TOWN OF EXETER, NEW HAMPSHIRE

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PUBLIC NOTICE
EXETER CONSERVATION COMMISSION

Monthly Meeting

The Exeter Conservation Commission will in the Nowak Room, Exeter Town Offices at 10 Front Street, Exeter on **Tuesday, Oct 12th, 2021 at 7:00 P.M.**

Call to Order:

1. Introduction of Members Present
2. Public Comment

Action Items:

1. Wetland and Shoreland Conditional Use Permit applications for 6,090 sf temporary wetland buffer impact and 10,714 sf temporary shoreland buffer impact associated with utility maintenance/pole replacement on the existing H141 Eversource transmission line (Tax Map 29, Lots 1 and 2, and Tax Map 29, Lots 32 and 32). Direct wetland impacts have been addressed through the State's statutory permit-by-notification process for utility maintenance. *Agent: Kristopher Wilkes, VHB*
2. Standard Dredge and Fill Application for prime wetland impacts resulting from the prime wetland restoration at 32 Charter Street (Map 82, Lot 36). Wetland buffer impacts related to the construction of a private drive and associated utilities/drainage treatment structures to serve 11 proposed townhouse condominium dwelling units onsite were previously addressed through the conditional use permit process. A*gent: Brendan Walden, GES, Inc.*
3. Standard Dredge and Fill Application for wetland impacts associated with the construction of a proposed 41-lot residential subdivision and associated infrastructure at Tax Map 54, Lots 5, 6 & 7 and Map 63, Lot 205). Wetland and shoreland buffer impacts were previously addressed in July 2018, through issuance of a shoreland conditional use permit and wetland waiver. *Agent: Marc Jacobs, CWS*
4. Committee Reports
    - *a.* Property Management
        - *i.* Research request at Henderson Swasey Town Forest *(See correspondence: Julia Brazo, UNH)*
        - *ii.* McDonnell Gate Closure Notification Effective Nov 1 – March 31. *Thank you to this year's volunteer gate tenders Brian and Laura Mcsweeney, David Kovar, Dianne Arnheim, Cheyne Venturini)*
        - iii. Request for up to $3,000 from the Conservation Fund in association with a Phase 1b Archeological Investigation in the area south of Raynes Barn.
    - b. Trails
        - i. Flooding of Oaklands Bog Bridge
    - c. Outreach Events
        - i. Rescheduling of Sky Watch at Raynes Farm to Oct 16th at 7:30 pm.
5. Approval of Minutes: September 14th, 2021 Meeting
6. Other Business
7. Next Meeting: Date Scheduled (11/9/21), Submission Deadline (10/29/21)

Andrew Koff
Exeter Conservation Commission
Posted October 8, 2021 Exeter Town Website www.exeternh.gov and Town Office kiosk.

TOWN OF EXETER
PLANNING DEPARTMENT MEMORANDUM

Date: Oct 5th, 2021
To: Conservation Commission Board Members
From: Kristen Murphy, Natural Resource Planner
Subject: Oct 12th Conservation Commission Meeting

1. **Eversource Pole Replacement/Utility Maintenance Wetland and Shoreland CUP**
Given the criteria for wetland and shoreland permits differ, I recommend you address each permit individually.

*Suggested Motion for **[Wetland][Shoreland]** Conditional Use Permit:*

____ *We reviewed this application and feel the need to **table the application to a date certain** due to insufficient information on criteria necessary for the Commission to make a recommendation to the planning board as noted below: As agreed to by the applicant, the required information will be submitted by the next meeting submission deadline of _____ to be heard at the _____ conservation commission meeting date.*

____ *We have reviewed this application and have **no objection** to the approval of the conditional use permit as proposed.*

____ *We have reviewed this application and recommend that the wetland conditional use permit be **(approved with conditions) (denied)** as noted below:*

2. **Dredge and Fill for 32 Charter Prime Wetland Restoration**
This project was before you with conceptual plans in October 2020 and April 2021. You recommended approval of the CUP application July 13, 2021. You voted in support of amending the prime wetland boundary to match field conditions and in support of the CUP with conditions. See memos to the Planning Board and NHDES resulting from that meeting in your packet.

Suggested Motion for State Wetland Application:

____ *We have reviewed this application and have **no objection** to the application as proposed.*

____ *We have reviewed this application and recommend that the wetland application be (**approved with conditions) (denied**) as noted below:*

3. **Rose Farm Wetland Application**
The applicant was before you on 7/10/18 for consideration of the town holding interest in 6.31 acres proposed as conservation area, and for shoreland CUP and wetland waiver. The Commission did not recommend approval of the CUP or the wetland waiver because the board did not feel they had enough information at the time and offered a list of recommendations. See the July 12, 2018 memo to the Planning Board in your packet for details. The applicant received conditional approval from the Planning Board on January 14, 2019.

The applicant is before you in association with the State wetland application for the infrastructure associated with the development. The wetland impacts for this project trigger the need for compensatory mitigation. As you recommended in a prior meeting, I have worked with DPW to develop a list of culverts that are identified on the ARM mapper that are also on DPW's priority list for repair. Of the culverts in our area under the Town's jurisdiction that show up on the ARM mapper, the culvert on Tamarind Lane (SADES ID# 6,459) is their highest priority with a goal to repair within a month. I would recommend you offer this as a form of local mitigation in order to determine if the State deems this qualified.

Suggested Motion for State Wetland Application:

I would recommend your motion include exploring Tamarind Ln culvert replacement (SADES ID 6,459) as a local option for mitigation, subject to NHDES approval.

____ *We have reviewed this application and have **no objection** to the application as proposed.*

____ *We have reviewed this application and recommend that the wetland application be (**approved with conditions) (denied**) as noted below:*

4. Committee Reports
    a. Property Management
        - Henderson Swasey Research Request: *See your packet for correspondence from UNH student, Julia Brazo.*
        - We are approaching the dates you approved for seasonal closure of the McDonnell Conservation Area gate (Nov 1-March 31). As a reminder there is still enough space to fit two cars in front of the gate when it is closed. The daily gate opening trhough the season has been handled by the following volunteers: *Brian and Laura Mcsweeney, David Kovar, Cheyne Venturini, and property owner Dianne Arnheim.*
        - Phase 1a Arch Review was complete. See your packet for results. They recommended Phase 1b for the ADA parking and path south of the barn and the path to the back field. I discussed these options with the group helping through the LCHIP grant process (Nick, Bill, Sally, and Don B) and they suggest we move forward with Phase 1b for the parking and path south of the barn to the east bay entrance at this time. They also suggest we table the plans for the path to the back field at this time to explore other routes given the sensitivity of that area. If you agree, I suggest the following motion:

          Motion to approve expenditure of $4,855 from the Conservation Fund.

    b. Trails – Dave Short has installed the trail re-route signs as the bog bridge is again under water.

    c. Outreach – Sky Watch was tabled due to Covid. 10/16 is the new date but NHAS will decide closer to that date if the transmission rates are within a range that their organization will allow in-person events. If holding the event at Raynes is not possible, they did offer a virtual event. Please determine if you would like this as a back up option.

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September 21, 2021

Ref: 52796.00

Dave Sharples, Town Planner
Town of Exeter Planning Board
10 Front Street
Exeter, NH 03833

Re: Town of Exeter Conditional Use Permit Applications: Wetlands Conservation Overlay District & Shoreland Protection District
H141 Transmission Line - Structure Replacements, Exeter, NH

Dear Mr. Sharples,

On behalf of Public Service Company of New Hampshire (PSNH) d/b/a Eversource Energy, VHB is submitting these Conditional Use Permit Applications to the Town of Exeter Planning Board for proposed utility maintenance along the existing H141, 115-kV transmission line right-of-way (ROW) in Exeter. The Conditional Use Permit Applications are being submitted in accordance with *Article 9* of the Town's Zoning Ordinance. Conditional Use Permits are required for the proposed maintenance work to allow for temporary impacts to wetlands and their respective buffers protected under the Wetlands Conservation Overlay District (*Article 9.1.3*), and to allow for temporary impacts within the shoreland of the Little River protected under the Shoreland Protection District (*Article 9.3.3*). A Utility Maintenance Activity Statutory Permit-by-Notification for the proposed project will be submitted to the New Hampshire Department of Environmental Services (NHDES) to cover temporary wetland impacts at the state level. Upon submittal of these applications, VHB and PSNH intends on attending the Exeter Conservation Commission meeting on October 12, 2021 followed by a hearing date with the Planning Board on October 28, 2021.

Project Description

PSNH intends to replace three existing 115-kV transmission structures (Structures 175, 176 & 177) along the H141 transmission line within an existing ROW corridor located between Route 101 west bound and Epping Road (NH Route 27). The proposed work is part of PSNH's on-going maintenance program conducted to ensure reliable electric service for their customers. During periodic field inspections by PSNH engineering and construction personnel, the condition of existing electric transmission line structures is reviewed and wood pole structures which are exhibiting deficiencies such as internal rot, leaning, and/or woodpecker damage are identified for replacement. The PSNH 115-kV transmission system is an integral part of the regional power system delivering electricity to customers throughout New England. It is critical that the 115-kV system remain operational without interruption from preventable outages.

The existing electric transmission line structures proposed for replacement consist of a two-pole wood H-frame configuration and will be replaced with two-pole weathered steel H-frame structures to meet current industry standards. Additionally, associated guy support wires and anchors will be replaced. The replacement structures will be installed 10 feet back or forward on-line from their existing locations with

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the exception of Structure 176 which will be replaced 200 feet back on-line from its existing location closer to Epping Road. The proposed 200-foot shift for Structure 176 is seen as beneficial as it will result in the elimination of the structure from within the limits of a large existing emergent floodplain wetland associated with the Little River. Additionally, pole heights will increase between 5 and 20 feet to meet current engineering standards and clearance requirements. Lastly, associated guy support wires and anchors will be replaced. Contingent upon permit approvals, work is proposed to commence in November 2021. Refer to **Figure 1**, Project Permitting Plans, for more information.

Proposed Access and Construction Methods

The proposed work will occur within the limits of the existing cleared and continuously maintained transmission line ROW and no additional widening/clearing of the ROW is proposed. Work crews intend to access Structures 175 and 176 directly off of Epping Road, while crews intend to access Structure 177 directly off of Route 101 west bound (pending permission from NHDOT). Work crews plan to follow existing established access trails within the ROW, where present, to complete the proposed work. Some road improvement work (re-grading and resurfacing) may be necessary along existing upland portions of ROW access trails to provide a safe and stable surface for construction equipment travel.

Timber matting will be used at wetland crossings to minimize soil disturbance and avoid rutting. Ground disturbance and grading will be kept to a minimum during the structure replacements and will be generally limited to an approximate 100-foot by 100-foot construction work pad centered on each replacement structure located in uplands. Timber mats will be used to create a stable construction work pad around structures located in or directly adjacent to wetlands. Once access and work pads are established, the new steel pole H-frame structures will be installed either through direct embedment or constructed on a caisson foundation. Traditional auguring and installation procedures will be used. Traditional de-watering BMPs (pump to filter bag within temporary straw bale basin in upland) will be implemented during pole installation in saturated areas as needed. No poles are proposed to be installed within the bed and/or banks of any surface water. Additionally, no poles are proposed to be installed within any areas identified as vernal pools. Wood poles associated with the old structures to be replaced will be fully removed from upland areas or cut just above the ground surface and left in place in wetlands to minimize further disturbance.

Prior to accessing the ROW with construction equipment, crews will install erosion and sediment control barriers in accordance with permitting plans and details, New Hampshire Department of Environmental Services (NHDES) conditions, and the *Best Management Practices Manual for Utility Maintenance in and Adjacent to Wetlands and Waterbodies in New Hampshire* (or "Utility BMP Manual," March 2019), published by the New Hampshire Department of Natural and Cultural Resources (NHDNCR). Selected best management practices (BMPs) may include silt sock, silt fence, wood chip/compost berms/tubes and/or other approved BMPs. During project construction, control of the spread of invasive species that are currently found within the ROW will also be managed in accordance with NHDES permit conditions and the Utility BMP Manual.

Proposed Post-Construction Restoration

As soon as possible after the completion of the structure replacement work, timber matting and all construction debris will be removed from the project ROW and properly disposed of off-site. Stabilization and restoration of disturbed areas/exposed soils will be initiated as timber mats are pulled and structural work is completed. Restoration of disturbed soils within upland areas surrounding newly installed structures will consist of the application of seed and straw mulch. Coconut fiber erosion control blankets in conjunction with seed will be used to stabilize any slopes greater than 3:1. Minimal restoration is anticipated within wetland areas due to the temporary nature of the impacts and the time of the year that the work is proposed (outside the growing season). Natural re-colonization/re-bound of wetland vegetation within the project ROW is anticipated once timber mats are removed. VHB will visit the project ROW post-construction to assess conditions, provide guidance to work crews on restoration, and to determine whether or not additional promotion of vegetation (seeding) is required. If required, NHDES approved wetland and upland seed mixes will be placed on affected areas to further promote re-growth. Refer to the Project Plans attached for the location of existing wetlands and surface waters and utility structures, proposed accessways, construction work pads, and timber matting.

Wetlands Conservation Overlay District Impacts

Portions of the proposed project are located within the Town of Exeter Wetlands Conservation Overlay District as outlined in *Article 9.1.3* of the Town's Zoning Ordinance. Temporary impacts related to access and work pad staging will occur directly within wetlands with poorly drained soils and their respective 40-foot Limited Use Buffers. Additionally, direct temporary impacts are proposed within a designated prime wetland. No impacts are proposed to occur within vernal pools, exemplary wetlands, wetlands with very poorly drained soils, inland streams, or the respective buffers of these resources.

Wetlands along the segment of the H141 ROW subject to the proposed work were previously delineated by others in support of a previous PSNH project along this corridor. During summer 2021, VHB Wetland Scientists reviewed and confirmed previously delineated wetland areas and extended/adjusted boundaries as needed based on site observations. The wetland review and additional delineations were performed in accordance with the *1987 Corps of Engineers Wetland Delineation Manual* and *the Regional Supplement to the Corps of Engineers Wetland Delineation Manual: Northcentral and Northeast Region, Version 2.0* (January 2012), the *2018 National Wetland Plant List* published by the U.S. Army Corps of Engineers, the *Field Indicators of Hydric Soils in the United States, Version 8.2* published by the Natural Resources Conservation Service ("NRCS"), and the *Field Indicators for Identifying Hydric Soils in New England, Version 4.0* published by the New England Interstate Water Pollution Control Commission. Wetland classifications follow the *Classification of Wetlands and Deepwater Habitats of the United States* (Cowardin et al., 1979, revised 1985.) Functions and values were assessed using the *Corps Highway Methodology Workbook Supplement* (USACE, 1999).

Wetlands delineated along the A126/H141 Line ROW subject to the proposed work are not considered rare or unusual and were found to exhibit common plant species typically observed within emergent and scrub-shrub wetlands found within continually maintained electric transmission ROWs in New Hampshire.

Existing Wetlands & Impacts

Two wetlands with NRCS mapped poorly drained soils, identified as W31 and W32, and their associated 40-foot buffers are located within the project ROW and will be temporarily impacted during the proposed replacement of Structure 176. Wetlands W31 and W32 exist within the project ROW between Route 101 west bound and Epping Road (NH Route 27). Additionally, a designated prime wetland, identified as W33 is located within the project ROW immediately east of Epping Road and will be temporarily impacted by the proposed replacement of Structure 175.

Wetlands W31 & W32

Wetland W31 is part of an expansive floodplain wetland complex associated with the Little River which flows from west to east through the project ROW. Wetland W31 within the project ROW is classified as a combination of Palustrine, Scrub-Shrub, Broad-Leaved Deciduous, Seasonally Flooded/Saturated (PSS1E) and Palustrine, Emergent, Persistent, Semi-Permanently Flooded (PEM1F) cover types. Wetland W31 within the project ROW exhibits variable water levels throughout the year and frequent inundation within its interior.

Wetland W32 is located to the north and east of Wetland W31 and directly abuts Epping Road. Wetland W32 is classified as PSS1E. Although separated from Wetland W31 within the project ROW by an upland area containing an existing access road, Wetland W32 continues south and east beyond the limits of the project ROW and drains to the same large wetland complex that Wetland W31 is a part of.

Common wetland vegetation observed within Wetlands W31 and W32 includes cattail (*Typha* spp.), white meadowsweet (*Spiraea alba*), dark green bulrush (*Scirpus atrovirens*), rough-stemmed goldenrod (*Solidago rugosa*), narrow-leaved goldenrod (*Euthamia graminifolia*), jewelweed (*Impatiens capensis*), tearthumb (*Persicaria sagittata*), sensitive fern (*Onoclea sensibilis*), horsetail (*Equisetum palustre*), nodding smartweed (*Persicaria lapathifolia*), red maple saplings (*Acer rubrum*), speckled alder (*Alnus incana*), and various sedges (*Carex* spp.). Finally, a number of invasive plant species are also present including purple loosestrife (*Lythrum salicaria*) and glossy buckthorn (*Frangula alnus*). Evidence of wetland hydrology observed during field work included soil saturation, surface water, geomorphic position, drainage patterns, and inundation/saturation visible on aerial imagery. Soils sampled along the wetland periphery meet Hydric Soil Indicator F3: Depleted Matrix.

