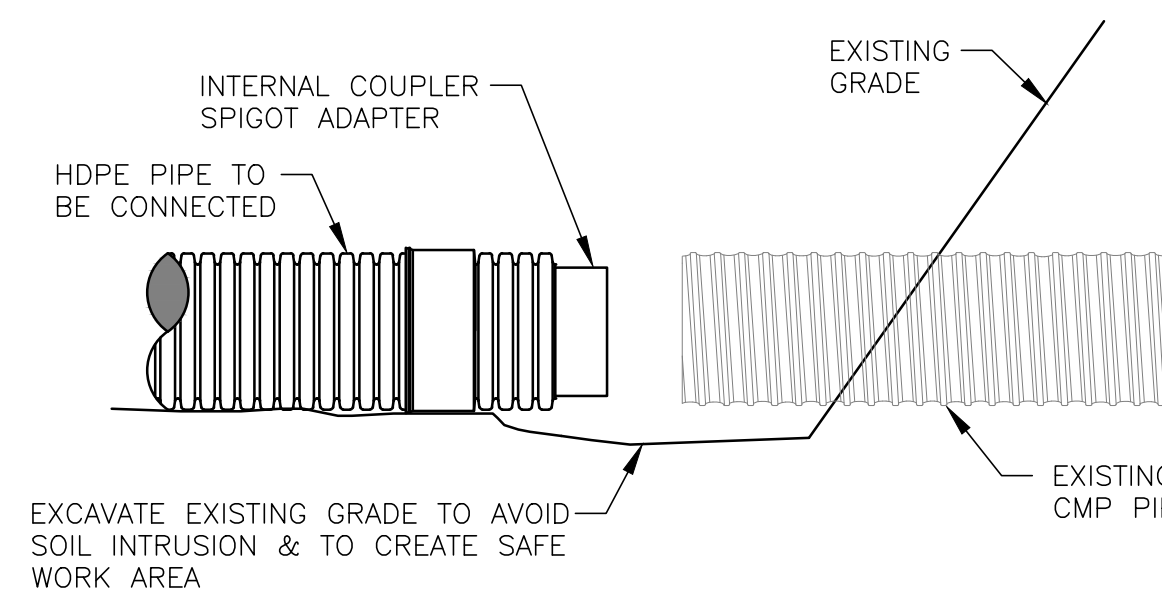


Catch Basin Detail

Not to Scale

NOTES:

- Horizontal joints between sections of precast concrete barrels shall be of a type approved by the Engineer, which shall, in general, depend for watertightness upon an elastomeric or mastic-like gasket.
- Pipe to manhole joints shall be only as approved by the Engineer and in general watertightness will depend upon either an approved non-shrinking mortar or elastomeric sealant.
- For bitumastic type joints, the amount of sealant shall be sufficient to fill at least 75% of the joint cavity. Approved bitumastic sealants include RAM-NEK, Kent seal No. 2, EZ or equal.
- All structures shall meet HL-93 Loading.
- The tongue or the groove of the joint of the wall, shall contain one line of circumferential reinforcement equal to 0.12 sq.in. per linear foot.
- Eccentric cones shall be used when depth to crown of shallowest pipe exceeds 30". Risers of 12", 3' and 4' can be used to reach the desired depth.
- Catch basin grates to be NHDOT Type B cast iron and all drain manhole covers shall be labeled "DRAIN"



HDPE to CMP Connection (Geotextile Wrap)

Not to Scale

NOTES:

- CONNECTION AND PIPE TO BE BACKFILLED PER ASTM D2321, LATEST EDITION.
- IN LIEU OF AN INTERNAL CYLINDER, AN HDPE WATERTIGHT REPAIR COUPLER CAN BE USED.
- INTERNAL CYLINDER ADAPTER IS NOT RECOMMENDED FOR DOWNSTREAM CONNECTIONS.
- HDPE TO CMP CONNECTIONS SHALL BE SUBSIDIARY TO ITEM 603.80212 12" PLASTIC PIPE (SMOOTH INTERIOR).

by	
date	
revision	
no.	
 CIVIL/ENVIRONMENTAL/STRUCTURAL	
Portsmouth, NH 603/431-6196 Manchester, NH 603/627-0708 Portland, ME 207/641-4223	
designed by:	JJB/SJF
drawn by:	ATR/SJF
approved by:	
date:	August 2019
project no.:	1030
file name:	1030-Details.dwg
scale:	1
Town of Exeter, New Hampshire Public Works Department Kingston Road TAP Project Exeter 40436, X-A004(406)	
Details	
drawing no.	D-4
sheet:	9 of 42

CONTROL POINTS:

POINT #	NORTHING	EASTING	ELEVATION	DESCRIPTION
1	171466.3257	1166614.9570	69.84	REBAR WITH CAP
2	171611.3432	1166769.3327	76.16	MAGNAIL
3	171674.4239	1167259.8978	76.44	MAGNAIL
4	172096.3690	1167668.3832	51.29	REBAR WITH CAP
5	172407.2618	1168166.0131	54.36	REBAR WITH CAP
6	172461.4459	1168410.4490	52.33	REBAR WITH CAP
7	172738.1633	1168923.9313	59.33	MAGNAIL FOUND
8	173054.2408	1169078.1963	58.77	MAGNAIL
9	173308.8284	1169251.0689	56.90	MAGNAIL
10	173575.7635	1169359.1117	59.74	MAGNAIL
11	173736.0357	1169659.3183	51.93	REBAR WITH CAP
12	174154.6397	1169970.8506	50.60	MAGNAIL
13	174380.2107	1170570.5366	40.26	REBAR WITH CAP
14	174466.8311	1170722.1363	40.40	REBAR WITH CAP
15	174849.3767	1170929.1035	34.66	MAGNAIL
16	174913.3015	1171000.6124	35.66	MAGNAIL
17	174816.9477	1170947.6621	35.15	DRILL HOLE
18	173422.4646	1169217.7130	52.77	MAGNAIL TEMP
19	173355.5753	1169205.1245	53.67	HUB AND TACK

BENCHMARKS:

ID	NORTHING	EASTING	ELEVATION	DESCRIPTION
TBM A	171621	1166689	76.60	MAGNAIL IN UPL 325
TBM C	172074	1167640	53.10	MAGNAIL IN UPL 36
TBM B	171766	1167247	77.25	NAIL IN UPL
TBM D	173319	1169264	56.57	MAGNAIL IN UPL 349
TBM E	174166	1169961	52.22	MAGNAIL IN UPL 219
TBM F	174973	1171036	37.21	MAGNAIL IN UPL

REFERENCE PLANS:

FROM THE ROCKINGHAM COUNTY REGISTRY OF DEEDS:

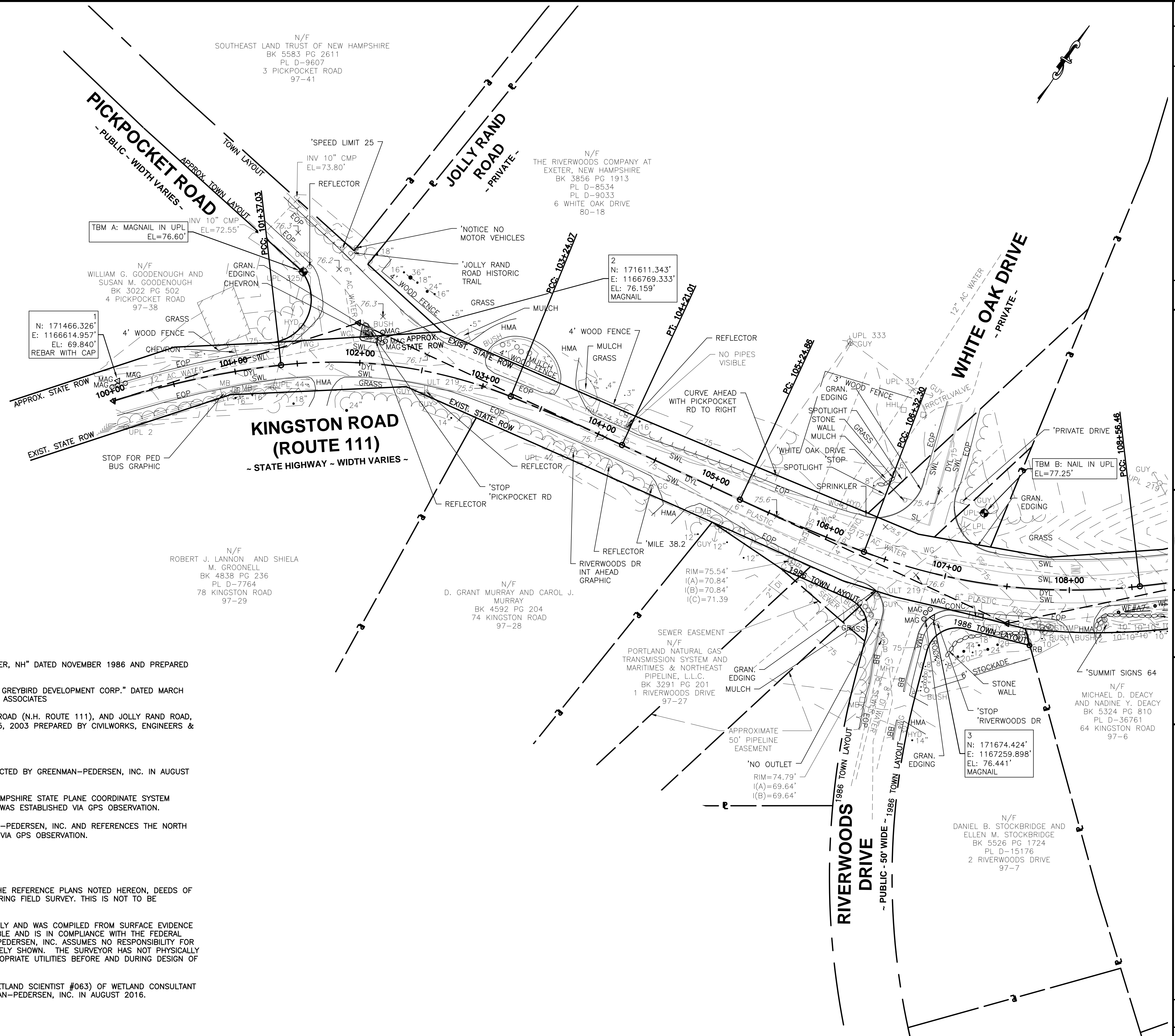
- PLAN 170
- PLAN C-2801
- PLAN C-13118
- PLAN C-16387
- PLAN C-21274
- PLAN C-31126
- PLAN C-31412
- PLAN D-1718A
- PLAN D-6336
- PLAN D-7764
- PLAN D-8534
- PLAN D-9033
- PLAN D-9414
- PLAN D-9735
- PLAN D-14703
- PLAN D-14911
- PLAN D-15000
- PLAN D-15176
- PLAN D-21184
- PLAN D-21633
- PLAN D-23001
- PLAN D-30077
- PLAN D-35705
- PLAN D-36761
- PLAN D-38807

FROM THE TOWN OF EXETER:

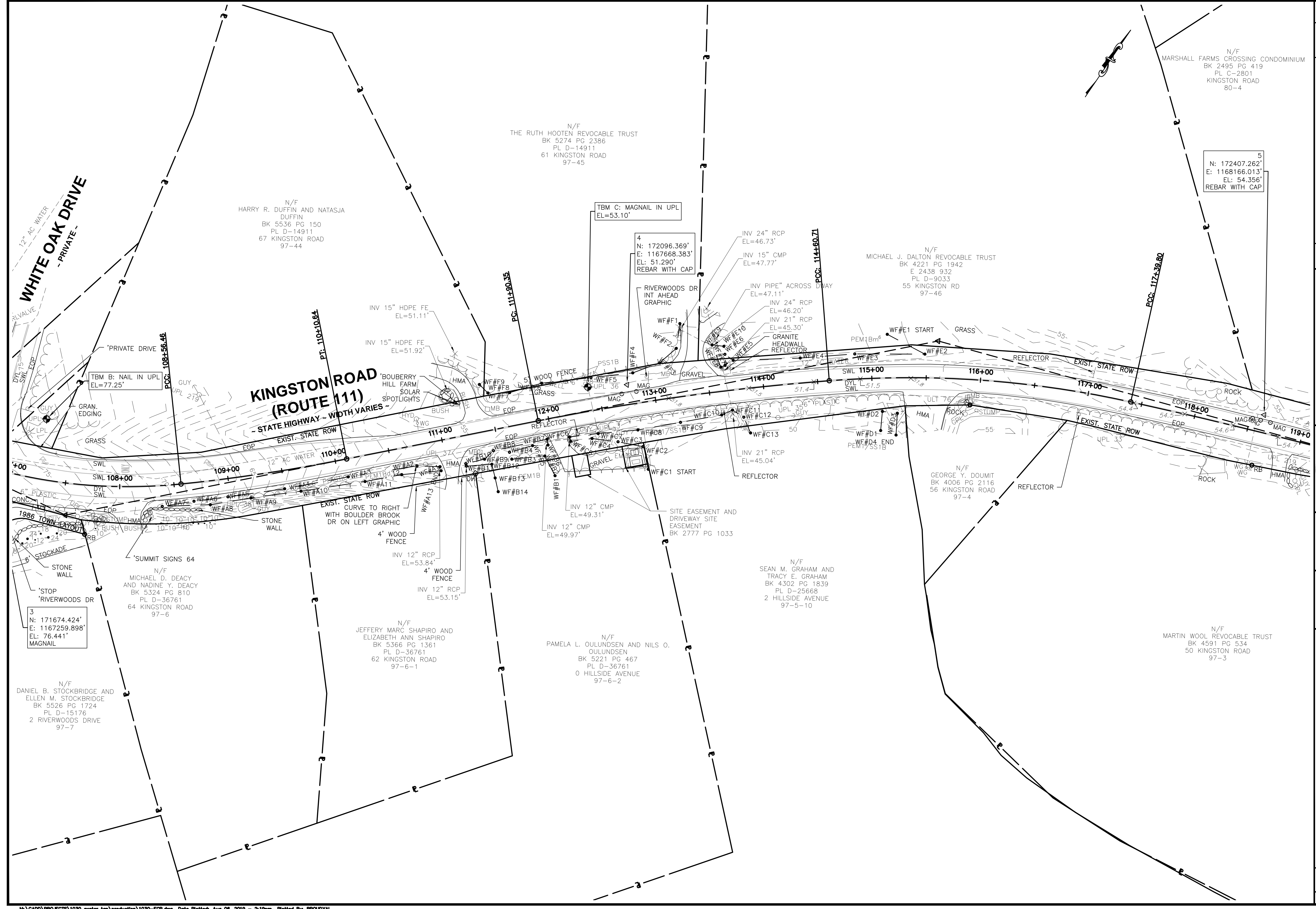
- "PHASE II SITE PLAN FOR BRICKYARD BUSINESS CONDOMINIUM IN EXETER, NH" DATED NOVEMBER 1986 AND PREPARED BY PARKER SURVEY ASSOCIATES
- "SUBDIVISION OF LAND "GREYBIRD FARM ESTATES" IN EXETER, NH FOR GREYBIRD DEVELOPMENT CORP." DATED MARCH 1991 AND REVISED APRIL 15, 1991 PREPARED BY WILLIAM G. COLLINS ASSOCIATES
- "LOT LINE ADJUSTMENT PLAN OF LAND, PICKPOCKET ROAD, KINGSTON ROAD (N.H. ROUTE 111), AND JOLLY RAND ROAD, EXETER NEW HAMPSHIRE, COUNTY OF ROCKINGHAM" DATED FEBRUARY 5, 2003 PREPARED BY CIVILWORKS, ENGINEERS & SURVEYORS

SURVEY NOTES:

- THE BASEPLAN WAS COMPILED FROM TRADITIONAL FIELD SURVEY COLLECTED BY GREENMAN-PEDERSEN, INC. IN AUGUST AND SEPTEMBER OF 2016.
- THE HORIZONTAL DATUM SHOWN HEREON IS BASED UPON THE NEW HAMPSHIRE STATE PLANE COORDINATE SYSTEM REFERENCED TO THE NORTH AMERICAN DATUM OF 1983 (NAD83) AND WAS ESTABLISHED VIA GPS OBSERVATION.
- THE VERTICAL DATUM SHOWN HEREON WAS ESTABLISHED BY GREENMAN-PEDERSEN, INC. AND REFERENCES THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAV88) AND WAS ESTABLISHED VIA GPS OBSERVATION.
- THE UNITS SHOWN HEREIN ARE US SURVEY FEET.
- CONTOUR INTERVAL: 1 FOOT
- RIGHT OF WAY AND BOUNDARY LINES SHOWN WERE COMPILED FROM THE REFERENCE PLANS NOTED HEREON, DEEDS OF RECORD, ASSESSORS INFORMATION AND PHYSICAL EVIDENCE FOUND DURING FIELD SURVEY. THIS IS NOT TO BE CONSIDERED A BOUNDARY SURVEY.
- SUBSURFACE UTILITY INFORMATION SHOWN HEREON IS APPROXIMATE ONLY AND WAS COMPILED FROM SURFACE EVIDENCE AND SUPPLEMENTED WITH RECORD UTILITY INFORMATION WHERE AVAILABLE AND IS IN COMPLIANCE WITH THE FEDERAL HIGHWAY ADMINISTRATION UTILITY DATA QUALITY LEVEL C. GREENMAN-PEDERSEN, INC. ASSUMES NO RESPONSIBILITY FOR DAMAGES INCURRED AS A RESULT OF UTILITIES OMITTED OR INACCURATELY SHOWN. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES. COORDINATION WITH THE APPROPRIATE UTILITIES BEFORE AND DURING DESIGN OF FUTURE CONNECTIONS IS REQUIRED.
- WETLAND RESOURCE AREAS WERE DELINEATED BY ROBERT PROKOP (WETLAND SCIENTIST #063) OF WETLAND CONSULTANT SERVICES IN JULY 2016 AND FLAGS WERE FIELD LOCATED BY GREENMAN-PEDERSEN, INC. IN AUGUST 2016.
- CONTACT "DIG SAFE" AT 1 (888) 344-7233 PRIOR TO CONSTRUCTION.



		CIVIL/ENVIRONMENTAL/STRUCTURAL Portsmouth, NH 603/431-6196 Manchester, NH 603/627-0708 Portland, ME 207/641-4223 cmaengineers.com	
		designed by: JUB/SJF drawn by: ATR/SJF approved by: [Signature] date: August 2019 project no: 1030 file name: 1030-ECP.dwg scale: 1" = 40' 0 40' 80'	
Town of Exeter, New Hampshire Public Works Department Kingston Road TAP Project Exeter 40436, X-A004(406)		Existing Conditions Plan drawing no. ECP-1 sheet: 12 of 42	



WHITE OAK DRIVE
- PRIVATE -

KINGSTON ROAD (ROUTE 111)
- STATE HIGHWAY ~ WIDTH VARIES ~

3
N: 171674.424'
E: 1167259.898'
EL: 76.441'
MAGNAIL

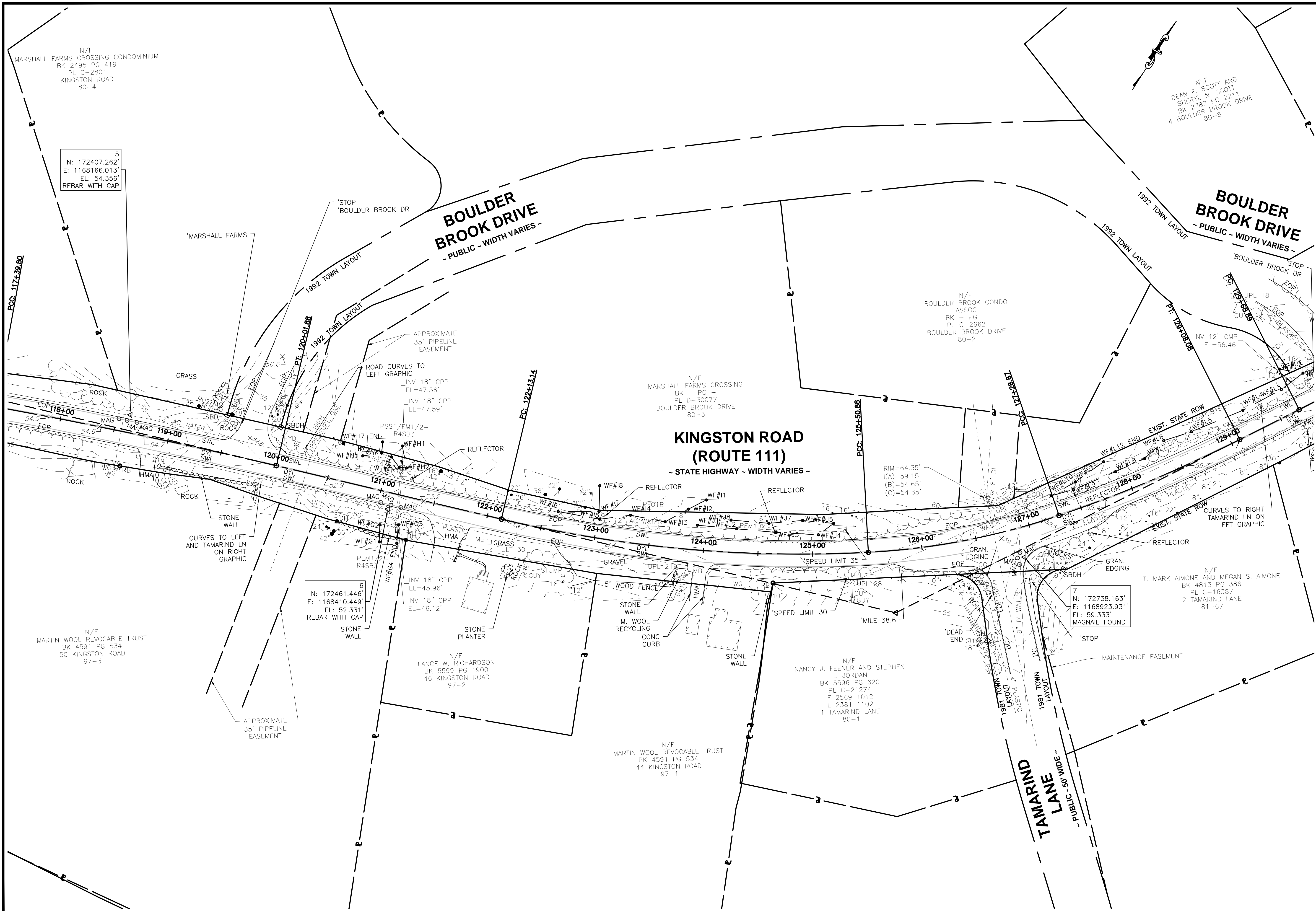
3
N: 171674.424'
E: 1167259.898'
EL: 76.441'
MAGNAIL

TBM C: MAGNAIL IN UPL
EL=53.10'

4
N: 172096.369'
E: 1167668.383'
EL: 51.290'
REBAR WITH CAP

5
N: 172407.262'
E: 1168166.013'
EL: 54.356'
REBAR WITH CAP

date		revision		no.		by	
August 2019		1030-ECP.dwg		13		of 42	
designed by: JJB/SJF		drawn by: ATR/SJF		approved by:		drawing no. ECP-2	
project no: 1030		file name: 1030-ECP.dwg		scale: 1" = 40'		sheet: 13 of 42	
Town of Exeter, New Hampshire Public Works Department Kingston Road TAP Project Exeter 40436, X-A004(406) Existing Conditions Plan							
CMA ENGINEERS CIVIL/ENVIRONMENTAL/STRUCTURAL Portsmouth, NH 603/431-6196 Manchester, NH 603/627-0708 Portland, ME 207/641-4223 cmaengineers.com							