Approximately 7,415 square feet of direct temporary wetland impact is proposed within Wetland W31 as a result of the placement of timber matting required to access and stage equipment during the replacement of Structure 176. Additionally, 6,090 square feet of temporary impact is proposed within the associated combined 40 foot buffer of Wetlands W31 and W32. No direct temporary impacts are proposed within the delineated boundary of Wetland W32. The use of an established upland access road within the 40 foot buffer zone of Wetlands W31 and W32 was not calculated as impact since this is an existing trail within the project ROW.

Prime Wetland W33

Wetland W33 delineated within the project ROW is classified as a combination of PEM1E and PSS1E cover types and is located directly north (downslope) of Epping Road. Wetland W33 is part of an expansive mapped designated prime wetland that extends well beyond the eastern and western limits of the existing

cleared project ROW. Wetland W33 also intersects FEMA mapped 100-year floodplain. Wetland vegetation, soils and hydrology closely resemble observations made in adjacent Wetlands W31 and W32.

Direct temporary wetland impacts (9,638 square feet) within Wetland W33 are proposed as a result of the placement of an approximate 100'x100' timber mat work pad surrounding Structure 175 which is required to stage equipment and crews during the structure's replacement.

Article 9.1.6(B) Conditional Uses - Conditions
In accordance with the requirements for a Conditional Use Permit, the construction and maintenance of powerlines in the Wetlands Conservation Overlay District is an allowable use if the conditions found in *Article 9.1.6(B)* are met. Evidence that the proposed project meets these conditions is provided below.

1. ***That the proposed use is permitted in the underlying zoning district.***

   The proposed project is located within zoning district R-1 (Low Density Residential). The existing H141 transmission line ROW has been a permitted use within the current zoning district since the district was established. All project work will be confined within the limits of the existing established ROW with no clearing or widening proposed. The project involves routine maintenance work to an existing transmission line and associated structures that is conducted periodically by PSNH. Since the project aims to improve the reliability of the existing electric transmission system and prevent outages, the project is essential to the productive use of the land within the existing 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.***

   The H141 transmission line ROW was established prior to the designation of the Wetlands Conservation Overlay District, and due to the linear nature of the ROW, crosses the Wetlands Conservation Overlay District in numerous locations throughout the Town of Exeter. Access to the ROW is primarily obtained from intersecting public roadways, and currently established and/or former access trails are typically utilized by work crews to reach the existing electric transmission line infrastructure. Often utilization of existing and/or former ROW trails reduce the need for creation of additional disturbance (road/trail building) within the Wetlands Conservation Overlay District underneath the ROW.

   Project impacts to wetlands and their associated buffers were minimized to the maximum extent practicable during the project planning stage. This included modifications to ROW access, the positioning of the replacement structures, and the size, location and orientation of structure work pads where possible. For example, the Project Applicant is pursuing permission from NHDOT to access Structure 177 from Route 101 west bound which will avoid crews from having to travel a significant distance across Wetland W31 and the Little River from Epping Road which would result in increased timber matting and resultant temporary wetland and buffer impacts. Additionally, the structure work pad associated with the removal of existing Structure 176 has been reduced in size from the standard 100'x100' footprint to a 50'x50' footprint resulting in reduced temporary wetland impacts to Wetland W31. Lastly and perhaps most significant, Structure 176 will be relocated from its

current position within the interior of Wetland W31 and the associated floodplain to an upland area outside of the wetland and floodplain closer to Epping Road. This eliminates the existing impact within Wetland W31 and avoids future temporary impacts which would result from the periodic maintenance of the structure within the wetland. Due to the location of Structure 175 and the expansiveness of the associated Wetland W33 (encompassing the entire ROW), temporary wetland impacts resulting from its replacement cannot be avoided. However, temporary impacts are proposed along the edge of the wetland closest to Epping Road and not within the wetland interior.

3. ***The proposed impact has been evaluated in the context of the relative "value" of the wetland, including its ecological sensitivity, as well as its function within the greater hydrologic system. To the extent feasible, the proposed impact is not detrimental to the value and function of the wetland(s).***

   The location of Wetlands W31, W32 and W33 within a cleared ROW corridor, their connectivity to larger multi-cover type wetland complexes outside of the ROW, and the composition of the immediate surrounding landscape (rural/highway commercial/residential) largely dictates wetland functions and values.

   All three wetlands are made up of dense scrub-shrub and emergent vegetation which contributes to their capacity to perform water quality and hydrologic functions such as sediment/toxicant/pathogen retention and nutrient removal. Potential sources of pollutants are present from abutting land uses such as residential homes, agricultural fields, and roadways. Their vegetative composition and position within a linear corridor also contribute to their function to provide wildlife habitat, especially to various bird species. Additionally, their hydrological regime (frequent inundation) may provide suitable turtle and snake habitat. Lastly, based on the size and landscape position of these wetlands, and their proximity to the built environment and connectivity to the Little River, they also function to retain floodwaters from sources higher in the watershed and likely contribute to groundwater recharge.

   The proposed maintenance work will not negatively affect the identified functions and values of these wetlands as project impacts are temporary in nature and over a short duration and will not prevent the impacted wetlands from effectively providing these functions and values following project completion and ROW restoration.

4. ***That the design, construction, and maintenance of the proposed use will, to the extent feasible, minimize detrimental impact on the wetland or wetland buffer and that no alternative design which does not impact a wetland or wetland buffer, or which has less detrimental impact on the wetland or wetland buffer is feasible.***

   The proposed project involves maintenance of an existing transmission line asset which is necessary to maintain an operational electric circuit. Therefore, there are no project alternatives. However, wetland impacts were minimized to the maximum extent practicable based on field assessments focused on access, construction staging (work pads), and the location of wetlands completed by project engineers, construction personnel, and VHB.

As outlined in Question 2, several strategies have been implemented to minimize/avoid impacts. This includes accessing Structure 177 from Route 101 west bound (instead of from Epping Road), reducing the size of the work pad required to remove existing Structure 176, and relocating Structure 176 from within the interior of Wetland W31 and the associated floodplain to an upland area outside of the wetland and floodplain closer to Epping Road. Due to the location of Structure 175 and the expansiveness of the associated Wetland W33 (encompassing the entire ROW), temporary wetland impacts resulting from its replacement cannot be avoided. However, temporary impacts are proposed along the edge of the wetland closest to Epping Road and not within the wetland interior.

Lastly, work crews will conduct all work in accordance with the Utility BMP Manual which includes the deployment of timber matting and erosion and sediment control barriers which are designed to reduce ground disturbance, eliminate rutting, and prevent erosion and sedimentation within sensitive resources including wetlands and surface waters.

5. ***In cases where the proposed use is temporary or where construction activity disturbs areas adjacent to the immediate use, that the landowner agrees to restore the site as nearly as possible to its original grade and condition following construction.***

As soon as possible after the completion of structural replacement work, timber matting and all construction debris will be removed from the project ROW and properly disposed of off-site. Stabilization and restoration of disturbed areas/exposed soils will be initiated as timber mats are pulled and structural work is completed. No grading is proposed within wetland areas. Grading within upland areas associated with access or work pads during project construction, if necessary to create a safe and stable work area, will be restored upon project completion to reduce the lasting overall footprint that was required for construction and to limit environmental risk while retaining access and workable platforms for future maintenance needs.

Restoration of disturbed soils within upland areas surrounding newly installed structures will be stabilized with seed and straw mulch. Coconut fiber erosion control blankets in conjunction with seed will be used to stabilize any slopes greater than 3:1. Minimal restoration is anticipated within wetland areas due to the temporary nature of the impacts and the time of the year that the work is proposed (outside the growing season). Natural re-colonization/re-bound of wetland vegetation within the project ROW is anticipated once timber mats are removed. VHB will visit the project ROW post-construction to assess conditions, provide guidance to work crews on restoration, and to determine whether or not additional promotion of vegetation (seeding) is required. If required, NHDES approved wetland and upland seed mixes will be placed on affected areas to further promote re-growth.

6. ***That the proposed use will not create a hazard to individual or public health, safety, and welfare due to the loss of wetland, the contamination of groundwater, or other reasons.***

Proposed structure replacements are part of an ongoing effort by PSNH to refurbish outdated and deficient existing overhead electric transmission infrastructure in the region. Structural and line deficiencies represent a significant reliability risk in terms of line failures and service interruptions to customers. The project will improve the health, safety and well-being of the general public by

enhancing the reliability and operational performance of the existing 115-kV transmission system by reducing the risk of line failures and in turn reducing the potential for outages experienced by customers.

The proposed project only involves temporary impacts to wetlands and their respective buffers. The project will not result in any permanent alterations to existing land use and/or landscape composition that could pose a risk to wetlands, groundwater, or other natural resources. Proposed timber matting is not expected to adversely impact the capacity of subject wetlands to perform water quantity and/or quality functions. Additionally, matting will not have a negative influence on the quantity or quality of surface water within these wetlands but will be beneficial by reducing the potential for increased erosion and sediment movement during the construction period. Mats will be monitored daily by the Contractor to ensure they remain clean and free of sediment, so they do not pose a risk of discharge into neighboring wetland and/or streams. No impacts to inland streams or the Little River are proposed as part of the structure replacement work. Lastly, in addition to matting, appropriate perimeter erosion controls will be installed prior to the start of construction and maintained throughout the duration of the project to reduce the risk of sedimentation into adjacent wetlands and the Little River.

The project will also eliminate current impacts within Wetland W32 and the associated floodplain of the Littler River associated with footprint of existing Structure 176 by removing the structure from the wetland and floodplain and replacing it within an upland area approximately 200 feet to the north closer to Epping Road.

7. ***That all required permits shall be obtained from the New Hampshire Department of Environmental Services Water Supply and Pollution Control Division under NH RSA 485-A:17; the New Hampshire Wetlands Board under NH RSA 483-A, and the United States Army Corps of Engineers under Section 404 of the Clean Water Act.***

In accordance with *RSA 482-A:3, XV*, routine utility maintenance work is exempt from the standard wetland permitting process; however, since the proposed project will result in temporary impacts to wetlands, a Utility Maintenance Activity Statutory Permit-by-Notification will be submitted to NHDES as required to cover environmental permitting at the state level. The project also complies with the provisions of a Self-Verification Project under the US Army Corps of Engineers NH General Permit #6: Utility Line Activities, since it involves "The construction, maintenance, relocation, repair, & removal of utility lines" outlined under GP #6(a), and only involves temporary impacts from the placement of timber mats. No permits are required from the NHDES Water Supply and Pollution Control Division.

Shoreland Protection District Impacts

Portions of the proposed project will take place within the Town of Exeter Shoreland Protection District as outlined in *Article 9.3.3* of the Town's Zoning Ordinance. Temporary impacts related to access and work pad staging associated with the replacement of Structure 177 and the installation of new Structure 176 located along the H141 transmission line located between Route 101 west bound and Epping Road will occur within the 300 foot buffer of the Little River and the associated contiguous wetland. No direct impacts to the banks or bed of the Little River, or any other inland streams are proposed.

Little River
The upper reaches of the Little River flows across the project ROW between Route 101 west bound (located to the south) and Epping Road (located to the north). The Little River is approximately 7.2 miles in length and originates from a large wetland complex associated with the Deer Hill Wildlife Management Area in the northeastern corner of Brentwood before flowing south and east eventually outletting into the Exeter River near Philips Exeter Academy.

The flow path of the Little River is meandering and somewhat less defined within its upper reaches as it flows through associated floodplain wetland within the project ROW before becoming more defined and distinctive of larger river system in New Hampshire as it moves south toward Colcord Pond and the Exeter. The Littler River and associated floodplain wetland were previously delineated by others in support of a previous PSNH project along this corridor. During summer 2021, VHB Wetland Scientists reviewed and confirmed previously delineated areas and extended/adjusted boundaries as needed based on site observations. The Little River is classified as Riverine, Lower Perennial, Unconsolidated Bottom, Sand (R2UB3) where it intersects the project ROW. Delineated floodplain wetland (identified in the field as W31) surrounds the Little River within the project ROW and is classified as a combination of Palustrine, Scrub-Shrub, Broad-Leaved Deciduous, Seasonally Flooded/Saturated (PSS1E) and Palustrine, Emergent, Persistent, Semi-Permanently Flooded (PEM1F) cover types. Wetland W31 within the project ROW exhibits variable water levels throughout the year and frequent inundation within its interior.

Due to the location of existing Structures 177 &176 (to be replaced within the limits of an existing established overhead electric utility ROW), impacts within the 300-foot shoreland buffer of the Little River are unavoidable. ***Replacement of Structure 177 will result in approximately 10,000 square feet of temporary impact within the 300 foot shoreland buffer of the Little River and the associated contiguous floodplain wetland (W31) due to the placement of the construction work pad surrounding the structure that is required to accommodate work crew and equipment staging during replacement. However, temporary disturbance associated with the work pad will be entirely located within uplands and will not encroach on the bed or banks of the Little River or the associated floodplain wetland.***

Additionally, the installation of new Structure 176 will result in approximately 714 square feet of temporary impact within the 300 foot shoreland buffer of the Little River and associated contiguous floodplain wetland (W31) as a result of the placement of a portion of the construction work pad surrounding the structure installation site that is required to accommodate the work crew and equipment staging. The remaining portions of the work pad for new Structure 176 intersect areas subject

to the Town of Exeter's Wetland Conservation District and are addressed as part of the Wetlands CUP Application submitted concurrently with this Shoreland CUP Application.

Article 9.3.4(G)(2) Conditional Uses - Conditions
In accordance with the requirements for a Conditional Use Permit, the construction and maintenance of powerlines in the Shoreland Protection District is an allowable use if the conditions found in *Article 9.3.4(G)(2)* are met. Evidence that the proposed project meets these conditions is provided below.

a. The proposed use will not detrimentally affect the surface water quality of the adjacent river or tributary, or otherwise result in unhealthful conditions.

Replacement of Structures 177 and 176 along the H141 transmission line will occur within the limits of an existing cleared and continuously maintained ROW. Structure 177 will be replaced in-kind (within 10 feet of the existing location) and will not result in any permanent alterations to existing land use and/or landscape composition that could pose a risk to the surface water quality of the Little River or bordering floodplain wetland. The structure itself is located within an upland area immediately north of Route 101 west bound and none of the work will encroach on the bed or banks of the Little River or the limits of the associated floodplain wetland and its 40-foot buffer established under Exeter's Wetland Conservation District. No additional clearing or widening of the ROW is required to replace the structure.

The replacement of Structure 176 will result in the relocation of the structure from within the limits of floodplain wetland (W31) associated within the Little River to an upland area outside the wetland and floodplain closer to Epping Road. This relocation is seen as beneficial as it will entirely eliminate current impacts associated with the existing structure's footprint and will place the structure further away from the bed and banks of the Little River. New Structure 176 will be installed 200 feet to the north of the existing Structure 176. The structure relocation will not result in any permanent alterations to existing land use and/or landscape composition that could pose a risk to the surface water quality of the Little River or the bordering floodplain wetland.

Prior to the commencement of the structure replacement work, crews will install erosion and sediment control barriers in accordance with the Project Plans and NHDES guidance manuals. Selected perimeter erosion and sediment controls including silt fence or wood chip/compost berms/tubes will be installed between the work areas and the Little River and associated floodplain wetland in order to reduce the risk of sedimentation into these resources which could temporarily impact water quality. Perimeter erosion controls will be inspected and maintained throughout the construction period and will not be removed until the area surrounding Structures 177 and 176 are deemed permanently stable based on NHDES guidance. Some grading may be necessary immediately surrounding Structure 177 and 176 during construction to create a safe and stable work area, however the limits of grading will be confined to upland areas only within the limits of the structure work pads as shown on the attached Project Plans. These areas will be restored upon project completion to reduce the lasting overall footprint that was required for construction and to limit environmental risk while retaining access and workable platforms for future maintenance needs.

b. The proposed use will discharge no waste water on site other than that normally discharged by domestic waste water disposal systems and will not involve on-site storage or disposal of hazardous or toxic wastes as herein defined.

Not applicable.

c. The proposed use will not result in undue damage to spawning grounds and other wildlife habitat.

Replacement of Structures 177 and 176 will not result in any impacts to spawning grounds as no direct impacts to the banks or bed of the Little River are proposed.

The structure replacement work will be confined to an existing cleared and maintained segment of ROW that has been previously disturbed by fill and removal activities associated with the previous construction of the existing transmission lines and structures and ongoing utility maintenance activities. VHB has consulted with the NH Natural Heritage Bureau (NHB) and NH Fish and Game Department regarding the potential presence of state-listed rare plants or animals within the vicinity of the proposed project work. According to a NHB Datacheck Results Letter dated September 3, 2021, NHB issued no comment regarding the potential presence of rare plants or exemplary natural communities as no records exist within proximity to the project.

Records of several rare turtle and snake species were identified by NH Fish and Game on the NHB Datacheck Results Letter. VHB intends to work with Eversource to implement the typical protocols relative to avoidance and minimization of these species. This includes the use of wildlife friendly erosion controls, the scheduling of informative trainings with works crews in the field prior to the commencement of work to educate them on the protected status of these species, and immediate reporting if a turtle or snake is encountered. Additionally, frozen ground conditions and snow cover are expected to be present for some portion of the project work which is seen as beneficial in terms of avoiding/minimizing impacts to these species.

d. The proposed use complies with the use regulations identified in Article 9.3.4 Exeter Shoreland Protection District Ordinance – Use Regulations and all other applicable sections of this article.

The project complies with the use regulations identified in *Article 9.3.4* and fits into Conditional Use *Article 9.3.4(G)(1)(c)*, which identifies work along transmission lines and access ways as permissible with a Conditional Use Permit granted by the Planning Board.

e. The design and construction of the proposed use will be consistent with the intent of the purposes set forth in Article 9.3.1 Exeter Shoreland Protection District Ordinance – Authority and Purpose.

The project involves maintenance of existing electric transmission line infrastructure that currently exists within the Shoreland Protection District and does not represent new construction where typically the intent of the purposes set forth in *Article 9.3.1* would need to be addressed. With that

said, efforts to maintain and protect the Little River and bordering floodplain wetland will be pursued while the maintenance work is carried out as previously described above.

Floodplains & Floodways

According to the Federal Emergency Management Agency (FEMA) National Flood Insurance Rate Maps (FIRM), produced for Rockingham County, portions of the project ROW are located within areas designated as 1% Annual Chance Flood Hazard (Zone A) and are therefore located within the Town of Exeter's Floodplain District. However, work within the Floodplain District will involve the replacement of two existing utility structures and does not constitute new construction, fill or an increase in impervious area. Also as previously described, replacement of one of the structures will result in the relocation of the structure outside of an existing wetland and the associated floodplain. VHB understands that replacement/repairs to existing electric utility infrastructure would be considered an underlying permittable use and that no formal application is necessary to conduct the work within this District. Kristen Murphy, Exeter Natural Resource Planner, concurred with this interpretation via email on August 27, 2021.

Property Ownership and Abutters

All proposed work will occur within the limits of an existing transmission line ROW that is either owned in fee or maintained as easement by PSNH. All owners of parcels where impacts to the Wetlands Conservation Overlay District and Shoreland Protection District are to occur, as well as owners of parcels who abut or are located directly across the street from these properties will be notified of the proposed project in accordance with the Town of Exeter's Conditional Use Permit application process. The list of owners and abutters and the associated tax maps, as well as three copies of abutters labels as required, are included in the Wetlands Conditional Use Permit Application attached.

Due to the location of the work (encompassing both the Wetlands Conservation and Shoreland Protection Districts), one abutter notification is being sent for both applications in accordance with guidance provided by the Town of Exeter during this application submittal process.

Please do not hesitate to contact me if you have any questions at (603) 391-3944 or kwilkes@vhb.com.

Sincerely,

Kristopher Wilkes, CWS, CPESC
Project Manager, Energy and Environmental Services

cc: Jeremy Fennell, PSNH

Attachments:

Town of Exeter Conditional Use Application – Wetlands Conservation District Overlay
Conditional Use Permit Application – 15 copies
Figure 1 – Project Permitting Plans – 15 copies bound separately
Representative Site Photographs – Wetlands CUP

Town of Exeter Conditional Use Application – Shoreland Protection District
Conditional Use Permit Application – 15 copies
Figure 1 – Project Permitting Plans – same as Figure 1 in Wetlands CUP (bound separately)
Representative Site Photographs – Shoreland CUP

Wetlands & Shoreland CUP Abutters List & Exeter Tax Maps (one copy bound separately)
Wetlands & Shoreland CUP Abutter Mailing Labels (3 copies bound separately)

Town of Exeter

Planning Board Application for Conditional Use Permit:

Wetlands Conservation Overlay District

March 2020

Town of Exeter Planning Board Application

Conditional Use Permit: Wetland Conservation Overlay District
In accordance with Zoning Ordinance Article: 9.1

SUBMITTAL REQUIREMENTS: **(Note: See Application Deadlines and Submission Requirements for Conservation Commission Requirements)**

1. Fifteen (15) copies of the Application
2. Fifteen (15) 11"x17" and three (3) full sized copies of the plan which must include:
   Existing Conditions
   a. Property Boundaries
   b. Edge of Wetland and associated Buffer (Wetlands Conservation Overlay District – WCOD)
      --Prime wetland: 100' --Very Poorly Drained: 50'
      --Vernal Pool (>200 SF): 75' --Poorly Drained: 40'
      --Exemplary Wetland: 50' --Inland Stream: 25'
   c. Structures, roads/access ways, parking, drainage systems, utilities, wells and wastewater disposal systems and other site improvements

   Proposed Conditions
   a. Edge of Wetlands and Wetland Buffers and distances to the following:
      i. Edge of Disturbance
      ii. Structures, roads/access ways, parking, drainage systems, utilities, wells and wastewater disposal systems and other site improvements
   b. Name and phone number of all individuals whose professional seal appears on the plan
3. If applicant and/or agent is not the owner, a letter of authorization must accompany this application
4. Supporting documents i.e. Letters from the Department of Environmental Services, Standard Dredge and Fill Application and Photos of the property
5. A Town of Exeter Assessors list of names and mailing addresses of all abutters

Required Fees:
Planning Board Fee: **$50.00** Abutter Fee: **$10.00** Recording Fee (if applicable): **$25.00**

Application Fee: $50.00 Abutter Fee: $10.00 x 15 = $150.00 Recording Fee: N/A TOTAL: $200.00

The Planning Office must receive the completed application, plans and fees on the day indicated on the Planning Board Schedule of Deadlines and Public Hearings.

APPLICANT	Name: Public Service Company of New Hampshire d/b/a Eversource Energy
	Address: 13 Legends Drive, Hooksett NH 03106
	Email Address: jeremy.fennell@eversource.com
	Phone: 603-634-3396
PROPOSAL	Address: Existing Electric Transmission Line Right-of-Way
	Tax Map # see attached Lot# see attached Zoning District: RU, R1
	Owner of Record: Existing Electric Transmission Line Right-of-Way Easement
Person/Business performing work outlined in proposal	Name: Public Service Company of New Hampshire d/b/a Eversource Energy
	Address: 13 Legends Drive, Hooksett NH 03106
	Phone: 603-634-3396
Professional that delineated wetlands	Name: Kristopher Wilkes, VHB (CWS #288)
	Address: 2 Bedford Farms Drive, Suite 200 - Bedford, NH 03110
	Phone: 603-391-3944

Town of Exeter
Planning Board Application
Conditional Use Permit: Wetland Conservation Overlay District

Detailed Proposal including intent, project description, and use of property: (Use additional sheet as needed)
Public Service Company of New Hampshire (PSNH) d/b/a Eversource Energy is planning to conduct utility maintenance along their existing H141, 115-kV transmission line right-of-way (ROW) in Exeter. PSNH intends to replace three existing transmission line structures within the existing limits of the ROW corridor within the vicinity of Route 101 WB and Epping Road (NH Route 27). The proposed work is part of PSNH's on-going maintenance program conducted to ensure reliable electric service for their customers. The PSNH 115-kV transmission system is an integral part of the regional power system delivering electricity to customers throughout New England. It is critical that the 115-kV system remain operational without interruption from preventable outages. This Conditional Use Permit Application is being submitted in accordance with *Article 9* of the Town's Zoning Ordinance and is required for the proposed maintenance work to allow for temporary impacts to wetlands and their respective buffers protected under the Wetlands Conservation Overlay District (*Article 9.1.3*). Refer to the attached cover letter for additional details.

Wetland Conservation Overlay District Impact (in square footage):				
Temporary Impact	Wetland:	(SQ FT.)	Buffer:	(SQ FT.)
	☒ Prime Wetlands	9,638	☐ Prime Wetlands	0
	☐ Exemplary Wetlands		☐ Exemplary Wetlands	
	☐ Vernal Pools (>200SF)		☐ Vernal Pools (>200SF)	
	☒ VPD	7,415	☒ VPD	6,090
	☐ PD		☐ PD	
	☐ Inland Stream		☐ Inland Stream	
Permanent Impact	Wetland:		Buffer:	
	☐ Prime Wetlands		☐ Prime Wetlands	
	☐ Exemplary Wetlands		☐ Exemplary Wetlands	
	☐ Vernal Pools (>200SF)		☐ Vernal Pools (>200SF)	
	☐ VPD		☐ VPD	
	☐ PD		☐ PD	
	☐ Inland Stream		☐ Inland Stream	

List any variances/special exceptions granted by Zoning Board of Adjustment including dates:
N/A

Describe how the proposal meets conditions in **Article 9.1.6.B** of the Zoning Ordinance (attached for reference):
Refer to the attached cover letter.

Refer to the attached abutters list.

ABUTTERS: PLEASE LIST ALL PERSONS WHOSE PROPERTY IS LOCATED IN NEW HAMPSHIRE AND ADJOINS OR IS DIRECTLY ACROSS THE STREET OR STREAM FROM THE LAND UNDER CONSIDERATION BY THE BOARD. THIS LIST SHALL BE COMPILED FROM THE EXETER TAX ASSESSOR'S RECORDS.

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Please attach additional sheets if needed

Refer to the attached cover letter.

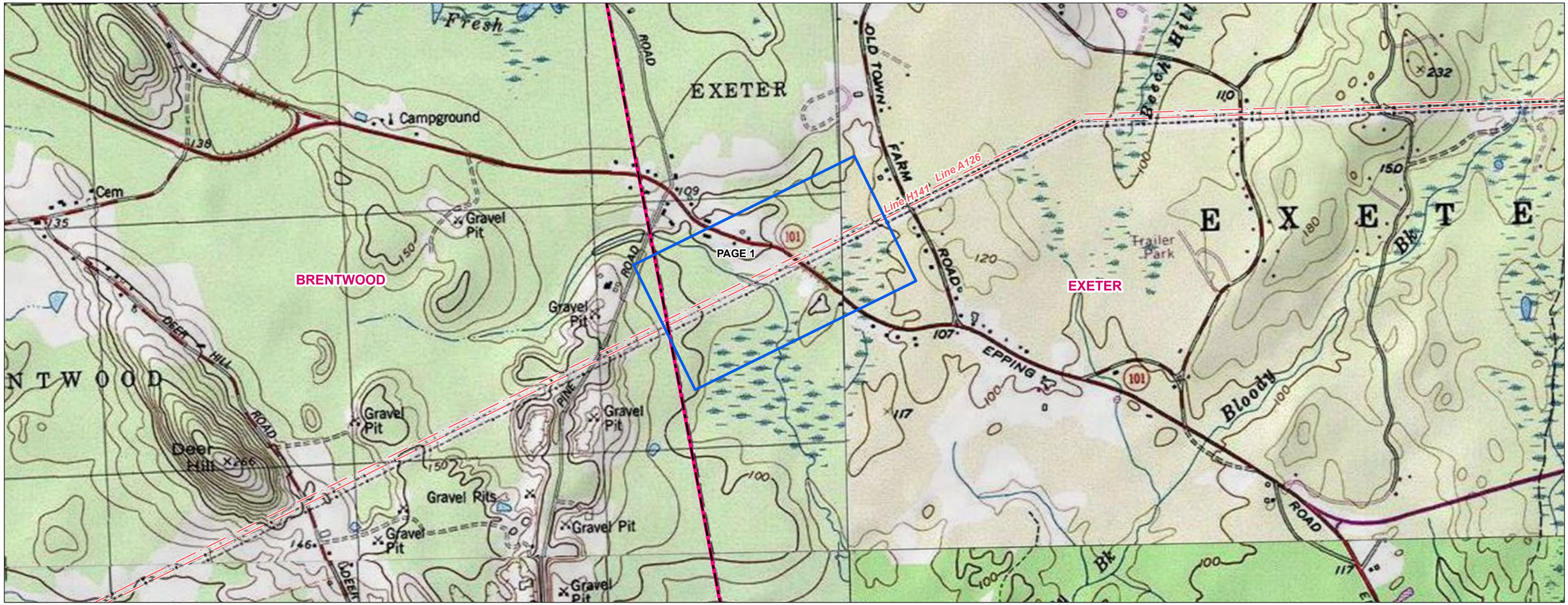
9.1.6. B: Conditions: Prior to issuance of a conditional use permit, the Planning Board shall conclude and make a part of the record, compliance with the following criteria:

1. That the proposed use is permitted in the underlying zoning district;
2. No alternative design which does not impact a wetland or wetland buffer or which has less detrimental impact on the wetland or wetland buffer is feasible;
3. A wetland scientist has provided an impact evaluation that includes the "functions and values" of the wetland(s), an assessment of the potential project-related impacts and concluded to the extent feasible, the proposed impact is not detrimental to the value and function of the wetland(s) or the greater hydrologic system.
4. That the design, construction and maintenance of the proposed use will, to the extent feasible, minimize detrimental impact on the wetland or wetland buffer;
5. That the proposed use will not create a hazard to individual or public health, safety and welfare due to the loss of wetland, the contamination of groundwater, or other reasons;
6. The applicant may propose an increase in wetland buffers elsewhere on the site that surround a wetland of equal or greater size, and of equal or greater functional value than the impacted wetland
7. In cases where the proposed use is temporary or where construction activity disturbs areas adjacent to the immediate use, the applicant has included a restoration proposal revegetating any disturbed area within the buffer with the goal to restore the site as nearly as possible to its original grade and condition following construction.
8. That all required permits shall be obtained from the New Hampshire Department of Environmental Services Water Supply and Pollution Control Division under NH RSA §485-A: 17, the New Hampshire Wetlands Board under NH RSA §483-A, and the United States Army Corps of Engineers under Section 404 of the Clean Water Act.;

2021 - Line A126 and Line H141 - Structure Replacement Project

Exeter, New Hampshire
Local Permitting Plans

Date: September 20, 2021



Overhead Eversource Lines
Town Boundary
Page Index

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INDEX OF FIGURES

Title Sheet / Index Map
Map Sheet 1

NO.	DATE	REVISIONS

PREPARED FOR:

EVERSOURCE ENERGY

13 Legends Drive
Hooksett, NH 03106

PREPARED BY:

vhb

2 Bedford Farms Drive Suite 200
Bedford, NH 03110

Project Plan Notes

1. This plan set is provided to show jurisdictional impacts and required environmental controls only. Engineering documents should be consulted to determine the scope and location of all other construction activities.

2. Applicant: Public Service Company of New Hampshire, (PSNH) d/b/a Eversource Energy, 13 Legends Drive, Hooksett NH 03106

3. Wetlands were previously delineated along the ROW by others in support of a previous H141 & A126 Line project. VHB Wetlands Scientists reviewed and confirmed previously delineated wetland areas in Summer 2021.

4. Wetland delineation/verification was performed to the standards in the 1987 Corps of Engineers Wetland Delineation Manual and the Regional Supplement to the Corps of Engineers Wetland Delineation Manual: Northcentral and Northeast Region, Version 2.0 (January 2012).

5. Hydric soils were reviewed in accordance with Field Indicators for Identifying Hydric Soils in the United States, Version 8.2 published by the Natural Resources Conservation Service, and the Field Indicators for Identifying Hydric Soils in New England, Version 4.0 published by the New England Interstate Water Pollution Control Commission.

6. Dominant wetland vegetation was assessed using the 2018 National Wetland Plant List published by the U.S. Army Corps of Engineers.

7. Wetland classifications follow the USFWS methodology Classification of Wetlands and Deepwater Habitats of the United States (Cowardin et al. 1979, revised 1985).

8. Wetland function and values were assessed using the Corps Highway Methodology Workbook Supplement (USACOE, 1999).

9. Wetland work was performed utilizing a Trimble GeoXT and Trimble GeoXH handheld GPS units with submeter accuracy.

10. Proposed construction limits of disturbance are approximate. Contractor is responsible for minimizing earth disturbance, as practicable.

11. The environmental controls shown on these plans may need to be supplemented due to season of work or work methods proposed. Refer to BMP manuals and additional guidance documents, as needed.

12. Erosion and sedimentation control measures shall be installed prior to start of work, shall be maintained, and shall remain in place during construction until all disturbed surfaces are stabilized. Following stabilization, erosion and sedimentation control measures shall be removed off-site and properly disposed.

13. Erosion and sedimentation controls shall be appropriate to the size and nature of the project and to the physical characteristics of the site, including slope, soil type, vegetative cover, and proximity to wetlands or surface waters. The type and installation method of erosion and sediment controls shall be in accordance with the Best Management Practices Manual for Utility Maintenance in and Adjacent to Wetlands and Waterbodies in New Hampshire (March 2019), published by the New Hampshire Department of Natural & Cultural Resources, and Eversource BMP documents as applicable.

14. Temporary stone construction entrances will be used at points of construction ingress/egress from public and private roadways to reduce/eliminate sediment track-out.

15. The selected contractor is responsible for street sweeping at points of ingress/egress from public and private roadways.

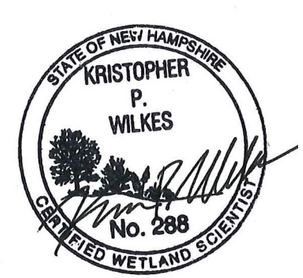
16. Selected contractor will be responsible for certifying that all equipment on the project is clean of invasive species prior to arriving onsite. The contractor will also be responsible for cleaning equipment as it is moved within the project to reduce the risk of spreading invasive plant seeds and fragments.

17. Timber swamp matting shown on the plans represents the square footage and alignment of matting which is required and has been approved by the regulators. Additional layers of mats may be required at certain locations. Any increase in the number, change in alignment, or decision not to use swamp mats must be approved by the Permittee or an authorized representative of the Permittee(s) and, as appropriate, regulators.