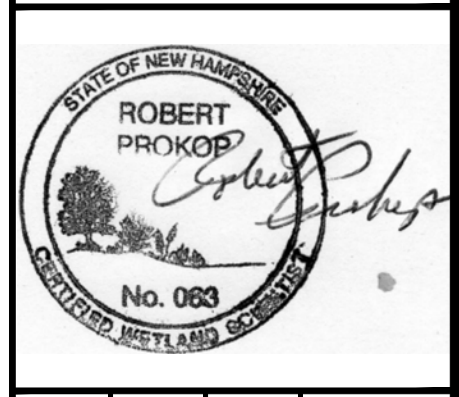
no.	revision	date	by

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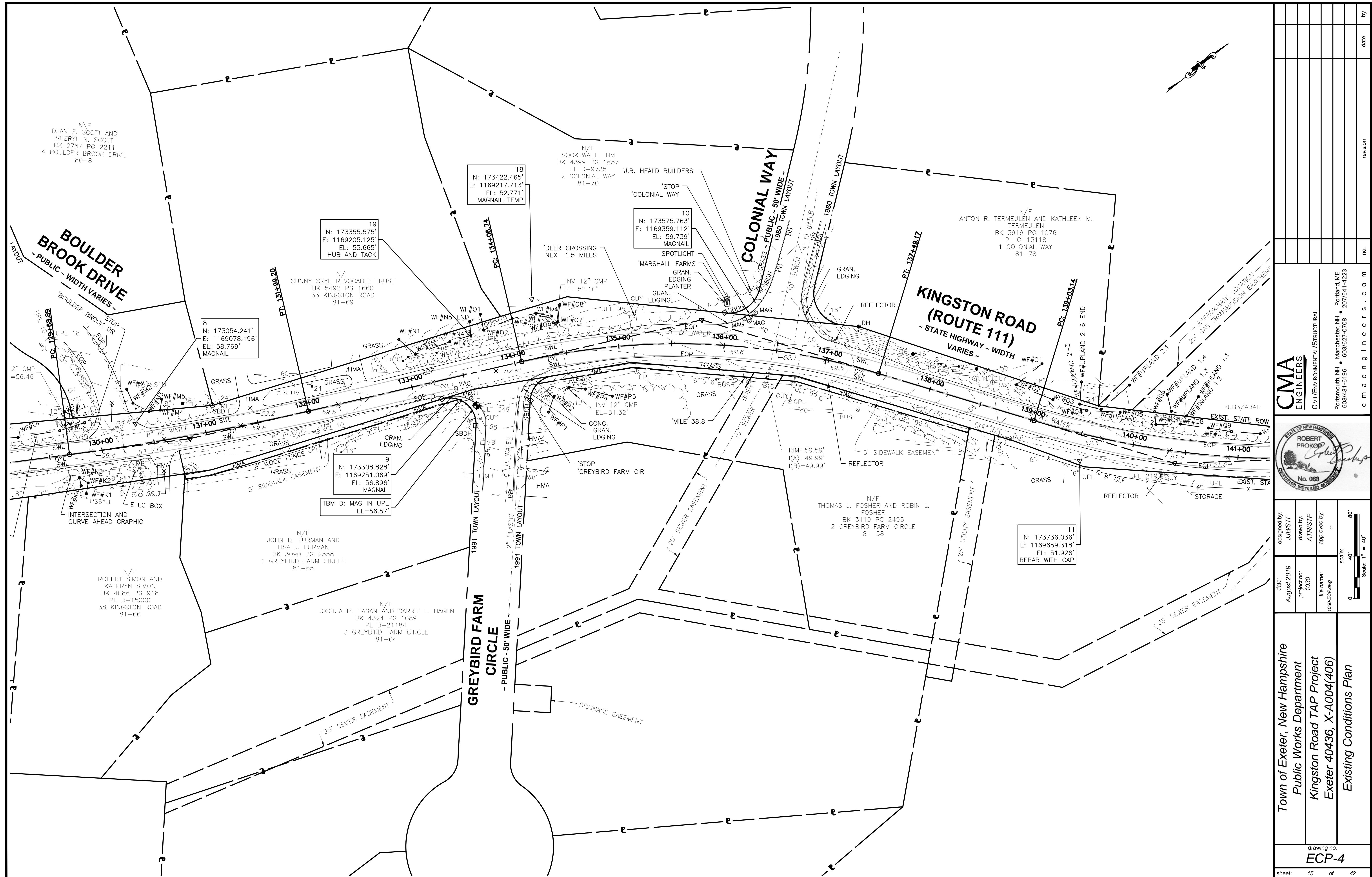
Portland, ME
 207/641-4223
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date:	August 2019
project no.:	1030
file name:	1030-ECP.dwg
designed by:	JJB/STF
drawn by:	ATR/STF
approved by:	
scale:	1" = 40'

Town of Exeter, New Hampshire
 Public Works Department
 Kingston Road TAP Project
 Exeter 40436, X-A004(406)
 Existing Conditions Plan



N/F DEAN F. SCOTT AND SHERYL N. SCOTT BK 2787 PG 2211 4 BOULDER BROOK DRIVE 80-8

18 N: 173422.465' E: 1169217.713' EL: 52.771' MAGNAIL TEMP

19 N: 173355.575' E: 1169205.125' EL: 53.665' HUB AND TACK

10 N: 173575.763' E: 1169359.112' EL: 59.739' MAGNAIL

N/F ANTON R. TERMEULEN AND KATHLEEN M. TERMEULEN BK 3919 PG 1076 PL C-13118 1 COLONIAL WAY 81-78

8 N: 173054.241' E: 1169078.196' EL: 58.769' MAGNAIL

9 N: 173308.828' E: 1169251.069' EL: 56.896' MAGNAIL
TBM D: MAG IN UPL EL=56.57'

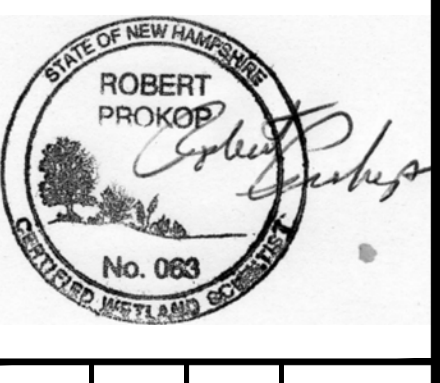
11 N: 173736.036' E: 1169659.318' EL: 51.926' REBAR WITH CAP

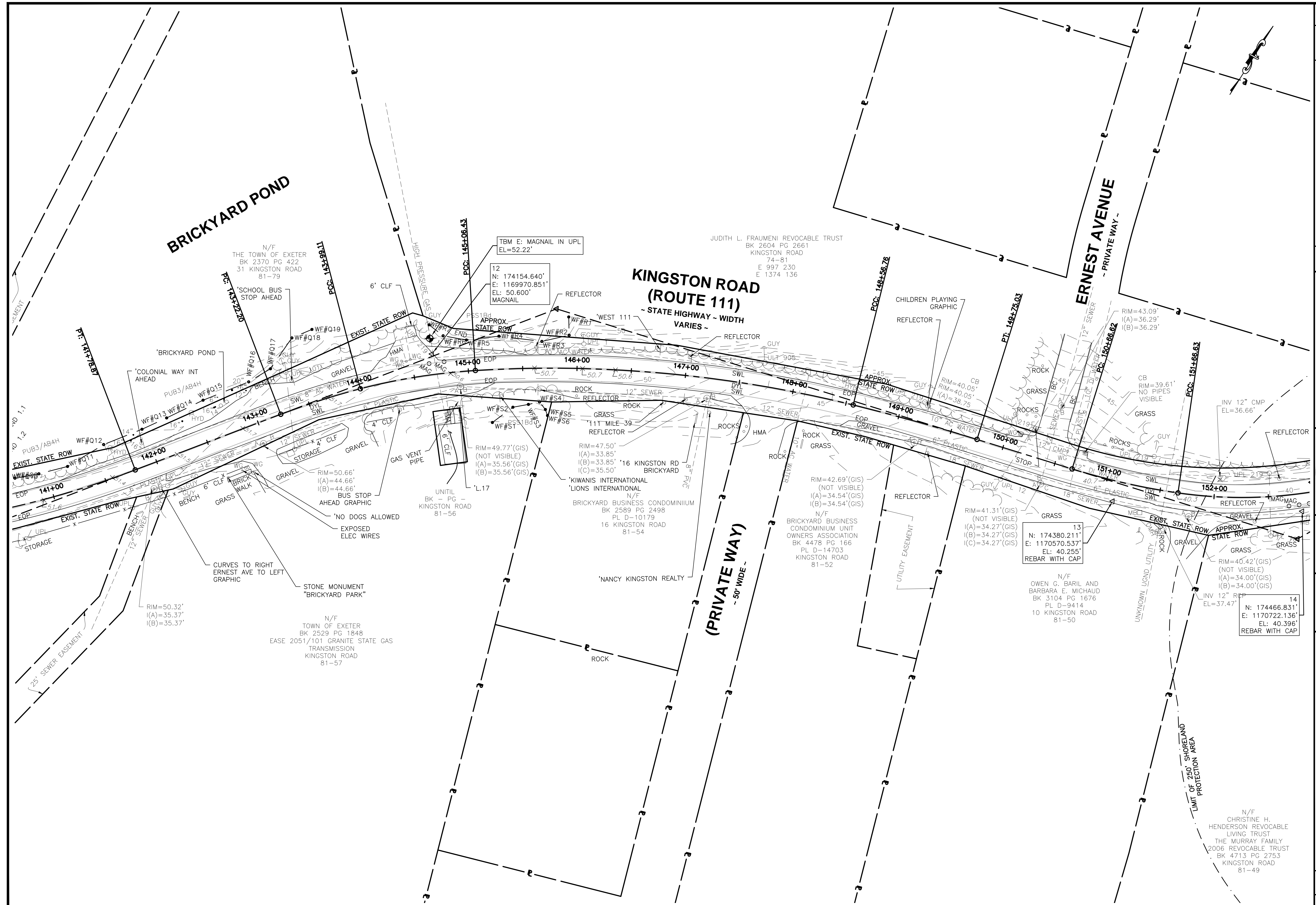
N/F ROBERT SIMON AND KATHRYN SIMON BK 4086 PG 918 PL D-15000 38 KINGSTON ROAD 81-66

N/F JOHN D. FURMAN AND LISA J. FURMAN BK 3090 PG 2558 1 GREYBIRD FARM CIRCLE 81-65

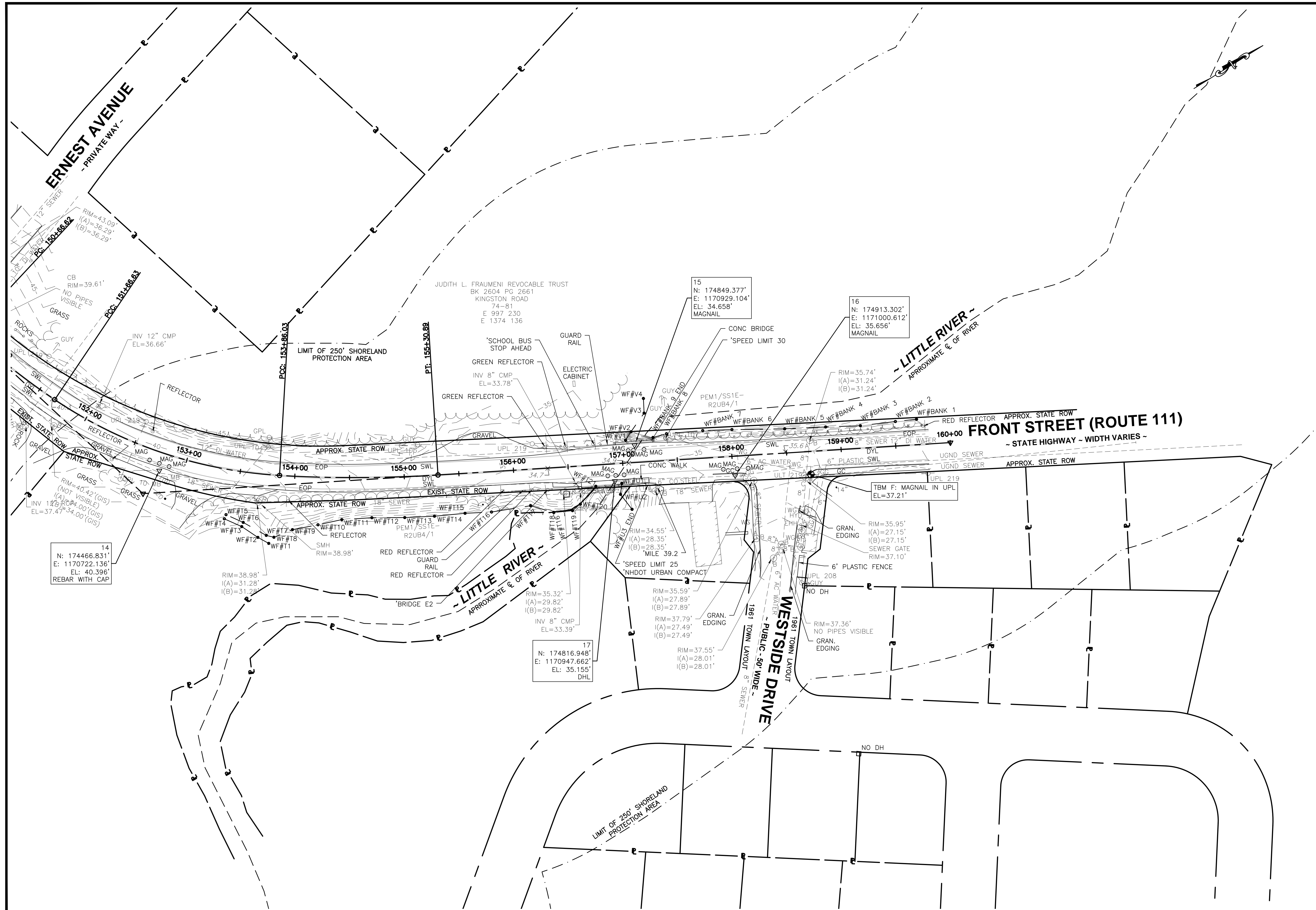
N/F JOSHUA P. HAGAN AND CARRIE L. HAGEN BK 4324 PG 1089 PL D-21184 3 GREYBIRD FARM CIRCLE 81-64