18. Any excavated material shall be placed outside of jurisdictional areas or removed from the site.

19. If dewatering is required, dewatering basins shall be placed in uplands areas and discharge water into upland areas.

20. Areas of soil disturbance shall be stabilized following construction in accordance with the BMP Manual.



NO.	DATE	REVISIONS

EVERSOURCE ENERGY

2021 - Line A126 and Line H141 - Structure Replacement Project

EXETER, NH

Date: September, 2021

vhb

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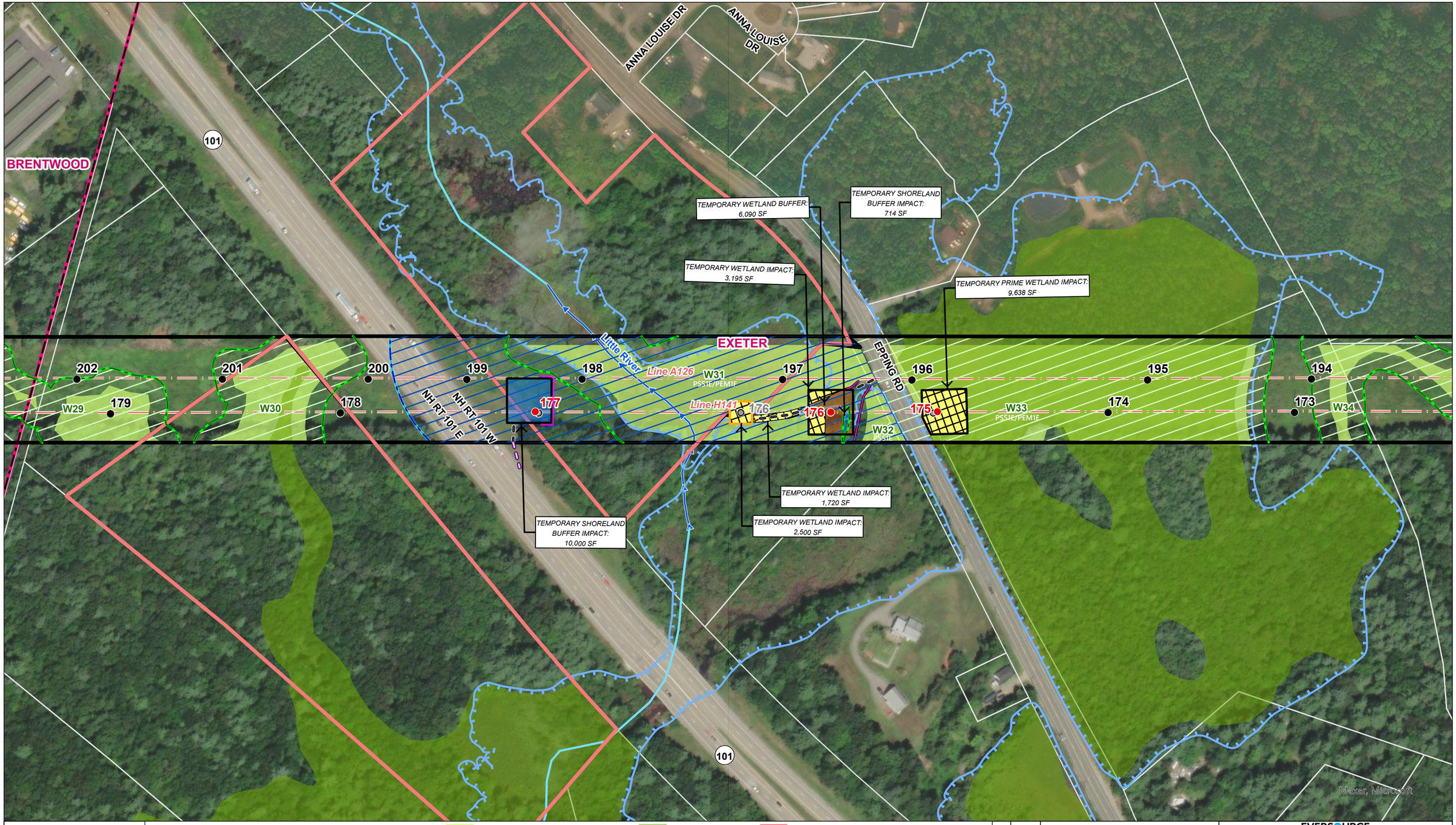
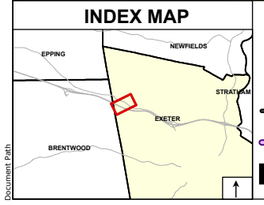


INDEX MAP



Document Path:

- Existing Structure
- Existing Structure to be Removed
- Proposed Structure
- Existing Access
- Off-ROW Access
- Existing Right-of-Way
- Sediment Control Barrier
- 100 x 100 Workpad
- 50 x 50 Workpad
- Temporary Construction Matting
- Overhead Eversource Lines
- Previously Delineated Wetland Resource Area
- FEMA 100-Year Floodplain
- Temporary Wetland District Impact
- Temporary Shoreland District Impact
- Wetland Conservation District
- Shoreland Conservation District
- NHDES Prime Wetlands
- Delineated Stream
- 40' Wetlands Buffer
- 300' Shoreland Buffer
- Eversource Owned Parcels
- Town Boundary
- Parcel Boundary

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NO.	DATE	REVISIONS

EVERSOURCE ENERGY

2021 - Line A126 and Line H141 - Structure Replacement Project

, NH

MAP SHEET 0 of 1

Date: September, 2021

vhb

Representative Site Photos – Exeter Wetland CUP
H141 Line - Structure Replacements, Exeter NH
August 13, 2021

Photo 1. View southwest at existing Structure 176 to be removed from Wetland W31 and the associated floodplain and relocated within an upland area approximately 200 feet back (north) closer to Epping Road. Photo depicts approximate locations of temporary impact associated with timber matting.

Photo 2. View southwest at approximate location where new Structure 176 will be installed and where a temporary work pad will be required. Portions of the work pad will require matting within Wetland W31 and the associated combined buffer of Wetland W31 and W32.

Representative Site Photos – Exeter Wetland CUP
H141 Line - Structure Replacements, Exeter NH
August 13, 2021

Photo 3. View east at Wetland W32 abutting Epping Road that will not be impacted by the proposed project work.

Photo 4. View northeast at existing Structure 175 to be replaced as part of the proposed project. Photo depicts the approximate location of a timber mat work pad (and resultant temporary impacts to Wetland W33) required to complete the structure replacement.

Town of Exeter

Planning Board Application for Conditional Use Permit:

Shoreland Protection District

February 2017

Town of Exeter Planning Board Application

Conditional Use Permit: Shoreland Protection District
In accordance with Zoning Ordinance Article: 9.3

SUBMITTAL REQUIREMENTS:

(see Conservation Commission and Planning Board meeting dates and submission deadlines)

1. One (1) electronic copy of full application, including plans (color copy if available)
2. Fifteen (15) copies of the Application
3. Fifteen (15) 11"x17" and three (3) full sized copies of the plan which must include:
   Existing Conditions
   a. Property Boundaries
   b. Edge of Shoreland and associated Buffer (Shoreland Protection District – SPD)
   c. Structures, roads/access ways, parking, drainage systems, utilities, wells and wastewater disposal systems and other site improvements

   Proposed Conditions
   a. Edge of Shoreland and Shoreland Buffers and distances to the following:
      i. Edge of Disturbance
      ii. Structures, roads/access ways, parking, drainage systems, utilities, wells and wastewater disposal systems and other site improvements
   b. Name and phone number of all individuals whose professional seal appears on the plan
4. If applicant and/or agent is not the owner, a letter of authorization must accompany this application
5. Supporting documents i.e. Letters from the Department of Environmental Services, Standard Dredge and Fill Application and Photos of the property
6. A Town of Exeter Assessors list of names and mailing addresses of all abutters

Required Fees:
Planning Board Fee: **$50.00** Abutter Fee: **$10.00** Recording Fee (if applicable): **$25.00**

Planning Board Fee: $50.00 Abutter Fee: N/A - Notified under Wetlands CUP Application Recording Fee: N/A TOTAL: $50.00

The Planning Office must receive the completed application, plans and fees on the day indicated on the Planning Board Schedule of Deadlines and Public Hearings.

APPLICANT	Name: Public Service Company of New Hampshire d/b/a Eversource Energy
	Address: 13 Legends Drive, Hooksett NH 03106
	Email Address: jeremy.fennell@eversource.com
	Phone: 603-634-3396
PROPOSAL	Address: Existing Electric Transmission Line Right-of-Way
	Tax Map # see attached Lot# see attached Zoning District: RU, R1
	Owner of Record: Existing Electric Transmission Line Right-of-Way Easement
Person/Business performing work outlined in proposal	Name: Public Service Company of New Hampshire d/b/a Eversource Energy
	Address: 13 Legends Drive, Hooksett NH 03106
	Phone: 603-634-3396
Professional that delineated wetlands	Name: Kristopher Wilkes, VHB (CWS #288)
	Address: 2 Bedford Farms Drive, Suite 200 - Bedford, NH 03110
	Phone: 603-391-3944

Town of Exeter
Planning Board Application
Conditional Use Permit: Shoreland Protection District

Detailed Proposal including intent, project description, and use of property: (Use additional sheet as needed)

Public Service Company of New Hampshire (PSNH) d/b/a Eversource Energy is planning to conduct utility maintenance along their existing H141, 115-kV transmission line right-of-way (ROW) in Exeter. PSNH intends to replace three existing transmission line structures within the existing limits of the ROW corridor within the vicinity of Route 101 WB and Epping Road (NH Route 27). The proposed work is part of PSNH's on-going maintenance program conducted to ensure reliable electric service for their customers. The PSNH 115-kV transmission system is an integral part of the regional power system delivering electricity to customers throughout New England. It is critical that the 115-kV system remain operational without interruption from preventable outages. This Conditional Use Permit Application is being submitted in accordance with *Article 9* of the Town's Zoning Ordinance and is required for the proposed maintenance work to allow for temporary impacts within the shoreland of the Little River protected under the Shoreland Protection District (*Article 9.3.3*). Refer to the attached cover letter for additional details.

Shoreland Protection District Impact (in square footage):	
Water Body	Little River
Temporary Impact	☒ 300 Foot SPD 10,714 SF ☐ 150 foot SPD _____ ☐ SPD Building Setback _____ ☐ 75 Vegetative Buffer _____
Permanent Impact	☐ 300 Foot SPD _____ ☐ 150 foot SPD _____ ☐ SPD Building Setback _____ ☐ 75 Vegetative Buffer _____
Impervious Lot Coverage	SF of Lot within District _____ SF of Impervious within District _____ % of Impervious within District _____

List any variances/special exceptions granted by Zoning Board of Adjustment including dates:

N/A

Describe how your proposal meets the conditions of Article 9.3.4.G.2 of the Zoning Ordinance (attached for reference):

Refer to the attached cover letter.

Refer to the attached abutters list included with the Wetlands CUP Application

ABUTTERS: PLEASE LIST ALL PERSONS WHOSE PROPERTY IS LOCATED IN NEW HAMPSHIRE AND ADJOINS OR IS DIRECTLY ACROSS THE STREET OR STREAM FROM THE LAND UNDER CONSIDERATION BY THE BOARD. THIS LIST SHALL BE COMPILED FROM THE EXETER TAX ASSESSOR'S RECORDS.

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Please attach additional sheets if needed

Conditional Use Permit Criteria
Shoreland Protection District

9.3.4 G Conditional Uses: Refer to the attached cover letter.

2. The Planning Board may grant a Conditional Use Permit for those uses listed above only after written findings of fact are made which have been reviewed by technical experts from the Rockingham Conservation District, if required by the Planning Board, at the cost of the developer, provided that all of the following are true:

a. The proposed use will not detrimentally affect the surface water quality of the adjacent river or tributary, or otherwise result in unhealthful conditions.

b. The proposed use will discharge no waste water on site other than that normally discharged by domestic waste water disposal systems and will not involve on-site storage or disposal of hazardous or toxic wastes as herein defined.

c. The proposed use will not result in undue damage to spawning grounds and other wildlife habitat.

d. The proposed use complies with the use regulations identified in Article 9.3.4 Exeter Shoreland Protection District Ordinance – Use Regulations and all other applicable sections of this article.

e. The design and construction of the proposed use will be consistent with the intent of the purposes set forth in Article 9.3.1 Exeter Shoreland Protection District Ordinance – Authority and Purpose.

Representative Site Photos – Exeter Shoreland CUP
H141 Lines – Structure Replacements, Exeter NH
August 13, 2021

Photo 1. View northeast at existing Structure 177 to be replaced within the 300 foot shoreland buffer of the Little River in Exeter. Structure 177 is located immediately north (downslope) of Route 101 WB.

Photo 2. View southwest at general location of the proposed work pad required for the installation of new Structure 176. A portion of the work pad intersects the 300 foot shoreland buffer of the Little River. Existing Structure 176 (depicted in photo background, left) will be removed.

Eversource H141 Line Structure Replacements
Abutters List: Exeter, NH

Abutter #	Parcel #	Property Address	Owner Name	Co-Owner Name	Owner Mailing Address 1	Owner City	Owner State	Owner Zip
1	016-004-0000	1 BLUE HAWK DR	EXETER REGION COOPERATIVE	SCHOOL DISTRICT	30 LINDEN ST	EXETER	NH	03833
2	028-003-0000	OLD TOWN FARM RD	DEMASKY FAMILY TRUST	DEMASKY RICHARD A SR & MARY L TRUSTEES	18 OLD TOWN FARM RD	EXETER	NH	03833
3	029-001-0000	292 EPPING RD	STATE OF NEW HAMPSHIRE	(RICHARD GREGOIRE)	PO BOX 483	CONCORD	NH	03302
***N/A**	029-002-0000	298 EPPING RD	PROPERTIES INC.	DBA EVERSOURCE ENERGY	PO BOX 270	HARTFORD	CT	06141-0270
4	029-003-0000	304 EPPING RD	RAPPOLD, BRYAN J.		304 EPPING RD	EXETER	NH	03833
5	029-004-0000	312 EPPING RD	BOISVERT, BRIAN D.	BOISVERT, PAMELLA J	312 EPPING RD	EXETER	NH	03833
6	029-005-0000	310 EPPING RD	SILVER GRANADA REALTY LLC		131 PINE RD	BRENTWOOD	NH	03833
7	029-021-0000	307 EPPING RD	EXETER UNITED	METHODIST CHURCH	307 EPPING RD	EXETER	NH	03833
8	029-022-0000	EPPING RD	HOMEOWNERS ASSOCIATION	OF ROCK CREEK PLACE	6 ANNA LOUISE DR	EXETER	NH	03833
9	029-029-0000	299 EPPING RD	WOOFY LIMITED LIABILITY CO		299 EPPING RD	EXETER	NH	03833
10	029-030-0000	291 EPPING ROAD	CLARK, JOSEPH G.		PO BOX 383	NEWFIELDS	NH	03856
11	029-031-0000	289 EPPING RD	LEBOR, MICHELLE	LEBOR, WALTER	289 EPPING RD	EXETER	NH	03833
12/13	*029-032-0000*	*279 EPPING RD*	*BOUCHARD, CARL E.*	*BOUCHARD, PAULINE M*	*PO BOX 219*	*EXETER*	*NH*	*03833*
	030-002-0000	*286 EPPING RD*	*BOUCHARD, CARL E.*	*BOUCHARD, PAULINE M*	*PO BOX 219*	*EXETER*	*NH*	*03833*
14	031-009-0000	265 EPPING RD	FIELD AND FORESTRY REALTY		PO BOX 189	ROLLINSFORD	NH	03869
15	031-011-0000	261 EPPING RD	RAMINI, MARSHALL J.	CUSTER, MICHELLE C	261 EPPING RD	EXETER	NH	03833

Notes:
Color indicates parcels where utility maintenance work or associated access is proposed. Parcels depicted in red on attached tax maps represent abutting parcels.
*Owner is the Project Applicant
Italicized names denote owners of multiple parcels
Assessing information collected on September 16, 2021 from https://www.mapsonline.net/exeternh/