'STOP GREYBIRD FARM CIR

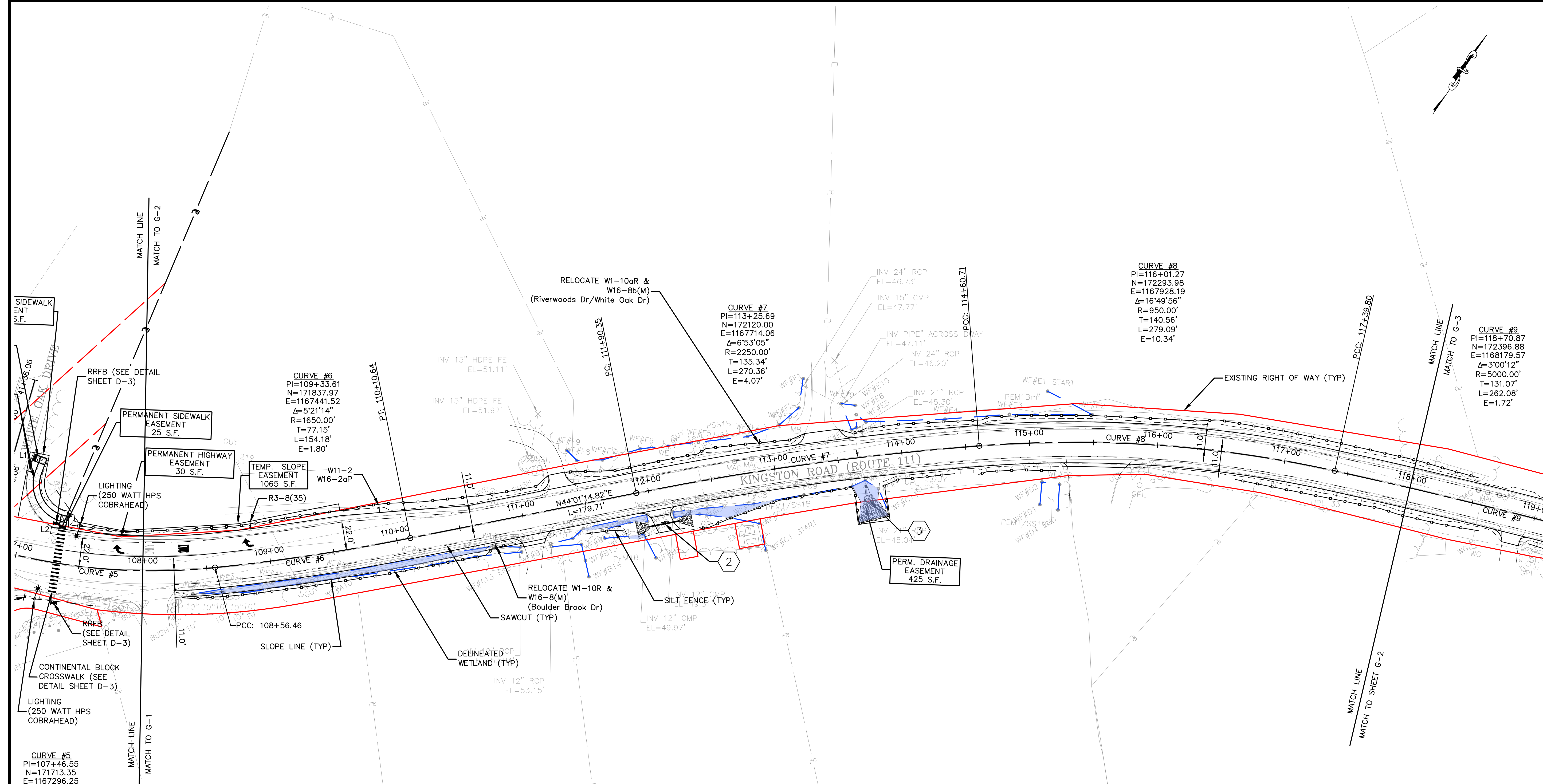
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	 ROBERT PROKOP REGISTERED PROFESSIONAL ENGINEER	designed by: JJB/SJF drawn by: ATR/SJF approved by: _____ scale: _____ 1" = 40'	date: August 2019 project no: 1030 file name: 1030-ECP.dwg
		Town of Exeter, New Hampshire Public Works Department Kingston Road TAP Project Exeter 40436, X-A004(406)	
		Existing Conditions Plan	
		drawing no. ECP-4 sheet: 15 of 42	



CIVIL/ENVIRONMENTAL/STRUCTURAL Portsmouth, NH 603/431-6196 Manchester, NH 603/627-0708 Portland, ME 207/641-4223 cmaengineers.com	
designed by: JUBSTF	date: August 2019
drawn by: ATRSTF	project no: 1030
approved by:	file name: 1030-ECP.dwg
Scale: 1" = 40' 	
Town of Exeter, New Hampshire Public Works Department Kingston Road TAP Project Exeter 40436, X-A004(406) Existing Conditions Plan	
drawing no. ECP-5	
sheet: 16 of 42	



<p>CMA ENGINEERS CIVIL/ENVIRONMENTAL/STRUCTURAL</p> <p>Portsmouth, NH 603/431-6196 Manchester, NH 603/627-0708 Portland, ME 207/641-4223</p> <p>cmaengineers.com</p>	<p>designed by: JJB/SJF drawn by: ATR/SJF approved by: [Signature]</p> <p>date: August 2019 project no: 1030 file name: 1030-ECP.dwg</p> <p>scale: 1" = 40' 0 40' 80'</p>
<p>Town of Exeter, New Hampshire Public Works Department Kingston Road TAP Project Exeter 40436, X-A004(406) Existing Conditions Plan</p>	
<p>drawing no. ECP-6</p>	
<p>sheet: 17 of 42</p>	



Impact Areas

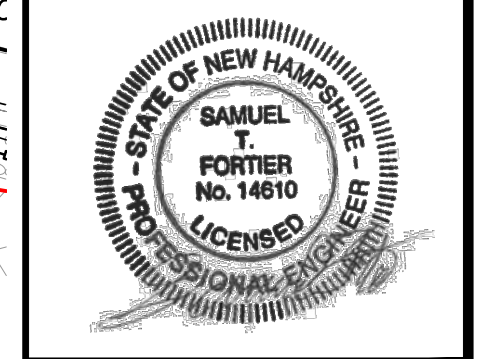
WETLAND IMPACTS

SUMMARY OF IMPACT AREAS		
TYPE	PERMANENT (S.F.)	TEMPORARY (S.F.)
WETLAND	1925	0

Notes:
 TOTAL SHORELINE FRONTAGE: 62 FEET
 TOTAL PROPOSED PROJECT LENGTH: 1.1 MILES

no.	revision	date	by

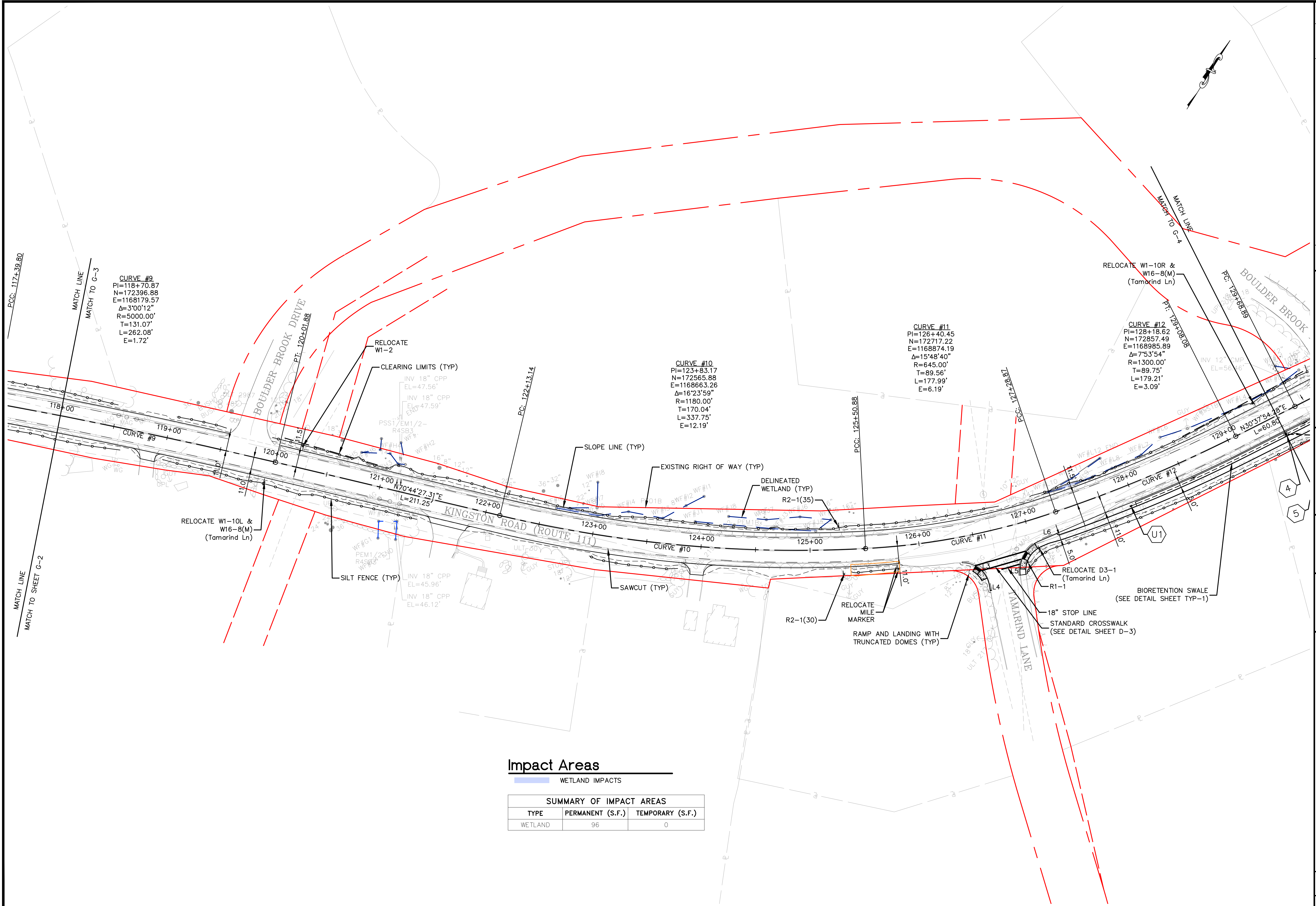
CMA ENGINEERS
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 Portland, ME 207/541-4223
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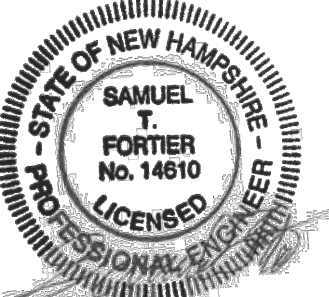


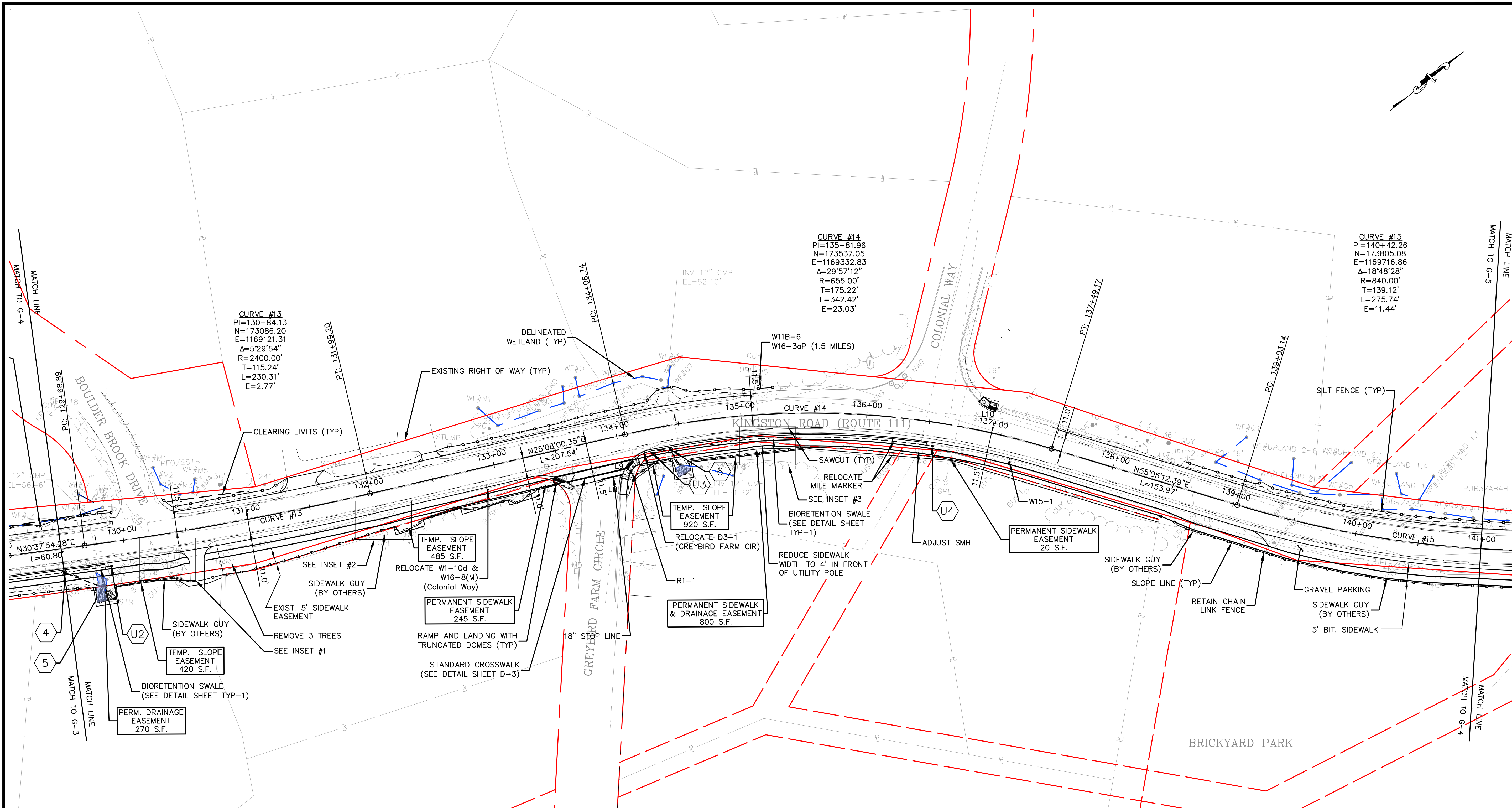
date:	April 2019
project no.:	1030
file name:	1030-GemPlan-wpp.dwg
designed by:	JJB/SJF
drawn by:	ATR/SJF
approved by:	-

Scale: 1" = 40'

Town of Exeter, New Hampshire
 Public Works Department
 Kingston Road TAP Project
 Exeter 40436, X-A004(406)
 General Plan
 STA 108+00 to STA 118+00



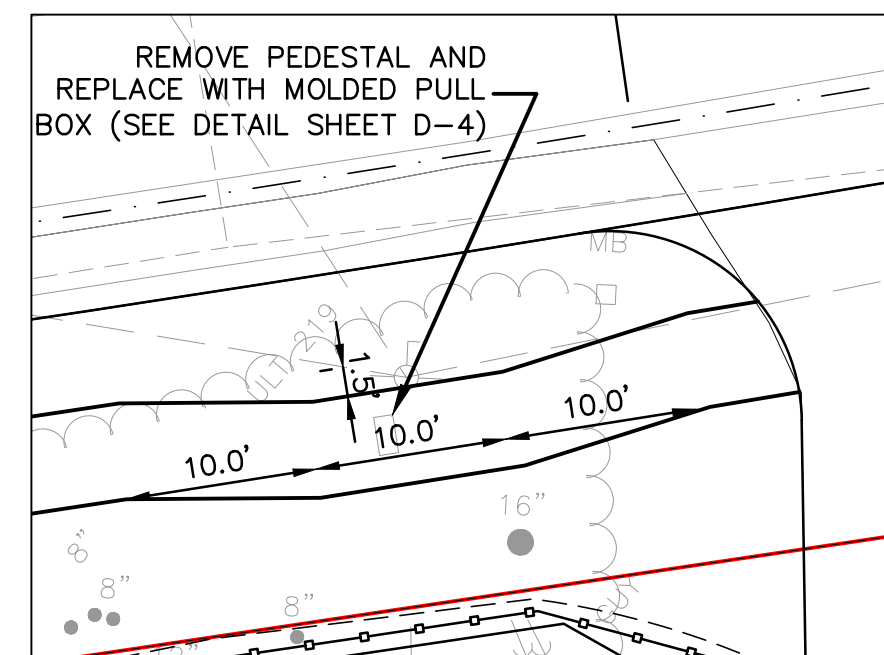
CMA ENGINEERS <small>CIVIL/ENVIRONMENTAL/STRUCTURAL</small> Portsmouth, NH 03801 Manchester, NH 03102 Portland, ME 04103 603/431-6196 603/627-0708 207/641-4223 cmaengineers.com	 SAMUEL FORTIER No. 14610 LICENSED PROFESSIONAL ENGINEER STATE OF NEW HAMPSHIRE
date: April 2019 project no: 1030 file name: 1030-GemPlan- WPP.dwg	designed by: JJB/SJF drawn by: ATR/SJF approved by: [Signature]
Town of Exeter, New Hampshire Public Works Department Kingston Road TAP Project Exeter 40436, X-A004(406) General Plan STA 118+00 to STA 129+50	
drawing no. G-3	
sheet: 20 of 42	



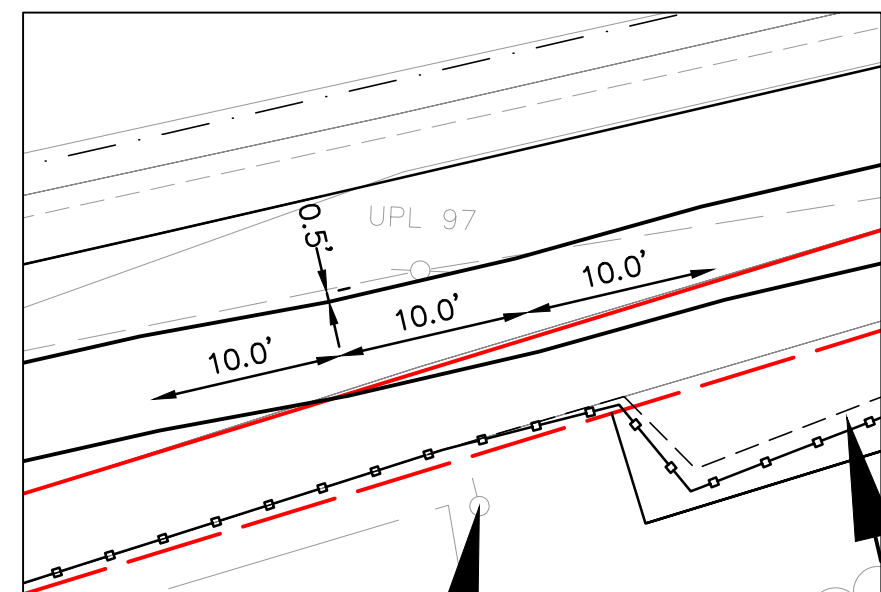
Impact Areas

WETLAND IMPACTS

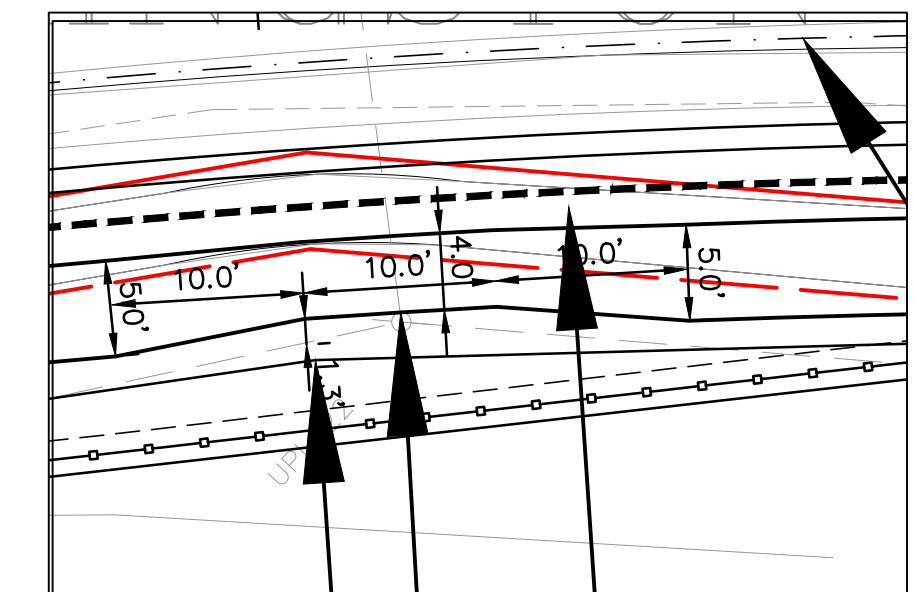
SUMMARY OF IMPACT AREAS		
TYPE	PERMANENT (S.F.)	TEMPORARY (S.F.)
WETLAND	207	0



INSET #1
1" = 10'

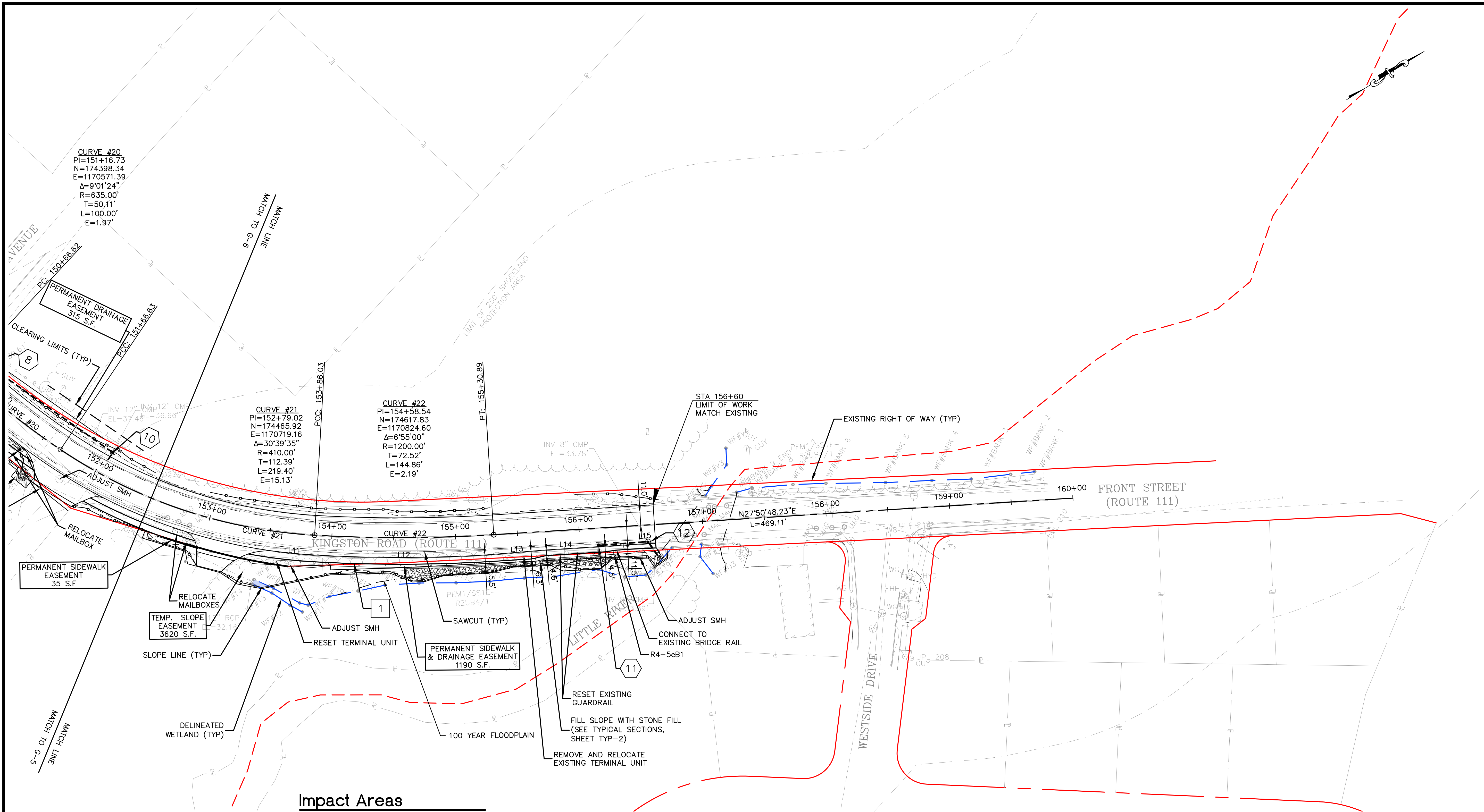


INSET #2
1" = 10'



INSET #3
1" = 10'

CMA ENGINEERS	CIVIL/ENVIRONMENTAL/STRUCTURAL		Portsmouth, NH 603/431-6196		Manchester, NH 603/627-0708		Portland, ME 207/641-4223	
designed by:	JJB/SJF	drawn by:	ATR/SJF	approved by:				
date:	April 2019	project no.:	1030	file name:	1030-GemPlans-WPP.dwg			
				Scale: 1" = 40'				
Town of Exeter, New Hampshire Public Works Department				Kingston Road TAP Project Exeter 40436, X-A004(406)				
drawing no. G-4				General Plan STA 129+50 to STA 141+00				
sheet: 21		of 42		revision		no.		
				date		by		