PROPERTY MAPS

EXETER

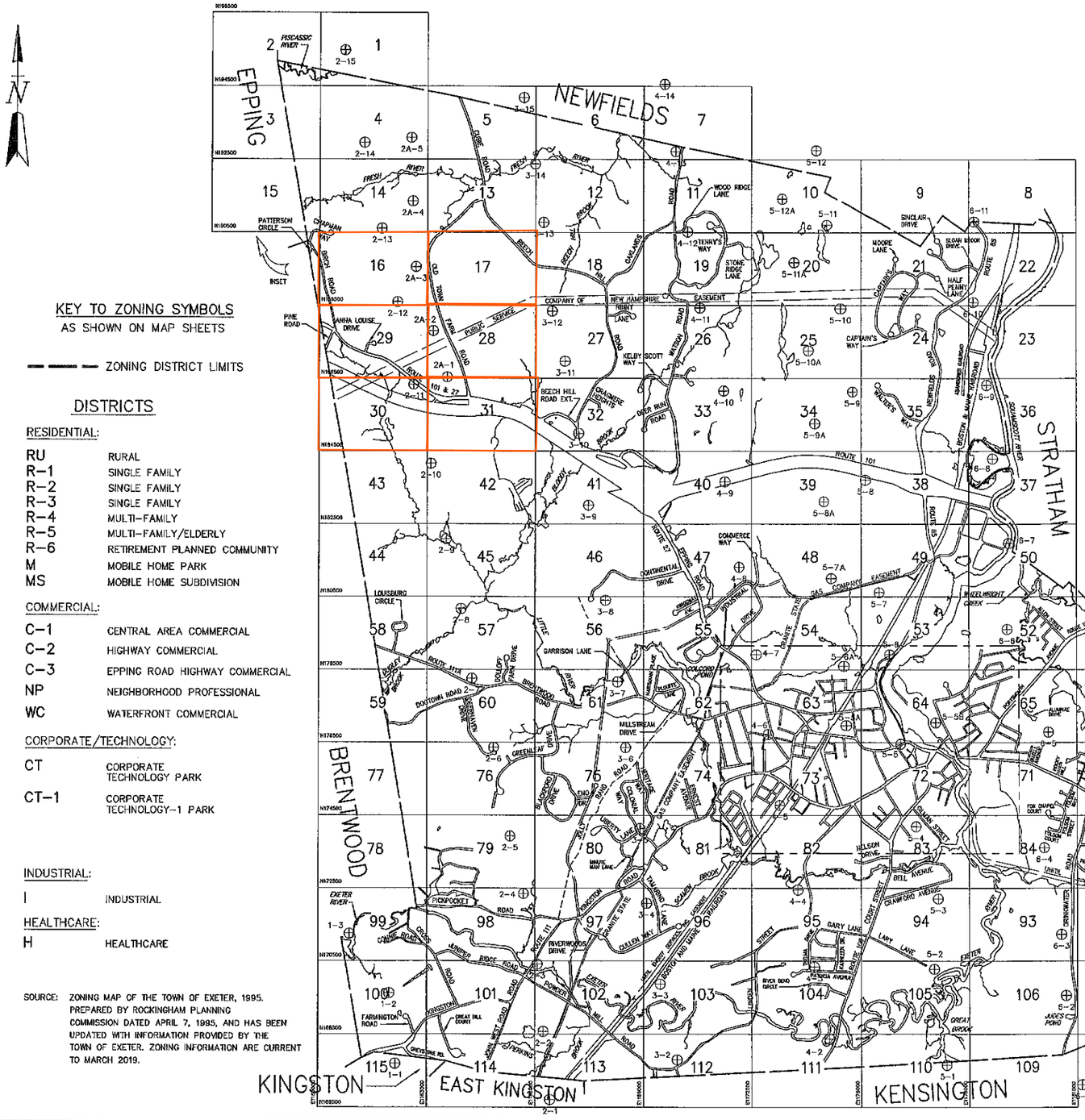
NEW HAMPSHIRE

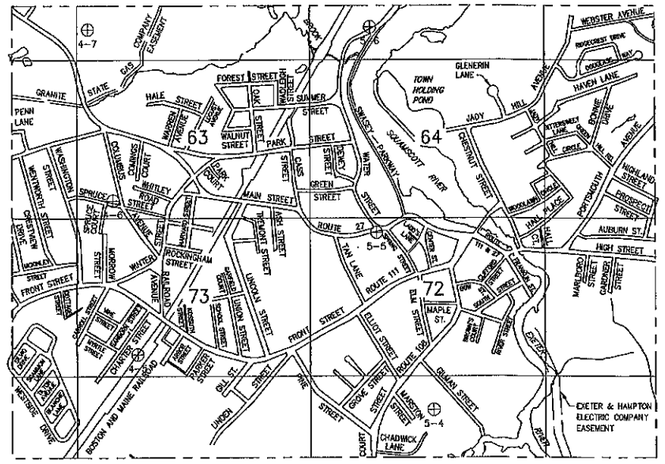
PREPARED BY

CAI Technologies
Precision Mapping. Geospatial Solutions.

11 PLEASANT ST, LITTLETON, NH 03561
(800) 322-4540 WWW.CAI-TECH.COM

APRIL 1, 2021





STREET DETAIL
NOT TO SCALE

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
R-6	RETIREMENT PLANNED COMMUNITY
M	MOBILE HOME PARK
MS	MOBILE HOME SUBDIVISION

COMMERCIAL:

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

CORPORATE/TECHNOLOGY:

CT	CORPORATE TECHNOLOGY PARK
CT-1	CORPORATE TECHNOLOGY-1 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, AND HAS BEEN UPDATED WITH INFORMATION PROVIDED BY THE TOWN OF EXETER. ZONING INFORMATION ARE CURRENT TO MARCH 2019.

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

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Precision Mapping Geospatial Solutions
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800.922.4849 - WWW.CAI-TECH.COM

LEGEND

72 MAP SHEET NUMBER

⊕ 2-1 APPROXIMATE CENTER OF 1" = 100' CRONAFLEX ENLARGEMENT

UTILITY EASEMENT

N165500 E1172000 COORDINATE VALUE OF NEW HAMPSHIRE STATE PLANE COORDINATE SYSTEM NAD-83

SCALE 1" = 1500'

FEET 1500 0 1500 3000

METERS 750 0 750

REVISED TO : APRIL 1, 2021

PROPERTY MAPS

EXETER

NEW HAMPSHIRE

INDEX MAP

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

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LEGEND

AREA SURVEYED . . . . Ac
AREA CALCULATED . . . . AcC
RECORD DIMENSION . . . . 100'
SCALED DIMENSION . . . . 100'S
MATCH LINE . . . . ←M.L.→
WATER . . . . -W-
EXEMPT PROPERTY . . . . Ⓔ
SUBDIVISION LOT NO. . . . . ②
ZONE LIMIT . . . .
RIGHT OF WAY . . . . R/W
COMMON OWNERSHIP . . . .
BUILDING . . . .
WETLANDS . . . .

SCALE 1" = 100'
FEET 50 0 100 200 300
METERS 25 0 25 50 75

REVISED TO : APRIL 1, 2021

PROPERTY MAPS

EXETER

NEW HAMPSHIRE

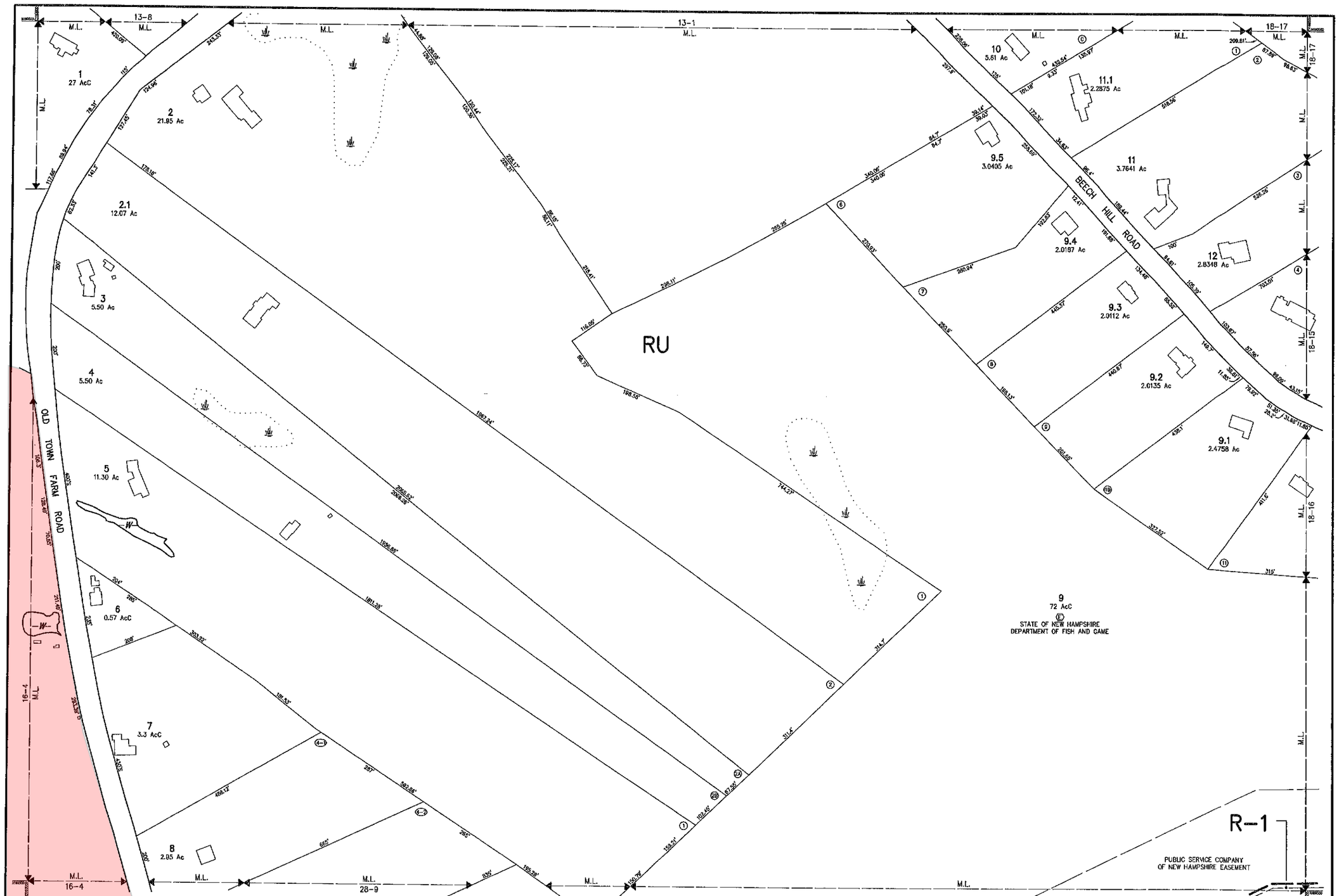
INDEX DIAGRAM

15	14	13
	▨	17
	29	28

GN

MAP NO.

16



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

PHOTOGRAPHY DATE: APRIL 25, 1995

COMPLETION DATE: MARCH 29, 1996

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LEGEND

AREA SURVEYED	Ac	EXEMPT PROPERTY	(E)
AREA CALCULATED	AcC	SUBDIVISION LOT NO.	(2)
RECORD DIMENSION	.100'	ZONE LIMIT	
SCALED DIMENSION	.100'S	RIGHT OF WAY	R/W
MATCH LINE	M.L.	COMMON OWNERSHIP	
WATER	-W-	BUILDING	
		WETLANDS	

SCALE 1" = 100'

FEET 50 0 100 200 300

METERS 25 0 25 50 75

REVISED TO : APRIL 1, 2021

PROPERTY MAPS

EXETER

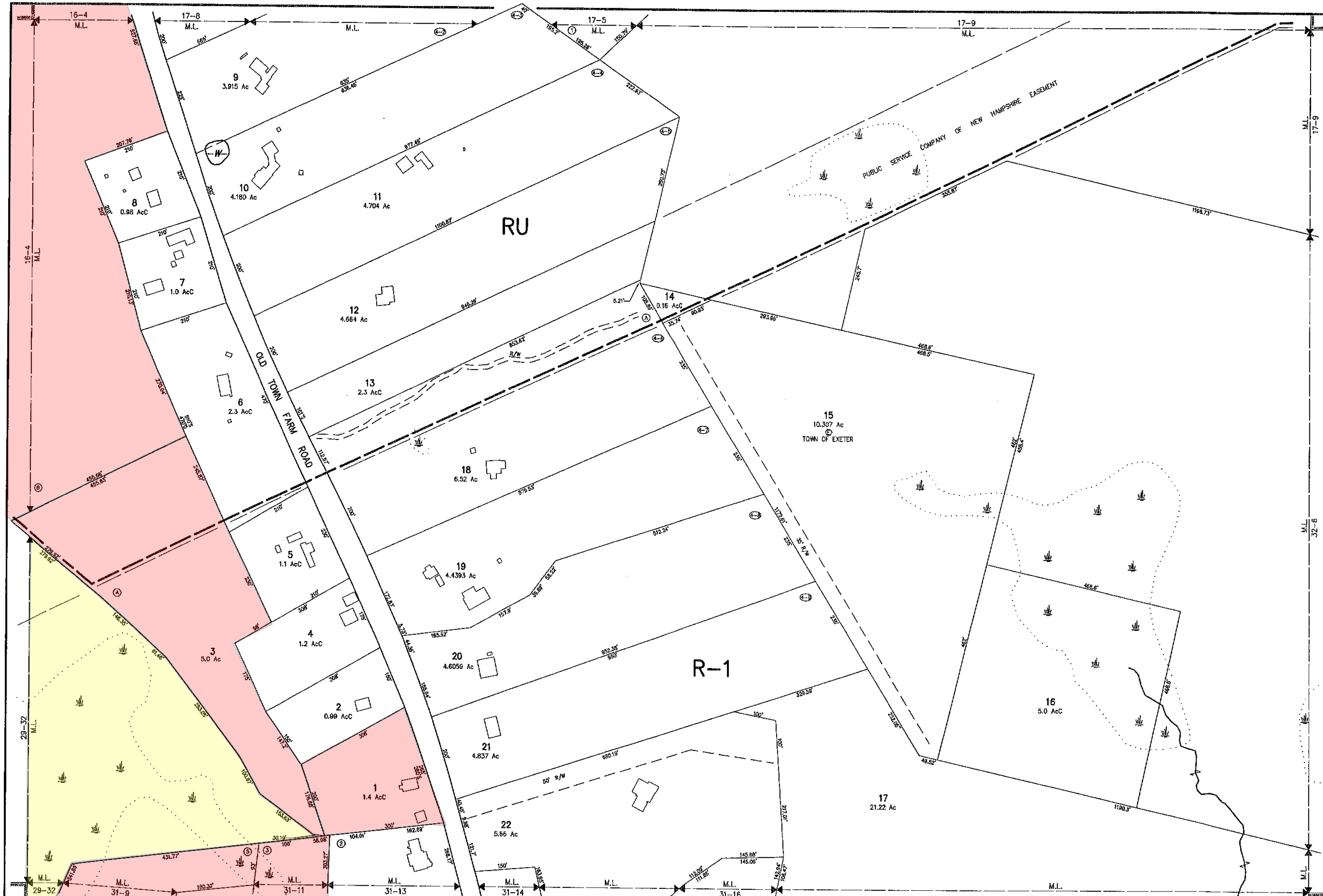
NEW HAMPSHIRE

INDEX DIAGRAM

14	13	12
16		18
29	28	27

ON

MAP NO. 17



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

PHOTOGRAPHY DATE:	APRIL 25, 1995
COMPLETION DATE:	MARCH 29, 1996

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800.322.4540 - WWW.CAI-TECH.COM

LEGEND

AREA SURVEYED	Ac	EXEMPT PROPERTY	Ⓔ
AREA CALCULATED	AcC	SUBDIVISION LOT NO.	②
RECORD DIMENSION	100'	ZONE LIMIT	
SCALED DIMENSION	100'S	RIGHT OF WAY	R/W
MATCH LINE	M.L.	COMMON OWNERSHIP	
WATER	—W—	BUILDING	
		WETLANDS	

SCALE 1" = 100'
FEET 50 0 100 200 300
METERS 25 0 25 50 75

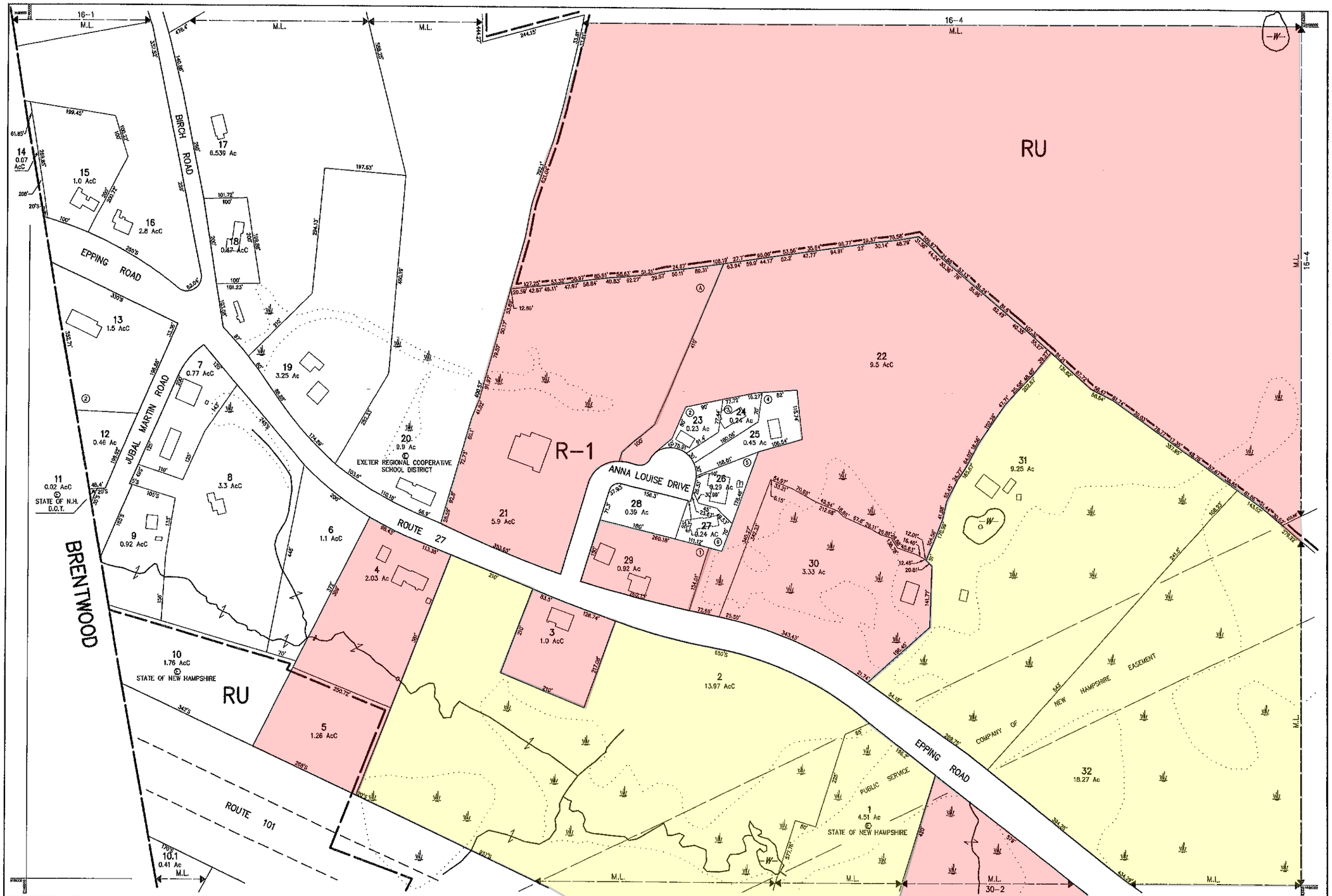
REVISED TO : APRIL 1 2021

PROPERTY MAPS
EXETER
NEW HAMPSHIRE

INDEX DIAGRAM

16	17	18
29		27
30	31	32

MAP NO.
28



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

PHOTOGRAPHY DATE: APRIL 25, 1995

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LEGEND

AREA SURVEYED . . . . . Ac

AREA CALCULATED . . . . . AcC

RECORD DIMENSION . . . . . 100'

SCALED DIMENSION . . . . . 100'S

MATCH LINE . . . . . M.L.