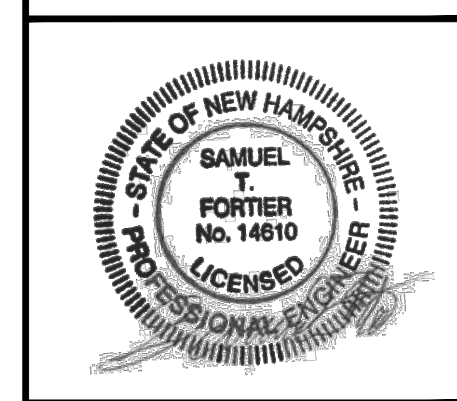


no.	revision	date	by

CMA ENGINEERS
 CIVIL/ENVIRONMENTAL/STRUCTURAL

Portsmouth, NH 603/431-6196
 Manchester, NH 603/627-0708
 Portland, ME 207/641-4223

cmaengineers.com



date:	April 2019
project no.:	1030
file name:	1030-GenPlans-WPP.dwg
designed by:	JJB/SJF
drawn by:	ATR/SJF
approved by:	

Scale: 1" = 40'

Town of Exeter, New Hampshire
 Public Works Department
 Kingston Road TAP Project
 Exeter 40436, X-A004(406)
 General Plan
 STA 152+50 to STA 160+00

drawing no.
G-6

sheet: 23 of 42



TOWN OF EXETER, NEW HAMPSHIRE

10 FRONT STREET • EXETER, NH • 03833-3792 • (603) 778-0591 • FAX 772-4709

www.town.exeter.nh.us

August 6, 2019

Dana Anderson
190 Court Street
Exeter, NH 03833

Dear Mr. Anderson:

In 2013, we worked with you to clarify the terms of the easement with regard to the storage of logs on the conservation easement on Linden Street. On November 12th, 2013 the Conservation Commission reviewed the easement terms with respect to the storage of large logs on the property and sent clarification that extensive log storage on your property (photos attached) violated the spirit and provisions and of the easement. You complied and removed the logs. On April 18th, 2019, we noted that logs were again being stored on the property. I met with you on July 23rd and you committed to submit a plan for resolution by August 2nd to be reviewed by the Exeter Conservation Commission at their upcoming meeting on August 13th. Having not received any correspondence, I have attempted to reach you, leaving messages at your office but have still not heard back. We continue to believe this is in violation of the spirit and provisions of the easement as indicated below:

- Section 3(C) of the Easement, “Reserved Rights of Grantor,” specifically states that you “reserve the right to store brush or firewood within the conservation easement provided that the items so stored are not environmentally hazardous.” The large logs currently stored on your property do not qualify as “firewood”. In order to be used as firewood for campers, the large logs would need to be cut and split. Furthermore, the storage of this debris so close to the river impacts the river itself. Therefore storage of these large logs is not compliant with this section of the easement.
- In addition, Section 1(A) states the purpose of this easement is to “preserve the undeveloped, scenic, open space condition and to prevent any use that would interfere with the conservation values of the property”. Section 1(C) further states that this property is set aside for the “scenic enjoyment of the general public”. These large log piles on the property contravene these provisions.

While the Commission recognizes your reserved rights defined above, they believe the degree to which the property is being impacted by this level of storage is significant enough to interfere with the conservation value of the property. The Commission certainly supports storage of bundled wood to be sold for firewood on this easement, but does not support the existing storage of large logs in the quantities currently present as is the case today. Such uses violate the conservation easement and must be remedied within thirty (30) days of your receipt of this notice pursuant to Section 7(B) of the easement.

If you have any questions, please do not hesitate to contact me. Thank you in advance for your cooperation.

Sincerely,

Kristen Murphy
Natural Resource Planner on behalf of the Exeter Conservation Commission

Large Logs on Property



CONSERVATION EASEMENT DEED

KNOW ALL PERSONS BY THESE PRESENTS, that I, **ERIC W. WALERYSZAK**, Married, of 188 Court Street, Exeter, County of Rockingham, State of New Hampshire (hereinafter sometimes referred to as the "Grantor" which word where the context requires, unless the context clearly indicates otherwise, includes the Grantor's executors, administrators, legal representatives, devisees, heirs and/or assigns), for consideration paid, grant to the **TOWN OF EXETER**, a municipal corporation duly organized under law and situated in the County of Rockingham, State of New Hampshire, with a mailing address of 10 Front Street, Exeter, New Hampshire 03833, contributions to which are deductible for federal income tax purposes pursuant to the United States Internal Revenue Code (hereinafter sometimes referred to as the "Grantee" which word shall, unless the context clearly indicates otherwise, include the Grantee's successors and/or assigns),

WITH WARRANTY COVENANTS, in perpetuity, the following described Conservation Easement on land in the Town of Exeter, County of Rockingham, State of New Hampshire (such land being hereinafter referred to as the "Property" unless the context clearly indicates otherwise), pursuant to New Hampshire RSA 477:45-47, exclusively for conservation purposes, as set forth below.

1. CONSERVATION PURPOSES

- A. To assure that the Property will be retained forever in its undeveloped, scenic, and open space condition and to prevent any use of the Property that will significantly impair or interfere with the conservation values of the Property.
- B. To preserve the land subject to this easement for outdoor recreation by and/or for the education of the general public, through the auspices of the Grantee, its permitted successors or assigns.
- C. To preserve open spaces, particularly the productive forest land, of which the land area subject to this easement granted hereby consists, for the scenic enjoyment of the general public and consistent with New Hampshire RSA Chapter 79-A which states: "It is hereby declared to be in the public interest to encourage the preservation of open space, thus providing a healthful and attractive outdoor environment for work and recreation of the state's citizens, maintaining the character of the state's landscape, and conserving the land, water, forest, agricultural and wildlife resources".

Said purposes are all consistent and in accordance with the United States Internal Revenue Code, with respect to the Property being unimproved land. The Property to

which this Conservation Easement shall attach is more particularly bounded and described as set forth in Appendix A attached hereto and made a part hereof.

2. USE LIMITATIONS

A. The Property shall be maintained in perpetuity as open space without there being conducted thereon any industrial or commercial activities, except agriculture and forestry as described below, and provided that the capacity of the Property to produce forest and/or agricultural crops shall not be degraded by on-site activities and that such activities will not cause significant pollution of surface or subsurface waters or soil erosion.

i. For the purposes hereof "agriculture" and "forestry" shall include agriculture, animal husbandry, floricultural and horticultural activities; the production of plant and animal products for domestic or commercial purposes, for example, the growing and stocking of Christmas trees or forest trees of any size capable of producing timber, and the processing and sale of products produced on the Property, for example, pick-your-own fruits and vegetables, maple syrup and other forest products; and the cutting and sale of timber and other forest products not detrimental to the purposes of this easement.

ii. Agriculture and forestry on the Property shall be performed to the extent reasonably practicable in accordance with a coordinated management plan for the sites and soils of the Property. Forestry and agricultural management activities shall be in accordance with the current scientifically based practices recommended by the U.S. Cooperative Extension Service, U.S. Soil Conservation Service, or other government or private natural resource conservation and management agencies then active. Management activities shall not materially impair the scenic quality of the Property as viewed from public waterways, great ponds, public roads, or public trails. Provided, however, that the harvesting of any timber or other forest products, or the introduction of any new agricultural use to the property, shall not be undertaken without obtaining the prior approval of the Conservation Commission of the Town of Exeter.

B. No commercial or residential development, dwellings, garages, outbuildings, tennis court, swimming pools, boat docks, towers, mobile homes, or other structures and improvements of any kind shall be erected, constructed, placed, or introduced onto the Property. However, ancillary improvements such as a road, utilities, fence,

or culvert may be constructed, placed, or introduced onto the Property as necessary in the accomplishment of on-site, land-based agricultural, forestry, conservation, or recreational uses of the Property and only so long as they are not detrimental to the purposes of this easement.

i. Such ancillary improvements shall be sited to have minimal impact upon: the conservation values of the Property; the scenic views of and from the Property as viewed from public roads, trails, and waters; the historic and archeological values; and forestry and agricultural production on the Property.

ii. Any such ancillary improvements may only be constructed, placed or introduced to the Property following written notification to the Grantee as required by the terms of Section 3, paragraph A.

C. No removal, filling, or other disturbances of the soil surface, nor any changes in topography, surface or subsurface water systems, wetlands, or natural habitat shall be allowed until all necessary federal, state, and local permits and approvals are secured and unless such activities:

i. Are commonly necessary in the accomplishment of the forestry, agricultural, conservation, habitat management, or non-commercial outdoor recreational uses of the Property; and

ii. Do not harm state or federally recognized rare, threatened, or endangered species, such determination of harm to be based upon information from the New Hampshire Natural Heritage Inventory or the agency then recognized by the State of New Hampshire as having responsibility for identification and/or conservation of such species; and

iii. Are not detrimental to the purposes of this easement.

D. No outdoor advertising structures such as signs and billboards shall be displayed on the Property, except as necessary in the accomplishment of the agricultural, forestry, conservation, or non-commercial outdoor recreational uses of the Property and not detrimental to the purposes of this easement. Provided, however, that the 5' x 4' campground directional sign which currently exists, or any similar replacement thereof, may remain on the Property.

E. There shall be no mining, quarrying, excavation, or extraction of rocks, minerals, gravel, sand, top soil, or

other similar materials on the Property. No such rocks, minerals, gravel, sand, topsoil, or other similar materials shall be removed from the Property, except in connection with any improvements made pursuant to the provisions of paragraphs A, B, C, or D of this Section 2.

- F. There shall be no dumping, introduction or burial of trash, refuse or other materials known to be environmentally hazardous, including, but not limited to, motor vehicle bodies, parts, batteries or other similar materials.
- G. The Property shall not be used to meet any designated open space requirements as a result of the provisions of any subdivision approval or land use regulation process or in calculating allowable unit density.

3. **RESERVED RIGHTS OF GRANTOR**

- A. The Grantor must notify the Grantee in writing before exercising the aforesaid reserved rights provided for in this easement.
- B. The Grantor reserves the right to post against vehicles, motorized or otherwise, to post against public access, pedestrian or otherwise by the installation and display of no trespassing signs, and to post against the dumping of any trash or refuse.
- C. The Grantor reserves the right to store brush or firewood within the conservation easement, provided that the items so stored are not environmentally hazardous.

4. **AFFIRMATIVE RIGHTS OF GRANTEE**

- A. The Grantee shall have reasonable access to the Property and all of its parts for such inspection as is necessary to maintain boundaries, to determine compliance and to enforce the terms of this Conservation Easement Deed and exercise the rights conveyed hereby and fulfill the responsibilities and carry out the duties assumed by the acceptance of this Conservation Easement Deed.

5. **NOTIFICATION OF TRANSFER, TAXES, MAINTENANCE**

- A. Grantor agrees to notify the Grantee in writing within ten (10) days after the transfer of title of the Property.
- B. Grantee shall be under no obligation to maintain the Property or pay any taxes or assessments thereon.

6. **BENEFITS AND BURDENS**

The burden of the easement conveyed hereby shall run with the Property and shall be enforceable against all future owners and tenants in perpetuity; the benefits of said easement shall be appurtenant to any particular parcel of land but shall be in gross and assignable or transferrable only to any qualified organization within the meaning of Section 170(h)(3) of said Code or the State of New Hampshire or the U.S. Government or any subdivision of either of them consistently with Section 170(c)(1) of the U.S. Internal Revenue Code, as amended, which government unit or organization has among its purposes the conservation and preservation of land and water areas and agrees to and is capable of enforcing the conservation purposes of this easement. Any such assignee or transferee shall have like power of assignment or transfer.

7. **BREACH OF EASEMENT**

- A. When a breach of this Easement comes to the attention of the Grantee, it shall notify the Grantor or the Grantor's successor in interest, in writing of such breach, delivered in hand or by certified mail, return receipt requested.
- B. Said Grantor shall have thirty (30) days after receipt of such notice to undertake those actions, including restoration, which are reasonably calculated to swiftly cure the conditions constituting said breach and to notify the Grantee thereof.
- C. If said Grantor fails to take such curative action, the Grantee, its successors or assigns, may undertake any actions that are reasonably necessary to cure such breach, and the cost thereof, including the Grantee's expenses, court costs and legal fees shall be paid by the said Grantor, provided the said Grantor is determined to be directly or indirectly responsible for the breach.
- D. Nothing contained in this Easement shall be construed to entitle Grantee to bring any action against Grantor for any injury to or change in the Property resulting from natural events beyond Grantor control, including, and limited to fire, flood, storm, and earth movement or from any prudent action taken by Grantor under emergency conditions to prevent, abate, or mitigate significant injury to the Property resulting from such causes.

8. **CONDEMNATION**

- A. Whenever all or part of the Property is taken in exercise of eminent domain by public, corporate, or other authority so as to abrogate in whole or in part the Easement conveyed hereby, the Grantor shall, and the

Grantee at its sole option may, act to recover the full damages resulting from such taking with all incidental or direct damages awarded in the condemnation proceedings and all expenses incurred by them thereby to be paid out of the damages recovered.