WATER . . . . . -W-

EXEMPT PROPERTY . . . . . E

SUBDIVISION LOT NO. . . . . S

ZONE LIMIT . . . . .

RIGHT OF WAY . . . . . R/W

COMMON OWNERSHIP . . . . .

BUILDING . . . . .

WETLANDS . . . . .

FEET 50 0 100 200 300

METERS 25 0 25 50 75

SCALE 1" = 100'

REVISED TO : APRIL 1, 2021

PROPERTY MAPS

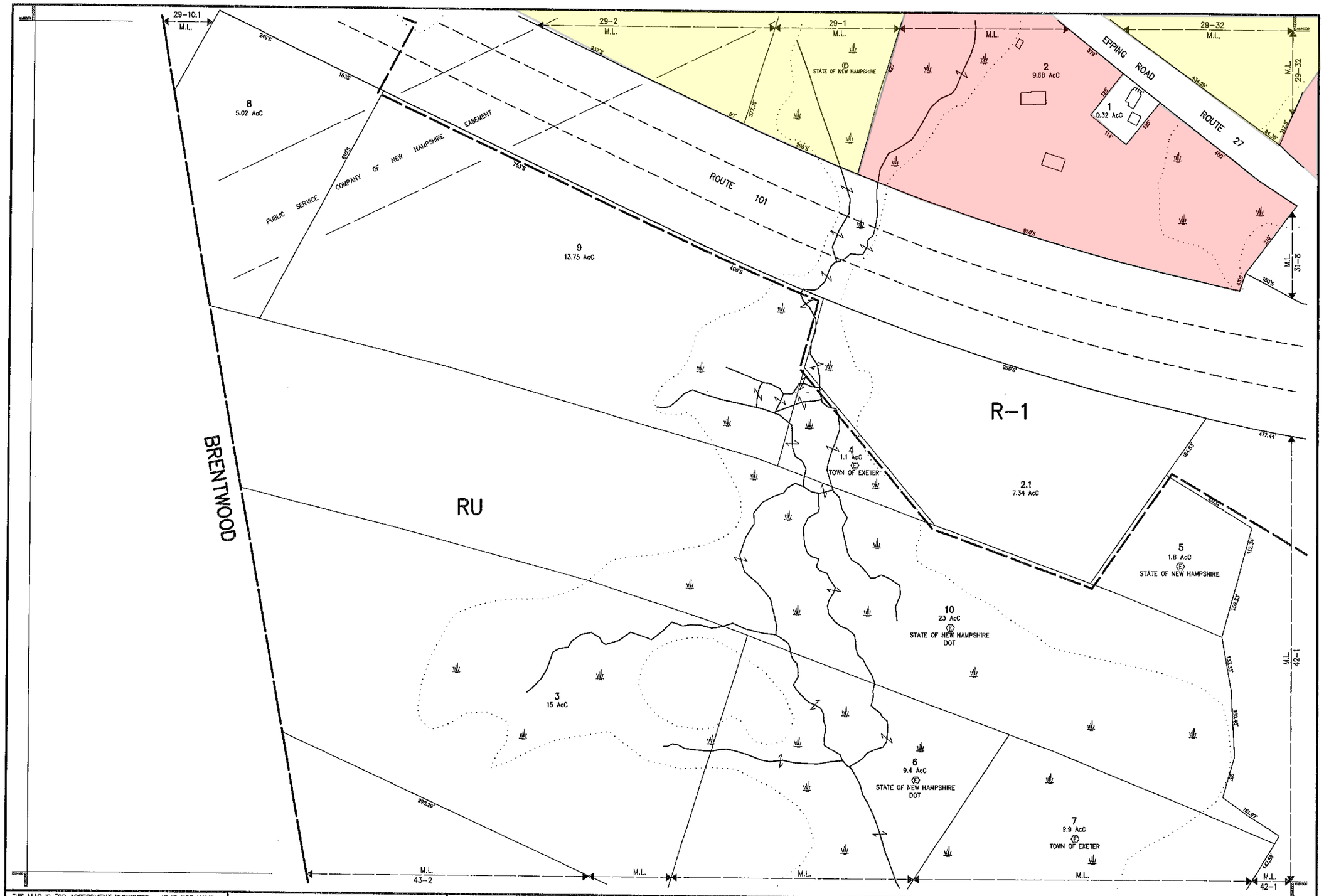
EXETER

NEW HAMPSHIRE

INDEX DIAGRAM

16 17 28 30 31 ON

MAP NO. 29



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 28, 1996

PRODUCED IN 1998 BY

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800.322.4540 - WWW.CAI-TECH.COM

LEGEND

AREA SURVEYED . . . . . Ac
AREA CALCULATED . . . . . AcC
RECORD DIMENSION . . . . . 100'
SCALED DIMENSION . . . . . 100'S
MATCH LINE . . . . . M.L.
WATER . . . . . W

EXEMPT PROPERTY . . . . . (E)
SUBDIVISION LOT NO. . . . . (2)
ZONE LIMIT . . . . . Z/L
RIGHT OF WAY . . . . . R/W
COMMON OWNERSHIP . . . . . C/O
BUILDING . . . . .
WETLANDS . . . . .

FEET SCALE 1" = 100'
50 0 100 200 300
25 0 25 50 75
METERS

REVISED TO : APRIL 1, 2021

PROPERTY MAPS

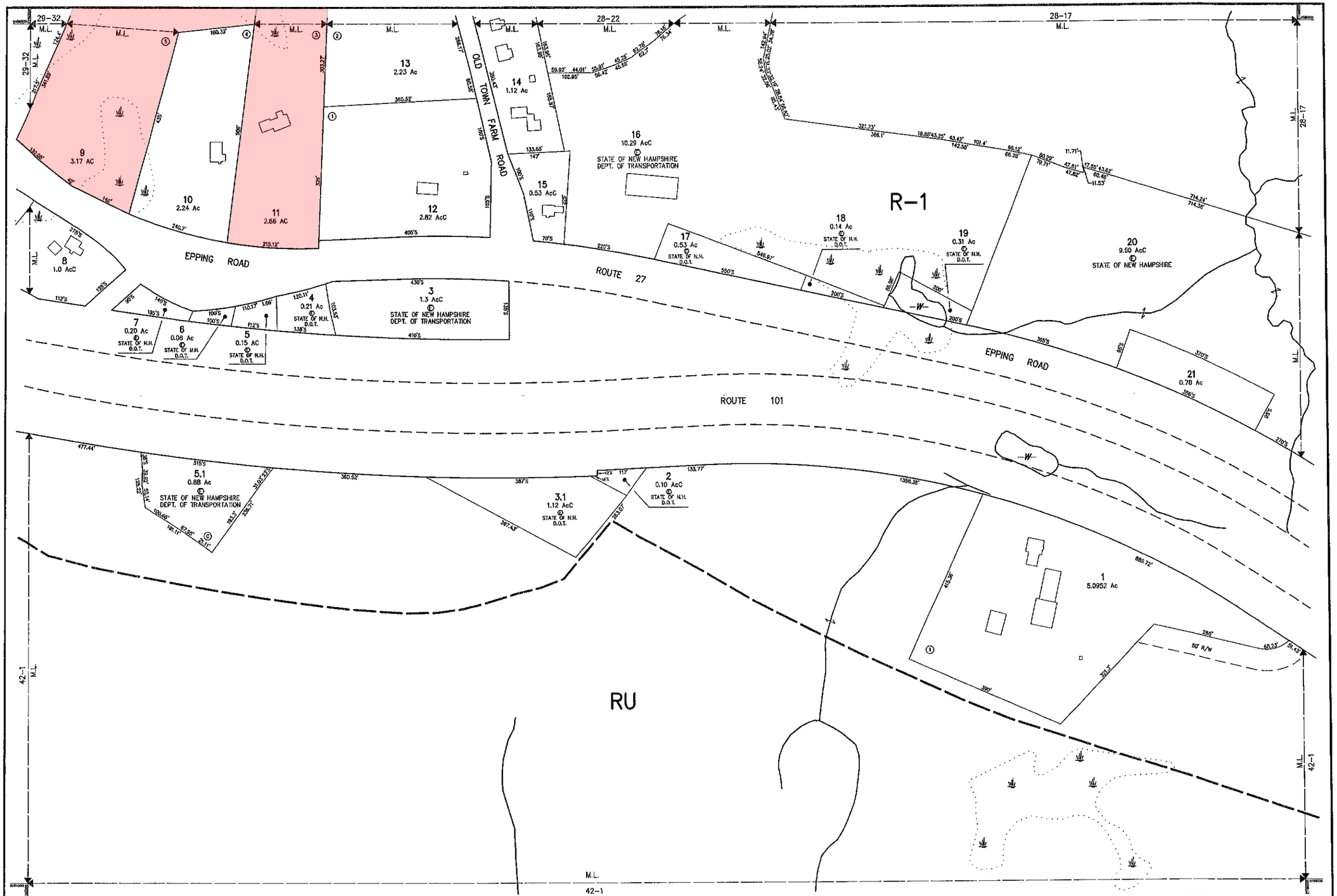
EXETER

NEW HAMPSHIRE

INDEX DIAGRAM

29	28	
	31	
43	42	

MAP NO. 30



THIS MAP IS FOR ASSESSMENT PURPOSES. IT IS NOT VALID FOR LEGAL DESCRIPTION OR CONVEYANCE.	PRODUCED IN 1996 BY CAI Technologies 11 PLEASANT STREET, LITTLETON, NH 03561 603.323.4540 - WWW.CAI-TECH.COM	LEGEND		SCALE 1" = 100'	PROPERTY MAPS
THE HORIZONTAL DATUM IS THE NEW HAMPSHIRE STATE PLANE COORDINATE SYSTEM.		AREA SURVEYED . . . Ac	EXEMPT PROPERTY . . . (E) (2)	FEET 50 0 100 200 300	EXETER
PHOTOGRAPHY DATE: APRIL 25, 1995		AREA CALCULATED . . . AcC	SUBDIVISION LOT NO. . .	25 0 25 50 75 METERS	NEW HAMPSHIRE
COMPLETION DATE: MARCH 29, 1996		RECORD DIMENSION . . . 100'	ZONE LIMIT . . .	REVISED TO : APRIL 1, 2021	INDEX DIAGRAM: 29 28 27 / 30 32 / 43 42 41 (ON)
		SCALED DIMENSION . . . 100'S	RIGHT OF WAY . . . R/W		MAP NO. 31
		MATCH LINE . . . M.L.	COMMON OWNERSHIP . . .		
		WATER . . . W	BUILDING . . .		
			WETLANDS . . .		

Exeter Region Cooperative
School District
30 Linden Street
Exeter, NH 03833

Demasky Family Trust
Richard A. & Mary L., Trustees
18 Old Town Farm Road
Exeter, NH 03833

State of New Hampshire
(Richard Gregoire)
PO Box 483
Concord, NH 03302

Bryan J. Rappold
304 Epping Road
Exeter, NH 03833

Brian D. & Pamella J. Boisvert
312 Epping Road
Exeter, NH 03833

Silver Granada Realty, LLC
131 Pine Road
Brentwood, NH 03833

Exeter United Methodist Church
307 Epping Road
Exeter, NH 03833

Homeowners Association
of Rock Creek Place
6 Anna Louise Drive
Exeter, NH 03833

Woofy Limited Liability Co
299 Epping Road
Exeter, NH 03833

Joseph G. Clark
PO Box 383
Newfields, NH 03856

Michelle & Walter Lebor
289 Epping Road
Exeter, NH 03833

Carl E. & Pauline M. Bouchard
PO Box 219
Exeter, NH 03833

Carl E. & Pauline M. Bouchard
PO Box 219
Exeter, NH 03833

Field & Forestry Realty
PO Box 189
Rollinsford, NH 03869

Marshall J. Ramini &
Michelle C. Custer
261 Epping Road
Exeter, NH 03833

GOVE ENVIRONMENTAL SERVICES, INC.
AGENT

NHDES WETLANDS BUREAU
MAJOR IMPACT
DREDGE & FILL APPLICATION

Prime Wetland Restoration

Charter Street

Exeter, NH

September, 2021

Prepared By:

Gove Environmental Services, Inc.
8 Continental Dr Bldg 2, Unit H, Exeter, NH 03833-7526
Ph (603) 778 0644 / *Fax* (603) 778 0654
info@gesinc.biz / www.gesinc.biz

GES# 2020235

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APPENDICES

Appendix I New Hampshire Natural Heritage Bureau Inquiry

Appendix II New Hampshire Department of Historic Resources Inquiry

Appendix III Tax Map, List of Abutters, Abutter Notification Letter, and Certified Mail Receipts

STANDARD DREDGE AND FILL WETLANDS PERMIT APPLICATION

Water Division/Land Resources Management
Wetlands Bureau

Check the Status of your Application

RSA/Rule: RSA 482-A/Env-Wt 100-900

APPLICANT'S NAME: **One Home Builders, LLC** **TOWN NAME:** Exeter

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

A person may request a waiver of the requirements in Rules Env-Wt 100-900 to accommodate situations where strict adherence to the requirements would not be in the best interest of the public or the environment but is still in compliance with RSA 482-A. A person may also request a waiver of the standards for existing dwellings over water pursuant to RSA 482-A:26, III(b). For more information, please consult the Waiver Request Form.

SECTION 1 - REQUIRED PLANNING FOR ALL PROJECTS (Env-Wt 306.05; RSA 482-A:3, I(d)(2))

Please use the Wetland Permit Planning Tool (WPPT), the Natural Heritage Bureau (NHB) DataCheck Tool, the Aquatic Restoration Mapper, or other sources to assist in identifying key features such as: priority resource areas (PRAs), protected species or habitats, coastal areas, designated rivers, or designated prime wetlands.

Has the required planning been completed?	☒ Yes ☐ No
Does the property contain a PRA? If yes, provide the following information:	☒ Yes ☐ No
• Does the project qualify for an Impact Classification Adjustment (e.g. NH Fish and Game Department (NHF&G) and NHB agreement for a classification downgrade) or a Project-Type Exception (e.g. Maintenance or Statutory Permit-by-Notification (SPN) project)? See Env-Wt 407.02 and Env-Wt 407.04.	☐ Yes ☒ No
• Protected species or habitat? o If yes, species or habitat name(s): o NHB Project ID #: NHB21-1449	☐ Yes ☒ No
• Bog?	☐ Yes ☒ No
• Floodplain wetland contiguous to a tier 3 or higher watercourse?	☐ Yes ☒ No
• Designated prime wetland or duly-established 100-foot buffer?	☒ Yes ☐ No
• Sand dune, tidal wetland, tidal water, or undeveloped tidal buffer zone?	☐ Yes ☒ No
Is the property within a Designated River corridor? If yes, provide the following information: • Name of Local River Management Advisory Committee (LAC): • A copy of the application was sent to the LAC on Month: Day: Year:	☐ Yes ☒ No

For dredging projects, is the subject property contaminated? • If yes, list contaminant:	☐ Yes ☒ No
Is there potential to impact impaired waters, class A waters, or outstanding resource waters?	☐ Yes ☒ No
For stream crossing projects, provide watershed size (see WPPT or Stream Stats):	

SECTION 2 - PROJECT DESCRIPTION (Env-Wt 311.04(i))

Provide a **brief** description of the project and the purpose of the project, outlining the scope of work to be performed and whether impacts are temporary or permanent. DO NOT reply "See attached"; please use the space provided below.

The applicant is proposing to redevelop and existing residential property. Currently the property is utilized as a single family residential dwelling with several accessory structures on the property. A few of these accessory structures have been constructed partially within the prime wetland on site. These buildings appear to be old and worn down and structurally unsound. The proposed project will demo and remove all existing structures and associated debris on site for the construction of an 11 unit condominium. All of the areas on site where debris and accessory structures are to be removed within the prime wetland will have those areas will be seeded using a native wetland mix.

SECTION 3 - PROJECT LOCATION

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

ADDRESS: 32 Chater St

TOWN/CITY: Exeter

TAX MAP/BLOCK/LOT/UNIT: Tax Map 82 Lot 36

US GEOLOGICAL SURVEY (USGS) TOPO MAP WATERBODY NAME:
☒ N/A

(Optional) LATITUDE/LONGITUDE in decimal degrees (to five decimal places): ° North

° West

SECTION 4 - APPLICANT (DESIRED PERMIT HOLDER) INFORMATION (Env-Wt 311.04(a))

If the applicant is a trust or a company, then complete with the trust or company information.

NAME: One Home Builders, LLC		
MAILING ADDRESS: P.O. Box 334		
TOWN/CITY: Stratham	STATE: NH	ZIP CODE: 03885
EMAIL ADDRESS:		
FAX:	PHONE:	

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

SECTION 5 - AUTHORIZED AGENT INFORMATION (Env-Wt 311.04(c))

☐ N/A

LAST NAME, FIRST NAME, M.I.: Walden, Brenden, M		
COMPANY NAME: Gove Environmental Services, Inc		
MAILING ADDRESS: 8 Continental Drive, Bldg 2, Unit H		
TOWN/CITY: Exeter	STATE: NH	ZIP CODE: 03833
EMAIL ADDRESS: bwalden@gesinc.biz		
FAX:	PHONE: 2077107863	

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

SECTION 6 - PROPERTY OWNER INFORMATION (IF DIFFERENT THAN APPLICANT) (Env-Wt 311.04(b))

If the owner is a trust or a company, then complete with the trust or company information.

☐ Same as applicant

NAME: Lenore E. Coleman		
MAILING ADDRESS: 275 Kearsarge Way		
TOWN/CITY: Portsmouth	STATE: NH	ZIP CODE: 03801
EMAIL ADDRESS:		
FAX:	PHONE:	

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

SECTION 7 - RESOURCE-SPECIFIC CRITERIA ESTABLISHED IN Env-Wt 400, Env-Wt 500, Env-Wt 600, Env-Wt 700, OR Env-Wt 900 HAVE BEEN MET (Env-Wt 313.01(a)(3))

Describe how the resource-specific criteria have been met for each chapter listed above (please attach information about stream crossings, coastal resources, prime wetlands, or non-tidal wetlands and surface waters):
The applicant is proposing a restoration to the exiting prime wetlands on the subject property. All impacts will be temporary as the applicant is proposing to remove existing accessory structures and associated debris and trash from the prime wetland. The applicant will be meeting the restoration requiremetns and will supply subsequent monitoring reports to demonstrate success. There are no permanent impacts to wetlands associated with the project. The applicant will however be addressing 703.05 to amend the prime wetland boundary to reflect the field delineated wetland bounary. No mitigation will be necessary for this application as all impacts within the prime wetland will be temporary.

SECTION 8 - AVOIDANCE AND MINIMIZATION

Impacts within wetland jurisdiction must be avoided to the maximum extent practicable (Env-Wt 313.03(a)).* Any project with unavoidable jurisdictional impacts must then be minimized as described in the Wetlands Best Management Practice Techniques For Avoidance and Minimization and the Wetlands Permitting: Avoidance, Minimization and Mitigation Fact Sheet. For minor or major projects, a functional assessment of all wetlands on the project site is required (Env-Wt 311.03(b)(10)).*

Please refer to the application checklist to ensure you have attached all documents related to avoidance and minimization, as well as functional assessment (where applicable). Use the Avoidance and Minimization Checklist, the Avoidance and Minimization Narrative, or your own avoidance and minimization narrative.

**See Env-Wt 311.03(b)(6) and Env-Wt 311.03(b)(10) for shoreline structure exemptions.*

SECTION 9 - MITIGATION REQUIREMENT (Env-Wt 311.02)

If unavoidable jurisdictional impacts require mitigation, a mitigation pre-application meeting must occur at least 30 days but not more than 90 days prior to submitting this Standard Dredge and Fill Permit Application.

Mitigation Pre-Application Meeting Date: Month: 05 Day: 26 Year: 2021

(☐ N/A - Mitigation is not required)

SECTION 10 - THE PROJECT MEETS COMPENSATORY MITIGATION REQUIREMENTS (Env-Wt 313.01(a)(1)c)

Confirm that you have submitted a compensatory mitigation proposal that meets the requirements of Env-Wt 800 for all permanent unavoidable impacts that will remain after avoidance and minimization techniques have been exercised to the maximum extent practicable: ☐ I confirm submittal.

(☒ N/A – Compensatory mitigation is not required)

SECTION 11 - IMPACT AREA (Env-Wt 311.04(g))

For each jurisdictional area that will be/has been impacted, provide square feet (SF) and, if applicable, linear feet (LF) of impact, and note whether the impact is after-the-fact (ATF; i.e., work was started or completed without a permit).

For intermittent and ephemeral streams, the linear footage of impact is measured along the thread of the channel. *Please note, installation of a stream crossing in an ephemeral stream may be undertaken without a permit per Rule Env-Wt 309.02(d), however other dredge or fill impacts should be included below.*

For perennial streams/rivers, the linear footage of impact is calculated by summing the lengths of disturbances to the channel and banks.

Permanent impacts are impacts that will remain after the project is complete (e.g., changes in grade or surface materials).

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

JURISDICTIONAL AREA		PERMANENT			TEMPORARY		
		SF	LF	ATF	SF	LF	ATF
Wetlands	Forested Wetland			☐			☐
	Scrub-shrub Wetland			☐			☐
	Emergent Wetland			☐			☐
	Wet Meadow			☐			☐
	Vernal Pool			☐			☐
	Designated Prime Wetland			☐	3823		☐
	Duly-established 100-foot Prime Wetland Buffer			☐			☐
Surface Water	Intermittent / Ephemeral Stream			☐			☐
	Perennial Stream or River			☐			☐
	Lake / Pond			☐			☐
	Docking - Lake / Pond			☐			☐
	Docking - River			☐			☐
Banks	Bank - Intermittent Stream			☐			☐
	Bank - Perennial Stream / River			☐			☐
	Bank / Shoreline - Lake / Pond			☐			☐
Tidal	Tidal Waters			☐			☐
	Tidal Marsh			☐			☐
	Sand Dune			☐			☐
	Undeveloped Tidal Buffer Zone (TBZ)			☐			☐
	Previously-developed TBZ			☐			☐
	Docking - Tidal Water			☐			☐
TOTAL					**3283**		

SECTION 12 - APPLICATION FEE (RSA 482-A:3, I)

☐ **MINIMUM IMPACT FEE**: Flat fee of $400.

☐ **NON-ENFORCEMENT RELATED, PUBLICLY-FUNDED AND SUPERVISED RESTORATION PROJECTS, REGARDLESS OF IMPACT CLASSIFICATION:** Flat fee of $400 (refer to RSA 482-A:3, 1(c) for restrictions).

☐ **MINOR OR MAJOR IMPACT FEE:** Calculate using the table below:

Permanent and temporary (non-docking):	3283 SF	× $0.40 =	$	1313.20
Seasonal docking structure:	SF	× $2.00 =	$	
Permanent docking structure:	SF	× $4.00 =	$	
Projects proposing shoreline structures (including docks) add $400 =			$	
Total =			$	1313.20

The application fee for minor or major impact is the above calculated total or $400, whichever is greater =	$ 1313.20

SECTION 13 - PROJECT CLASSIFICATION (Env-Wt 306.05)

Indicate the project classification.

☐ Minimum Impact Project	☐ Minor Project	☒ Major Project

SECTION 14 - REQUIRED CERTIFICATIONS (Env-Wt 311.11)

Initial each box below to certify:

Initials: BW FC	To the best of the signer's knowledge and belief, all required notifications have been provided.
Initials: BW FC	The information submitted on or with the application is true, complete, and not misleading to the best of the signer's knowledge and belief.
Initials: BW FC	The signer understands that: • The submission of false, incomplete, or misleading information constitutes grounds for NHDES to: 1. Deny the application. 2. Revoke any approval that is granted based on the information. 3. If the signer is a certified wetland scientist, licensed surveyor, or professional engineer licensed to practice in New Hampshire, refer the matter to the joint board of licensure and certification established by RSA 310-A:1. • The signer is subject to the penalties specified in New Hampshire law for falsification in official matters, currently RSA 641. • The signature shall constitute authorization for the municipal conservation commission and the Department to inspect the site of the proposed project, except for minimum impact forestry SPN projects and minimum impact trail projects, where the signature shall authorize only the Department to inspect the site pursuant to RSA 482-A:6, II.
Initials: BW FC	If the applicant is not the owner of the property, each property owner signature shall constitute certification by the signer that he or she is aware of the application being filed and does not object to the filing.

SECTION 15 - REQUIRED SIGNATURES (Env-Wt 311.04(d); Env-Wt 311.11)

SIGNATURE (OWNER):	PRINT NAME LEGIBLY:	DATE:
SIGNATURE (APPLICANT, IF DIFFERENT FROM OWNER):	PRINT NAME LEGIBLY: Frank J. Catapano	DATE: 9/28/21
SIGNATURE (AGENT, IF APPLICABLE):	PRINT NAME LEGIBLY: Brenden Walden	DATE: 9/28/21

SECTION 16 - TOWN / CITY CLERK SIGNATURE (Env-Wt 311.04(f))

As required by RSA 482-A:3, I(a)(1), 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.

TOWN/CITY CLERK SIGNATURE:	PRINT NAME LEGIBLY:

TOWN/CITY:	DATE:

DIRECTIONS FOR TOWN/CITY CLERK:
Per RSA 482-A:3, I(a)(1)

1. IMMEDIATELY sign the original application form and four copies in the signature space provided above.
2. 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.
3. 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.
4. Retain one copy of the application form and one complete set of attachments and make them reasonably accessible for public review.

DIRECTIONS FOR APPLICANT:
Submit the 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 at the address at the bottom of this page. Make check or money order payable to “Treasurer – State of NH”.

Keep this checklist for your reference; do not submit with your application.

APPLICATION CHECKLIST

Unless specified, all items below are required. Failure to provide the required items will delay a decision on your project and may result in denial of your application. Please reference statute RSA 482-A, Fill and Dredge in Wetlands, and the Wetland Rules Env-Wt 100-900.

- ☐ The completed, dated, signed, and certified application (Env-Wt 311.03(b)(1)).
- ☐ Correct fee as determined in RSA 482-A:3, I(b) or (c), subject to any cap established by RSA 482-A:3, X (Env-Wt 311.03(b)(2)). Make check or money order payable to "Treasurer – State of NH".
- ☐ The Required Planning actions required by Env-Wt 311.01(a)-(c) and Env-Wt 311.03(b)(3).
- ☐ US Army Corps of Engineers (ACE) "Appendix B, New Hampshire General Permits (GPs), Required Information and Corps Secondary Impacts Checklist" and its required attachments (Env-Wt 307.02). This includes the US Fish and Wildlife Service IPAC review and Section 106 Historic/Archaeological Resource review.
- ☐ Project plans described in Env-Wt 311.05 (Env-Wt 311.03(b)(4)).
- ☐ Maps, or electronic shape files and meta data, and other attachments specified in Env-Wt 311.06 (Env-Wt 311.03(b)(5)).
- ☐ Explanation of the methods, timing, and manner as to how the project will meet standard permit conditions required in Env-Wt 307 (Env-Wt 311.03(b)(7)).
- ☐ If applicable, the information regarding proposed compensatory mitigation specified in Env-Wt 311.08 and Chapter Env-Wt 800 - Permittee Responsible Mitigation Project Worksheet, unless not required under Env-Wt 313.04 (Env-Wt 311.03(b)(8); Env-Wt 311.08; Env-Wt 313.04).
- ☐ Any additional information specific to the **type of resource** as specified in Env-Wt 311.09 (Env-Wt 311.03(b)(9); Env-Wt 311.04(j)).
- ☐ Project specific information required by Env-Wt 500, Env-Wt 600, and Env-Wt 900 (Env-Wt 311.03(b)(11)).
- ☐ A list containing the name, mailing address and tax map/lot number of each abutter to the subject property (Env-Wt 311.03(b)(12)).
- ☐ Copies of certified postal receipts or other proof of receipt of the notices that are required by RSA 482-A:3, I(d) (Env-Wt 311.03(b)(13)).
- ☐ Project design considerations required by Env-Wt 313 (Env-Wt 311.04(j)).
- ☐ Town tax map showing the subject property, the location of the project on the property, and the location of properties of abutters with each lot labeled with the name and mailing address of the abutter (Env-Wt 311.06(a)).
- ☐ Dated and labeled color photographs that:
  - (1) Clearly depict:
    - a. All jurisdictional areas, including but not limited to portions of wetland, shoreline, or surface water where impacts have or are proposed to occur.
    - b. All existing shoreline structures.
  - (2) Are mounted or printed no more than 2 per sheet on 8.5 x 11 inch sheets (Env-Wt 311.06(b)).
- ☐ A copy of the appropriate US Geological Survey map or updated data based on LiDAR at a scale of one inch equals 2,000 feet showing the location of the subject property and proposed project (Env-Wt 311.06(c)).
- ☐ A narrative that describes the work sequence, including pre-construction through post-construction, and the relative timing and progression of all work (Env-Wt 311.06(d)).

- ☐ For all projects in the protected tidal zone, a copy of the recorded deed with book and page numbers for the property (Env-Wt 311.06(e)).
- ☐ If the applicant is not the owner in fee of the subject property, documentation of the applicant's legal interest in the subject property, provided that for utility projects in a utility corridor, such documentation may comprise a list that:
  - (1) Identifies the county registry of deeds and book and page numbers of all of the easements or other recorded instruments that provide the necessary legal interest; and
  - (2) Has been certified as complete and accurate by a knowledgeable representative of the applicant (Env-Wt 311.06(f)).
- ☐ The NHB memo containing the NHB identification number and results as well as any written follow-up communications such as additional memos or email communications with either NHB or NHF&G (Env-Wt 311.06(g)). See Wetlands Permitting: Protected Species and Habitat Fact Sheet.
- ☐ A statement of whether the applicant has received comments from the local conservation commission and, if so, how the applicant has addressed the comments (Env-Wt 311.06(h)).
- ☐ For projects in LAC jurisdiction, a statement of whether the applicant has received comments from the LAC and, if so, how the applicant has addressed the comments (Env-Wt 311.06(i)).
- ☐ If the applicant is also seeking to be covered by the state general permits, a statement of whether comments have been received from any federal agency and, if so, how the applicant has addressed the comments (Env-Wt 311.06(j)).
- ☐ Avoidance and Minimization Written Narrative or the Avoidance and Minimization Checklist, or your own avoidance and minimization narrative (Env-Wt 311.07).
- ☐ For after-the-fact applications: information required by Env-Wt 311.12.
- ☐ Coastal Resource Worksheet for coastal projects as required under Env-Wt 600.
- ☐ Prime Wetlands information required under Env-Wt 700. See WPPT for prime wetland mapping.

Required Attachments for Minor and Major Projects

- ☐ Attachment A: Minor and Major Projects (Env-Wt 313.03).
- ☐ Functional Assessment Worksheet or others means of documenting the results of actions required by Env-Wt 311.10 as part of an application preparation for a standard permit (Env-Wt 311.03(b)(3); Env-Wt 311.03(b)(10)). See Functional Assessments for Wetlands and Other Aquatic Resources Fact Sheet. For shoreline structures, see shoreline structures exemption in Env-Wt 311.03(b)(10)).

Optional Materials

- ☐ Stream Crossing Worksheet which summarizes the requirements for stream crossings under Env-Wt 900.
- ☐ Request for concurrent processing of related shoreland / wetlands permit applications (Env-Wt 313.05).

AVOIDANCE AND MINIMIZATION WRITTEN NARRATIVE

Water Division/Land Resources Management

Wetlands Bureau

Check the Status of your Application

RSA/ Rule: RSA 482-A/ Env-Wt 311.04(j); Env-Wt 311.07; Env-Wt 313.01(a)(1)b; Env-Wt 313.01(c)

APPLICANT'S NAME: **One Home Builders, LLC** **TOWN NAME:** **Exeter**

An applicant for a standard permit shall submit with the permit application a written narrative that explains how all impacts to functions and values of all jurisdictional areas have been avoided and minimized to the maximum extent practicable. This attachment can be used to guide the narrative (attach additional pages if needed). Alternatively, the applicant may attach a completed Avoidance and Minimization Checklist (NHDES-W-06-050) to the permit application.

SECTION 1 - WATER ACCESS STRUCTURES (Env-Wt 311.07(b)(1))

Is the primary purpose of the proposed project to construct a water access structure?

There are no water access structures associated with this application

SECTION 2 - BUILDABLE LOT (Env-Wt 311.07(b)(1))

Does the proposed project require access through wetlands to reach a buildable lot or portion thereof?