- B. The balance of the damages (or proceeds) recovered shall be divided between Grantor and Grantee in proportion to the full and fair market values of the respective interest of the Grantor and Grantee in that part of the Property condemned, as determined immediately after the execution and delivery of this Conservation Easement Deed, taken as a proportion of the sum of said values. Any increase in value attributable to improvements made after the date of this grant shall accrue to the party (Grantor or Grantee) who made the improvements. The Grantee shall use its share of the proceeds in a manner consistent with the conservation purposes set forth.

9. **MERGER OF FEE WITH CONSERVATION EASEMENT INTEREST**

The Grantor and the Grantee explicitly agree that it is their express intent, forming a part of the consideration hereunder, that the provisions of the Conservation Easement set forth herein are to last in perpetuity, and that to that end, no purchase or transfer of the underlying fee interest in the Property by or to the Grantee or any successor or assign shall be deemed to eliminate the Conservation Easement, or any portion thereof, granted hereunder under the doctrine of "merger" or any other legal doctrine.

10. **SEVERABILITY**

If any provision of this Conservation Easement Deed, or the application thereof to any person or circumstance is found to be invalid, the remainder of the provisions of this Conservation Easement Deed, or the application of such provision to persons or circumstances other than those as to which it is found to be invalid, as the case may be, shall not be affected thereby.

The Grantee, by accepting and recording this Conservation Easement Deed, for itself, its successors and assigns, agrees to be bound by and to observe and enforce the provisions hereof and assumes the rights and responsibilities herein provided for and incumbent upon the Grantee, all in the furtherance of the conservation purposes for which this Conservation Easement Deed is delivered.

The Property which is the subject of this Conservation Easement Deed is not the homestead property, or any portion thereof, of either the Grantor or his spouse.

IN WITNESS WHEREOF, I have hereunto set my hand this 25th day of March, 1998.

Peter A. Dow
Witness

Eric W. Waleryszak
ERIC W. WALERYSZAK

STATE OF NEW HAMPSHIRE
ROCKINGHAM, SS

March 25, 1998

Personally appeared, ERIC W. WALERYSZAK, known to me, or satisfactorily proven to be the person whose name is subscribed to the foregoing and acknowledged that he executed the same for the purposes therein contained.

Before me, Linda M. Hartson
Justice of the Peace / Notary Public
My Commission Expires: April 2, 2002

This Conservation Easement Deed, and the rights, duties and obligations contained herein, has been duly accepted pursuant to the provision of New Hampshire RSA 36-A:4 on behalf of the Town of Exeter, by its Board of Selectmen and by the Chairperson of its Conservation Commission, having been duly authorized.

TOWN OF EXETER
BY ITS BOARD OF SELECTMEN,

Wendy Stanley Jones
Wendy Stanley-Jones, Chairman

Robert C. Rowe
Robert C. Rowe, Vice Chairman

Ann-Marie Bailey
Ann-Marie Bailey, Clerk

Paul Binnette
Paul Binnette

Paul Scaffidi
Paul Scaffidi

STATE OF NEW HAMPSHIRE
COUNTY OF ROCKINGHAM

March 30, 1998

Personally appeared, Wendy Stanley-Jones, Robert C. Rowe, Ann-Marie Bailey, Paul Binnette, and Paul Scaffidi, in their capacity as Selectmen of the Town of Exeter, known to me, or satisfactorily proven to be the persons whose names are subscribed to the

foregoing and acknowledged that they executed the same for the purposes therein contained on behalf of the Town of Exeter.

Before me,

[Signature]
~~Justice of the Peace/Notary Public~~
My Commission Expires: My Commission Expires May 12, 1998

**TOWN OF EXETER
BY ITS CONSERVATION COMMISSION,**

Barbara S. McEusey
Witness

William E Campbell
William E. Campbell Chairperson

**STATE OF NEW HAMPSHIRE
ROCKINGHAM, SS**

March 26, 1998

Personally appeared, William E. Campbell, known to me, or satisfactorily proven to be the person whose name is subscribed to the foregoing and acknowledged that he executed the same for the Town of Exeter and for the purposes therein contained.

Before me,

Linda M. Hartson
Notary Public / ~~Justice of the Peace~~
My Commission Expires: April 2, 2002

APPENDIX A

A certain tract or parcel of land situated in Exeter, County of Rockingham, State of New Hampshire, on the Easterly side of Kensington Road, bounded as follows:

Beginning at the bridge over the Exeter River, then bounded Northerly and Easterly by the Exeter River; Southerly by lands owned in 1857 by the heirs of the late Elijah T. Shaw (now, as believed, in whole or in part by George W. Johnson) the line here being marked in part by a strand of barbed wire; and Westerly by said Kensington Road - containing about six acres. (Reserving to the Exeter Manufacturing Company and its successors, the right of flowage with the dam at its height on August 8, 1857.)

Meaning and intending to convey the same premises conveyed to Eric W. Waleryszak by two Quitclaim Deeds of William L. Waleryszak, dated December 27, 1988, and recorded in Rockingham County Registry of Deeds, at Book 2775, Page 2667, and dated January 6, 1989, and recorded in said Registry of Deeds, at Book 2785, Page 2533.

Said tract or parcel of land is also shown on Town of Exeter Tax Map No. 111, Parcel 1, as revised to April 1, 1997.



Town of Exeter, New Hampshire

2020- 2025 CIP Project Request Form

Date Submitted: 7/11/2019

First Year Funding is Requested: 2021

Project Title: Raynes Barn Improvements
Project Type: Building Maintenance
Project Cost: \$214,000

Project Ranking: _____ of _____
Useful Life (Years): 50+
Master Plan (Y/N): Yes
Growth Related (Y/N): No
Service Related (Y/N): Yes
Externally Mandated (Y/N): No

Department: Conservation Commission
Contact Name: Kristen Murphy



Project Description

On behalf of the town, the Conservation Commission acquired and maintains the 50 acre Raynes Farm property on Newfields Road. The property includes an active agricultural field, wooded streamside trail and Raynes Barn which is the largest remaining barn in Exeter. This historic structure, now listed on the State Register of Historic Places, provides a tangible link for modern day Exeter to its agricultural past. The Conservation Commission and Raynes Farm Stewardship Committee has put considerable effort to expand public use of the site, now referred to as the Conservation Center at Raynes Farm.

Frequent visitors enjoy passive recreation opportunities such as hiking, bird watching, and even bird dog training in the fields and on the trail. We have held numerous events on the property and in the barn such as full moon snowshoe and cocoa, fall festival and pumpkin toss, disc golf weekend, meetings and workshops. We consistently receive feedback about the potential this property has to further serve the public as a facility for use. Currently we are limited in our ability to expand use based on the physical condition of the barn itself.

At the time of acquisition it was known that long term maintenance would be a fiscal challenge yet through ongoing community support and funding we have made strides at addressing some key repairs. It is hoped that seeking costs for what is seen as the remaining repairs in a single request will not only be a more efficient approach, lends easily to a single grant application for potential funding support and also brings the barn to a condition that could better support community events. We intend to apply for a Land Community Heritage Investment Program (LCHIP) Grand Round in 2020 and have been given positive feedback about funding potential for the barn repairs given LCHIP's deeded interest in the land surrounding the barn.

****NOTE:** Our intention is to apply for a grant from LCHIP to reduce the town's investment to \$107,000.

Check all that apply

2020 - 2025 Source of Funding

- GO Bond/Borrowing
- Grants
- Taxes
- Water Fees
- Sewer Fees
- Impact Fees
- Revolving Funds
- Other: Conservation Fund

Project Benefits

- Reduces Liability
- Health or Safety
- Reduces Long Term Debt
- Other: Building

A.	NE Foundation Wall	\$ 57,500	G.	West Sill	\$25,000
B.	Clapboard, Trim Stain	\$ 59,000	H.	East Sill	\$15,000
C.	Windows & Doors	\$ 7,000	I.	Cleaning	\$500
D.	Flooring	\$ 9,000	J.	Fire Detection & Alarm	\$15,000
E.	Asbestos & Celotex Rem	\$ 2,000	K.	Silo Preservation &	\$14,000
F.	Structure Enhancements	\$ 6,000	L.	Engineering Support	\$4,000
Total Cost:					\$214,000

As	FY20	FY21	FY22	FY23	FY24	FY25
		\$214,000				

Operating Budget Impact by Fiscal Year

Total Operating Expense (estimated) by Fiscal Year

" Annual Operating Impact "

Salaries & Wages:
 Employees Benefits:
 Expenses:
 Other:
 Total: _____
 Estimated Project Cost: \$214,000

Estimated Fiscal Capital Cost

\$214,000



Town of Exeter, New Hampshire

2020- 2025 CIP Project Request Form

Date Submitted: 7/11/2019

First Year Funding is Requested: 2020



Check all that apply

2019 - 2024 Source of Funding

- GO Bond/Borrowing
- Grants
- Taxes
- Water Fees
- Sewer Fees
- Impact Fees
- Revolving Funds
- Other: Conservation Fund

Project Benefits

- Reduces Liability
- Health or Safety
- Reduces Long Term Debt
- Other: Building

" Annual Operating Impact "

Salaries & Wages:
Employees Benefits:
Expenses:
Other: _____

Total: _____

Estimated Project Cost: \$50,000

Estimated Fiscal Capital Cost

\$50,000

Project Title: Conservation Fund Appropriations

Project Ranking: _____ of _____

Project Type:
Project Cost: \$50,000

Useful Life (Years): Perpetuity

Master Plan (Y/N): Yes

Growth Related (Y/N): Yes

Service Related (Y/N): Yes

Externally Mandated (Y/N): No

Department: Conservation Commission
Contact Name: Kristen Murphy

Project Description

1. General Project Description: The Conservation Commission is requesting an annual allocation of \$50,000 initiating in 2020 to add funds to the Conservation Fund account in support of the acquisition of priority conservation lands or easements. The Conservation Fund, established in accordance with RSA 36-A, is a non-lapsing municipal finance account, which can be expended only by majority vote of the Conservation Commission for the purposes defined in said article. This request would further support the Master Plan Goal of Steward 2.

2. Rational: Land conservation is a very opportunistic process. Matching funds are often required to qualify for many conservation grant programs. Even land donations require some contribution of funds from the town for property surveys, deed recording, title research and title insurance. We have been approached by several landowners in recent years and have had to turn some away because we were unable to fund a match for grants or could not afford the associated costs to conserve the property and landowners are not always able to wait for the following town meeting for a project specific warrant article. One grant program that has a high prospect for supporting projects in the coming year in Exeter is the State's Aquatic Resource Mitigation grant program. This program is an accumulation of fees imposed as a result of large wetland impacts. Exeter has had several developments contribute to this fund over the years and it would be wonderful to return these dollars to our community through a grant award. In 2020 it is anticipated the State will open up a grant round for our region and we have several strong candidates for land protection locally that we feel may be competitive projects for a grant proposal.

Though Exeter has been proactive with land protection, our rivers and streams bear indications of the degree of impervious cover in our community. Exeter has the 9th highest amount of effective impervious cover (impervious cover that does not get treated through stormwater structures before discharging to a river or stream) in the Great Bay watershed and is above the recommended threshold for when water quality impacts occur. As a result, the majority of our rivers and streams are listed as impaired, meaning they do not meet state standards for water quality.

Land conservation provides numerous economic benefits. It increases the property value of abutting properties, provides recreation opportunities that can draw visitors to local businesses from other towns, and most importantly, provides free ecosystem services such as absorbing atmospheric carbon dioxide, protecting and encouraging groundwater recharge, providing flood protection and storage and naturally cleaning pollutants from developed areas. A regular contribution to the conservation fund will set our community up to be able to leverage these dollars for additional grant funds.

As					
FY20	FY21	FY22	FY23	FY24	FY25
\$50,000	\$50,000	\$50,000	\$50,000	\$50,000	\$50,000
Operating Budget Impact by Fiscal Year					
Total Operating Expense (estimated) by Fiscal Year					

Town of Exeter New Hampshire
 Consevation Commision
 Budget, Reciepts and Expenditures for the Fiscal Year Ending 12/31/2019
 Tresurer Report

For The Months Ended

August-2019

Account 01461105-

Category Number	Category Name	Budget 2019	Expended 2019 YTD	Planned Expenses 2019	Remaining 2019 Budget	Comment
51200	Sal/Wages - PT	\$1,000	\$285.00	\$0.00	\$715.00	
51210	Sal/Wages - Temp	\$2,520	\$0.00	\$0.00	\$2,520.00	
52200	FICA	\$218	\$21.39	\$0.00	\$196.61	
52210	Medicare	\$51	\$5.00	\$0.00	\$46.00	
55044	Community Services	\$850	\$89.22	\$225.00	\$535.78	Spring Tree Not Expended
55051	Conservation Land Administration	\$1,350	\$675.13	\$30.00	\$644.87	2nd GC for wood signs not expended
55058	Contract Services	\$1,000	\$0.00	\$0.00	\$1,000.00	
55088	Dues	\$930	\$825.00	\$0.00	\$105.00	
55091	Education/Training	\$170	\$60.00	\$0.00	\$110.00	
55171	Legal/Public Notices	\$50	\$0.00	\$0.00	\$50.00	
55224	Postage	\$20	\$1.15	\$0.00	\$18.85	
55247	Registry of Deeds	\$30	\$0.00	\$0.00	\$30.00	
55254	Roadside Mowing	\$1,850	\$0.00	\$0.00	\$1,850.00	
	Total	\$10,039.00	\$1,961.89	\$255.00	\$7,822.11	
Other Accounts:						Balance:
Account -9074	80 Epping Rd Conservation Monitoring				\$1,002.61	
Account -9465	Conservation Fund				\$6,976.88	
Account -8739	Forestry Account				\$12,686.75	

 Dave Short, Treasurer

 Date



Gilman Park - AG will not approve community garden

1 message

Debbie Goard <dgoard@seltnh.org>
To: Kristen Murphy <kmurphy@exeternh.gov>

Tue, Jul 30, 2019 at 12:44 PM

Hi Kristen,

This email is to follow up from our phone conversation today. As we talked about, I spoke with Terry Knowles at the AG's office and they won't approve the community garden at Gilman Park. A main reason, as I understand it, is they do not believe the community garden is consistent with the intent of the Gilman family and the 2012 court order of the use of the land as a public park. To summarize briefly, as it's a public park, the entire park must be open to the public. By erecting fencing, a compost area and raised beds and then leasing out the beds to individuals you are taking a portion of the land away from the use by the general public.

In addition to the intent of the land as a public park it's also my understanding that the AGs office does not believe that, in this situation, using Discretionary Consent is appropriate to allow the structures that would be in place for the community garden when the easement does not allow any structures, buildings, improvements, etc. on the property (with the exception of what is allowed in the reserved rights).

As we also discussed, Terry noted if the Town/SELT chose, a petition could be filed with the probate court to seek to modify the use of Gilman Park. At this time, this isn't something SELT would likely consider.

Finally, Terry is more than happy to have you or the Town Manager call her. She will be able to directly answer any questions the Town has about the AGs position. Terry's contact information is:

Terry M. Knowles

Assistant Director - Charitable Trusts Unit

Dept. of Attorney General, [33 Capitol Street](#)

[Concord, New Hampshire 03301](#)

603-271-3591 (phone)

terry.knowles@doj.nh.gov

Thanks and sorry I wasn't calling with better news.

Deborah Goard

Stewardship Director

Southeast Land Trust of New Hampshire

P.O. Box 675

6 Center Street

Exeter Conservation Commission
July 9, 2019 7 PM
Town Offices Nowak Room
Draft Minutes

Call To Order

1. Introduction of Members Present

Present at tonight's meeting were Ginny Raub, Todd Piskovitz, Alyson Eberhardt, Dave Short, Trevor Mattera, Julie Gilman, and Kristen Murphy. Bill Campbell, Carlos Guindon, Andrew Koff, Sally Ward, Lindsey White, Andy Weeks, and Lucretia Ganley were not present. Mr. Piskovitz called the meeting to order at 7 PM.

2. Public Comment

Action items

1. Conditional Use Permit application for 3200 SF wetland buffer impact resulting from modification to site plan in order to accommodate gravity sewer line connection to Patricia Ave. Tax Map-Lots 104-70, 104-71 (Brad Jones, Jones and Beach)

Jonathan Ring of Jones and Beach engineers presented an application for a conditional use permit. This application is related to The Residences at Linden Street, a condo development with 8 duplex buildings, for a total of 16 residences. They are looking to install a gravity sewer rather than the forcemain sewer which was previously approved by the Planning Board. There is a small wetland in this area, and the project will have 3200 square feet of wetland buffer impact. This sewer site reduces the long-term costs and issues for private sewer lines and a connection with the public sewer. The buffer will be restored with loam and seed.

Mr. Piskovitz asked Mr. Ring to speak to conditions 2 and 4: 2) That the use for which the permit is sought cannot be feasibly carried out on a portion or portions of the property not in the buffer, and 4) Minimize detrimental impact on the wetland or wetland buffer. Mr. Ring explained that Public Works asked them to consider a logical spot for a theoretical sewer line and road; the location is an extension of where Patricia Ave would cross onto the property. The best case would be to go through the wetland. They look for a better than 90 degree angle in the sewer line, and this fits. It's better planning for the town and residents.

Ms. Eberhardt asked if the buffer could be avoided by starting the line further west. Mr. Ring said that the sewer line should be under a possible road for access. Moving the line to the west lengthens the run, compromises the slope, and makes the turns too abrupt. Public Works and Underwood Engineers agree with this assessment.

Ms. Eberhardt asked for a description of the wetland buffer. Mr. Ring responded that it's a palustrine forested wetland in a pocket, with no defined outlet. There are no significant trees. Ms. Murphy clarified that this is an after-the-fact conditional use permit; Mr. Piskovitz added that they've already cut a 40 foot swath through the wetland, although the sewer line has not yet been installed. Ms. Eberhardt said in that case they may want to focus on revegetation efforts.

Mr. Piskovitz opened the meeting to the public.

Don Clement of 5 Thelma Drive reiterated that disturbance of the buffer has already taken place, but said it would be unfortunate if they feel like there's nothing they can do. The first alternative that was approved did not have any impacts to buffers. There's no road proposed, but they're saying it must go under the road.

Mr. Short agreed, saying that the siting makes a road a fait accompli. If the road were taken out of the equation, the sewer line could be routed around the wetland buffer.

Mr. Mattera asked about the benefits of using a gravity pipe, saying it seems like a better option, as long as they can reduce the buffer impacts. Ms. Eberhardt asked if that was within their purview to decide, and Mr. Piskovitz said it's up the Planning Board to decide but they advise the Planning Board. Gravity is probably better because it's simpler and requires less long-term maintenance.

Mr. Ring said that they can remove the road from the discussion. In their site planning, they did avoid one wetland buffer altogether. It would be possible to go around the buffer completely, but it would make the angles sharper and lengthen the run. He felt that it doesn't make much difference to leave it in the buffer, since they will restore the buffer vegetation.

Mr. Mattera said that revegetating a buffer could be done correctly, but questioned why they have the buffer regulations at all if they will give out CUPs every time. Ms. Murphy suggested they come back to the conditions, and if the project has met the conditions they should recommend no objection.

Mr. Piskovitz read the conditions: 1) That the proposed use is permitted within the underlying zoning district. 2) That the use for which the permit is sought cannot feasibly be carried out on a portion or portions of the lot which are outside the Wetlands Conservation Overlay District. 3) The proposed impact has been evaluated in the context of the relative "value" of the wetland. The proposed impact is not detrimental to the value and function of the wetlands. 4) That the design will minimize impact on the wetland buffer. No alternative which does not impact a wetland or wetland buffer is feasible. 5) That the landowner agrees to restore the site. 6) Will not create a hazard to public safety and health. 7) All required permits shall be obtained from DES.

Mr. Ring said that due to the connection point at Patricia Avenue, the sewer line needs to be placed in this location. Mr. Short responded that the water main is a "what if," it's not part of this project. Mr. Ring countered that taking theoreticals into account is sound engineering planning. Ms. Eberhardt said that regarding condition 3, on the relative value of the wetlands, she felt there was a lack of information. Mr. Piskovitz added that on the sitewalk, they only saw after-the-fact conditions. Mr. Short said that 2 and 4 require that there's no alternative to doing it this way, and he doesn't think that's the case. Ms. Eberhardt said that for 5, they should recommend having a thoughtful revegetation plan.

Mr. Short concluded by saying the application should be denied, since it has not been demonstrated that there is no alternative way to make the connection, in response to conditions 2 and 4.

MOTION: Ms. Eberhardt moved to recommend that the wetland conditional use permit be denied, due to not meeting conditions 2 and 4 and for a lack of data to evaluate condition 3; with regard to condition 5, they would like to see a clear and specific revegetation plan. These

determinations were made without consideration of future developments such as a road or water main. Mr. Mattera seconded. All were in favor.

2. Water Trail Update: 8/13 at 5 PM

Ms. Murphy proposed expanding the Water Trail tour for the Conservation Commission to a public walk, and Julie Labranche of RPC was on board. It's scheduled for August 13 at 5, meeting location TBD.

Mr. Short gave an update on the Eagle Scout project, which will be underway mid-month. They switched the location from Raynes Farm to the Morrissette property, but this will be a superior project: a bridge upgrade, trail upgrade, and the addition of seating area along the river. Mr. Short left the meeting following this update.

3. Mid-year Project Planning Update (dashboard and master plan)

Ms. Murphy told the Commission that she put the master plan action items into placeholder months for the rest of the year, and she discussed upcoming projects. In July, they're installing an 11x17 mini kiosk at the end of Garrison Lane, highlighting Pete's Path and the connection to the Little River conservation area. Drew Koff agreed to lead the Exploring Exeter walk on July 20. They received replacement kiosks for the Oaklands and Henderson Swasey, and volunteers have been installing the wooden signs. The interns are making progress and will be working on a trail blazing refresh. The Stewardship Committee meeting is July 30th, and she submitted a request to Lisa Wise for education assistance. There is a new crew of volunteers for the Volunteer River Assessment Project (VRAP). In August, they will submit a draft budget. They will be hearing about the community garden for Gilman Park; SELT was supportive, but it needed to go to the Attorney General. The Morrissette scout project should be complete by August. Lindsey White showed a good draft of her mapping to identify properties that would rank high as ARM grant candidates, it just needs a few tweaks. In September, there will be another Exploring Exeter event.

4. 2020 Budget Planning Discussion

Mr. Piskovitz said he'd like to explore reestablishing a Conservation Fund. The Commission wants to expand conservation lands but there's no money. Should they go through BRC, or write a warrant article? Ms. Murphy said there is \$7,000 in the Conservation Fund, the Conservation Bond of 2003 has been spent. Prior to 2003, ConCom had a \$50,000 annual application of funds to the Conservation Fund in the CIP. She's seeing opportunities missed for grants because they don't have the matching dollars. If a warrant article is the hope, they should put in a match for LCHIP Raynes Farm repairs. Mr. Piskovitz wondered whether it would hurt or help to have two conservation questions on the ballot. Ms. Gilman suggested they try to Raynes Farm and future grant opportunities into a single warrant article, although they would have to check with the Town Attorney to make sure that's ok. Ms. Murphy said she will look into it before we submitting the budget requests.

Mr. Piskovitz asked how they can apply the list Lindsey White is working on. Ms. Murphy said that Ms. White ranked properties from highest to lowest value according to the ARM criteria. Quite a few properties that they have protected over the years met "significant" criteria.

It could be helpful for informing future decisions. Ms. Gilman suggested they advertise the information about existing conservation land fitting into the ARM framework, since people may not be clear on why property is being conserved. Mr. Mattera said they can use it to inform decisions, but not for making decisions, since it's specific to ARM's prioritization scale. Ms. Eberhardt said it could be a great tool for looking at land acquisition priorities.

Ms. Raub asked if they should be doing basic work on properties in anticipation of applying for ARM money. Mr. Mattera said that this list will help them start looking into potential projects, and he will reach out to Lori Summers, who works on mitigation for DES, and look at what the commission should have in place. He anticipates that there will be ARM fund money for the Seacoast in 2020. They should have an application go in and target a couple parcels, but there's no need to expend money now.

5. Committee Reports

a. Property Management

i. Monitoring Update

Ms. Murphy said that the two interns have monitored many parcels in town, and asked that ConCom members check if a property is already covered before they go out to monitor.

b. Trails

i. Eagle Scout Project Update [see above]

c. Trail improvements

Ms. Murphy said she is concerned about reports of new trails. They may need to blaze the side trails in order to keep people off of the rogue trails.

6. Outreach Events

a. Update: Raynes Window Workshop

Ms. Murphy said this was an interesting workshop. Beverly Thomas from the New Hampshire Preservation Alliance brought in a speaker who went into great detail. Everyone brought their own window, and the stories were interesting. Ben Anderson put the speaker up and offered facilities. She added that it's difficult to have events at Raynes during the growing season.

b. Upcoming: Exploring Exeter 7/20

7. Approval of Minutes: June 11 meeting

MOTION: Ms. Raub moved to approve the minutes as presented. Ms. Eberhardt seconded. Mr. Mattera did not vote and the motion passed 3-0-1.

8. Correspondence

Ms. Murphy said there is a UNH Erosion Control workshop July 17th, and an Invasive Academy September 26 and 27. She received an email from a member of the public who was out in the Oaklands picking up trash, it was neat to hear that people are out there. Parks and Rec are planning a cleanup of the skate park, and the interns found another dump site in Morrissette.

9. Other Business

10. Next Meeting

a. Date Scheduled 8/13/19, Submission Deadline 8/2/19.

Adjournment

MOTION: Ms. Eberhardt moved to adjourn. Mr. Mattera seconded. All were in favor. And the meeting was adjourned at 8:24 PM.

Respectfully Submitted,
Joanna Bartell
Recording Secretary