No

SECTION 3 - AVAILABLE PROPERTY (Env-Wt 311.07(b)(2))*

For any project that proposes permanent impacts of more than one acre, or that proposes permanent impacts to a PRA, or both, are any other properties reasonably available to the applicant, whether already owned or controlled by the applicant or not, that could be used to achieve the project's purpose without altering the functions and values of any jurisdictional area, in particular wetlands, streams, and PRAs?

**Except as provided in any project-specific criteria and except for NH Department of Transportation projects that qualify for a categorical exclusion under the National Environmental Policy Act.*

There are no permanent impacts associated with this application. This application is for the restoration of prime wetland by the removal of dabilitated accessory structures and associated debris. There will be a net benefit to the overall functions and values of the wetlands with the completion of this project.

SECTION 4 - ALTERNATIVES (Env-Wt 311.07(b)(3))

Could alternative designs or techniques, such as different layouts, different construction sequencing, or alternative technologies be used to avoid impacts to jurisdictional areas or their functions and values as described in the Wetlands Best Management Practice Techniques For Avoidance and Minimization?

There are no alternatives to this restoration process that would have a lesser impact and achieve the same goal for the overall restoration of this prime wetland.

SECTION 5 - CONFORMANCE WITH Env-Wt 311.10(c) (Env-Wt 311.07(b)(4))**

How does the project conform to Env-Wt 311.10(c)?

***Except for projects solely limited to construction or modification of non-tidal shoreline structures only need to complete relevant sections of Attachment A*.

There are no alternatives to this restoration that would have a lesser impact to any functions and values of the prime wetlands. The success of this restoration and removal of these structures and associated debris will have a long term net benefit to the prime wetlands on this property.

Wetland Function-Value Evaluation Form

Total area of wetland Unknown Human made? no Is wetland part of a wildlife corridor? unknown or a "habitat island"? no

Adjacent land use Residential / railroad Distance to nearest roadway or other development 0 ft

Dominant wetland systems present Scrub Shrub Contiguous undeveloped buffer zone present none

Is the wetland a separate hydraulic system? no If not, where does the wetland lie in the drainage basin? upper

How many tributaries contribute to the wetland? unknown Wildlife & vegetation diversity/abundance (see attached list)

Wetland I.D. Wetland 1

Latitude 42.975924 Longitude -70.964646

Prepared by: BW Date 9/21/21

Wetland Impact:
Type Temporary Area 3,823 sf

Evaluation based on:
Office Yes Field Yes

Corps manual wetland delineation completed? Y X N

Function/Value	Suitability Y / N	Rationale (Reference #)*	Principal Function(s)/Value(s)	Comments
Groundwater Recharge/Discharge	Y	1,2,4,10,15	Y	Large overall wetland, hydrologically connected to the little river
Floodflow Alteration	Y	1,2,3,4,5,6,7,8,9,10,11,13,15,18	Y	Large wetland for this area and is hydrologically connected to the little river
Fish and Shellfish Habitat	N	2	N	The area of PSS wetland on site does not have a water course
Sediment/Toxicant Retention	Y	1,3,4,5,6,7,8,9	Y	Scrubshrub wetland has very poorly drained soils
Nutrient Removal	Y	1,3,5,6,7,8,9,11	Y	Scrubshrub wetland with very poorly drained soils
Production Export	Y	1,2,4,5,7,8,9,12,	Y	Large scrubshrub wetland with very poorly drained soils and signs of wildlife
Sediment/Shoreline Stabilization	N		N	Wetland is not directly associated with a watercourse or shoreline on site
Wildlife Habitat	Y	8,9,11,13,14,15,16,17,18,19,20,21,	Y	Scrubshrub wetland with a high density of vegetation
Recreation	N		N	Private property and does not have any public recreation access
Educational/Scientific Value	N		N	Private property
Uniqueness/Heritage	N		N	Private property
Visual Quality/Aesthetics	N		N	Private property
ES Endangered Species Habitat		See NHB		
Other				

Notes:

* Refer to backup list of numbered considerations.

GOVE ENVIRONMENTAL SERVICES, INC.

Date: 9/21/21
Subject: Functions and Values Analysis

Re: Major Dredge and Fill Application
32 Charter St, Exeter, NH

The functions and values of the prime wetland on site as shown on the existing conditions plan provided are rather extensive. The principal functions of this particular prime wetland include Groundwater Recharge and Discharge, Flood flow Alteration, Nutrient Removal, Production Export and Wildlife Habitat. These functions do not exist only on the subject property but extend off property within the adjacent freshwater wetland complex that extends towards the little river.

The applicants proposed project would involve temporary impacts to the prime wetland that are necessary for the successful restoration of the areas impacted by the debris and accessory structures. These areas will not be maintained once they are stabilized and will be allowed to return to the natural vegetation. This restoration of the prime wetland will have an overall long term net benefit to the functions and values by increasing the area of naturalized wetland and removing the debris that could have long term negative effects on the overall water quality.

This concludes the functions and values analysis for the major dredge and fill application for 137 landing road. If you have any other questions or believe I can assist you and any other way please feel free to contact me either by email: bwalden@gesinc.biz or by phone: 207-710-7863.

Sincerely

Brenden Walden
Business Manager & Wetland Scientist
Gove Environmental Services, Inc.

RESTORATION/ENHANCEMENT ACTIVITIES PROJECT-SPECIFIC WORKSHEET FOR STANDARD APPLICATION

Water Division/Land Resources Management

Wetlands Bureau

Check the Status of your Application

RSA/Rule: RSA 482/ Env-Wt 525

APPLICANT LAST NAME, FIRST NAME, M.I.: One Home Builders, LLC

This worksheet summarizes the criteria and requirements for a Standard Permit for "Restoration/Enhancement" projects as outlined in Chapter Env-Wt 500. In addition to the project-specific criteria and requirements on this worksheet, all Standard Dredge and Fill Applications must meet the criteria and requirements listed in the Standard Dredge and Fill Wetlands Permit Application form (NHDES-W-06-012).

Please note that the following definitions apply to this worksheet:

- "Restoration/enhancement activity" means a project undertaken to restore or enhance, or both, a wetland, watercourse, or other jurisdictional area.
- "Wood addition" means adding wood as identified in *Practical Guide to Adding Wood to Streams in NH* dated 2018, published by the Natural Resources Conservation Service of the U.S. Department of Agriculture (NRCS), to a watercourse in such a way as to create habitat for aquatic organisms and improve water quality.

SECTION 1 - APPLICABILITY (Env-Wt 525.01)

Do **NOT** use this worksheet if the project is not **solely** to restore and/or enhance altered or degraded jurisdictional areas.

SECTION 2 - APPROVAL CRITERIA FOR RESTORATION/ENHANCEMENT ACTIVITIES (Env-Wt 525.02)

An application for a restoration/ enhancement project shall meet all the following approval criteria:

☒ The project shall meet the criteria established in Env-Wt 300.

☒ The project shall meet the design and construction requirements specified in Env-Wt 525.04 (refer to Section 4).

☒ The project shall not include unnatural stream channelization or conversion of wetlands to uplands.

SECTION 3 - APPLICATION REQUIREMENTS FOR RESTORATION/ENHANCEMENT ACTIVITIES (Env-Wt 525.03)

An application for a restoration/enhancement project shall include the following information:

A description of the project goals explaining how the project will achieve restoration/enhancement of desired functions and values in accordance with Env-Wt 805.02(d) and Env-Wt 300.

The applicant is proposing temporary impacts for the removal of accessory structures and associated debris encroaching into the state prime wetland on the subject property. The removal of the materials will have an overall net benefit to the wetland functions and values by allowing the area to return to a natural vegetation present in the wetland. Thie project is not associated with any mitigation requirements.

A restoration/enhancement monitoring plan that identifies:

- The metrics by which project success will be measured, and
- A schedule showing anticipated construction phases, timing of plantings, dates of submission of monitoring reports, and a final date of completion.

Success will be measured by the complete removal of all accessory structures and associated debris from within prime wetland. There area will be seeded with a native wetland mix for stabilization, however, there will be no maintinance associated with these areas as they will be left to return to a natural wetland complex.

The construction sequence regarding the temporary impacts is located on the Demolition Plan Sheet 2 of 7.

A construction completion report shall be provided upon the completion of the demolition and stabilization of the temporary impacts to the prime wetland.

A monitoring report can be supplied one year following completion to demonstrate success.

A description of stakeholder engagement conducted to assist in determining any potential impacts to upstream and downstream property owners, if any.

There are no potential negative impacts to any upstream or downstream property owners due the the proposed project.

A description of any on-site features, conditions, or past work that might restrict excavation or access.

The subject property is currently utilized as a single family residential dwelling with several accessory structures on site with areas of dense debris piles consisting of various materials ranging from small motor parts to car axels and engines/parts, there is even a small water craft that has been left in the wetland. There are no on-site features that will restrict any of the removeal of these structures or debris on site associated with the restoration.

Identification of the source of any hydric soils and plantings to be used.

These are identified in both the plan set and the planting plan supplied by the engineer and landscaper.
The proposed restoration of the prime wetland will use New England Erosion Control/Restoration Mix for Detention Basins and Moist Sites

For wetland restoration/enhancement projects:

☒ All the information or documents specified in Env-Wt 805.03 (Plans for Wetland Restoration, Enhancement, or Creation Projects) except for Env-Wt 805.03 (h).

For stream restoration/enhancement projects:

☐ The information or documents specified in the applicable provisions of Env-Wt 806.04 (Plans for Stream Restoration and Enhancement Projects) except for Env-Wt 806.04 (j) or

☐ For projects that are limited to wood addition, the information specified in Env-Wt 806.04(b) and (d).

For restoration/enhancement projects that include dam removals:

☐ The information and documents specified in the applicable provisions of Env-Wt 806.04 (Plans for Stream Restoration and Enhancement Projects) except for Env-Wt 806.04 (j).

☐ Plans for the project stamped by a professional engineer.

☐ A sediment report that includes:

- An explanation of the known potential for current and historic sources of sediment contamination from upstream sources, including but not limited to wastewater discharges, hazardous waste sites, and existing and former manufacturing facilities and tanneries,
- An estimate of the volume of sediment that will be removed or potentially become mobile as a result of the project,
- If a dam is to be removed, the estimated volume of impounded sediment that could be transported downstream due to dam removal, and
- A description of the physical characteristics of the impounded sediment, including grain size distribution and organic content.

SECTION 4 - DESIGN AND CONSTRUCTION REQUIREMENTS FOR RESTORATION/ENHANCEMENT ACTIVITIES (Env-Wt 525.04)

A restoration/enhancement project shall be designed and constructed as follows:

☒ The project shall meet the design and construction requirements specified in Env-Wt 300.

☒ The project shall be designed and constructed to restore or increase wetland function, stream function, water quality, or other functions of resources within jurisdictional areas.

☒ The project shall be designed and constructed to create hydrologic conditions, organism passage, or land connections that will support or enhance wetland functions and values of the resources proposed to be restored or enhanced.

☐ For stream restoration/enhancement projects, the project shall be designed and constructed to meet as many of the goals specified in Env-Wt 806.02(a) as practicable.

☐ Where applicable, the project shall be designed and constructed to preserve access to the restoration/enhancement areas.

☐ For wood addition, the project shall be designed and constructed to comply with the "Practical Guide to Adding Wood to Streams in NH" dated 2018, published by the NRCS.

SECTION 5 - RESTORATION/ENHANCEMENT ACTIVITIES CONSTRUCTION PROJECT CLASSIFICATION (Env-Wt 525.05)

Refer to Env-Wt 525.05 for restoration/enhancement activities project classification.

STANDARD DREDGE AND FILL WETLANDS PERMIT APPLICATION ATTACHMENT A: MINOR AND MAJOR PROJECTS

Water Division/Land Resources Management

Wetlands Bureau

Check the Status of your Application

RSA/ Rule: RSA 482-A/ Env-Wt 311.10; Env-Wt 313.01(a)(1); Env-Wt 313.03

APPLICANT'S NAME: **One Home Builders, LLC** **TOWN NAME:** Exeter

Attachment A is required for *all minor and major projects*, and must be completed *in addition* to the Avoidance and Minimization Narrative or Checklist that is required by Env-Wt 307.11.

For projects involving construction or modification of non-tidal shoreline structures over areas of surface waters having an absence of wetland vegetation, only Sections I.X through I.XV are required to be completed.

PART I: AVOIDANCE AND MINIMIZATION

In accordance with Env-Wt 313.03(a), the Department shall not approve any alteration of any jurisdictional area unless the applicant demonstrates that the potential impacts to jurisdictional areas have been avoided to the maximum extent practicable and that any unavoidable impacts have been minimized, as described in the Wetlands Best Management Practice Techniques For Avoidance and Minimization.

SECTION I.I - ALTERNATIVES (Env-Wt 313.03(b)(1))

Describe how there is no practicable alternative that would have a less adverse impact on the area and environments under the Department's jurisdiction.

THERE ARE NO PRACTICABLE ALTERNATIVES TO REMOVING THE ACCESSORY STRUCTURES AND ASSOCIATED DEBRIS ENCROACHING THE PRIME WETLAND THAT WOULD HAVE LESS TEMPORARY IMPACT AND STILL ACHIEVE THE SUCCESSFUL RESTORATION OF THIS AREA ON SITE.

SECTION I.II - MARSHES (Env-Wt 313.03(b)(2))

Describe how the project avoids and minimizes impacts to tidal marshes and non-tidal marshes where documented to provide sources of nutrients for finfish, crustacean, shellfish, and wildlife of significant value.

These areas have not been identified on the subject property, however, if they do exist they are not within any relevant distance to the proposed temporary impacts to the prime wetland.

SECTION I.III - HYDROLOGIC CONNECTION (Env-Wt 313.03(b)(3))

Describe how the project maintains hydrologic connections between adjacent wetland or stream systems.

There will be no permenant changes to the overall hydrologic connectivity within the wetland from the proposed temporary impacts associate with the prime wetland restoration.

SECTION I.IV - JURISDICTIONAL IMPACTS (Env-Wt 313.03(b)(4))

Describe how the project avoids and minimizes impacts to wetlands and other areas of jurisdiction under RSA 482-A, especially those in which there are exemplary natural communities, vernal pools, protected species and habitat, documented fisheries, and habitat and reproduction areas for species of concern, or any combination thereof.

The proposed temporary impacts associated with the prime wetland restoration will not have any impacts to exemplary natural communities, vernal pools, protected species and habitat, documented fisheries, and habitat reproduction areas for species of concern, or any combination thereof.

SECTION I.V - PUBLIC COMMERCE, NAVIGATION, OR RECREATION (Env-Wt 313.03(b)(5))

Describe how the project avoids and minimizes impacts that eliminate, depreciate or obstruct public commerce, navigation, or recreation.

The subject property is private property and does not have any areas that would support navigation or recreation. The overall proposed condominium development associated with the restoration of the prime wetland will have a net benefit on public commerce as there will be an increased tax base for the town.

SECTION I.VI - FLOODPLAIN WETLANDS (Env-Wt 313.03(b)(6))

Describe how the project avoids and minimizes impacts to floodplain wetlands that provide flood storage.

The proposed temporary impacts associated with the prime wetland restoration will not have any detrimental effects on the overall flood storage of the wetlands on site.

SECTION I.VII - RIVERINE FORESTED WETLAND SYSTEMS AND SCRUB-SHRUB – MARSH COMPLEXES (Env-Wt 313.03(b)(7))

Describe how the project avoids and minimizes impacts to natural riverine forested wetland systems and scrub-shrub – marsh complexes of high ecological integrity.

The proposed temporary impacts associated with the prime wetland restoration will not have any detrimental effects on the scrub shrub wetland complex on site.

SECTION I.VIII - DRINKING WATER SUPPLY AND GROUNDWATER AQUIFER LEVELS (Env-Wt 313.03(b)(8))

Describe how the project avoids and minimizes impacts to wetlands that would be detrimental to adjacent drinking water supply and groundwater aquifer levels.

The proposed temporary impacts associated with the prime wetland restoration will have not have any negative effects to the water quality of the wetland on the subject property.

SECTION I.IX - STREAM CHANNELS (Env-Wt 313.03(b)(9))

Describe how the project avoids and minimizes adverse impacts to stream channels and the ability of such channels to handle runoff of waters.

No such areas were identified on the subject property.

SECTION I.X - SHORELINE STRUCTURES - CONSTRUCTION SURFACE AREA (Env-Wt 313.03(c)(1))

Describe how the project has been designed to use the minimum construction surface area over surface waters necessary to meet the stated purpose of the structures.

There are no shoreline structures associated with this project.

SECTION I.XI - SHORELINE STRUCTURES - LEAST INTRUSIVE UPON PUBLIC TRUST (Env-Wt 313.03(c)(2))

Describe how the type of construction proposed is the least intrusive upon the public trust that will ensure safe docking on the frontage.

There are no shoreline structures associated with this project.

SECTION I.XII - SHORELINE STRUCTURES – ABUTTING PROPERTIES (Env-Wt 313.03(c)(3))

Describe how the structures have been designed to avoid and minimize impacts on ability of abutting owners to use and enjoy their properties.

There are no shoreline structures associated with this project.

SECTION I.XIII - SHORELINE STRUCTURES – COMMERCE AND RECREATION (Env-Wt 313.03(c)(4))

Describe how the structures have been designed to avoid and minimize impacts to the public's right to navigation, passage, and use of the resource for commerce and recreation.

There are no shoreline structures associated with this project.

SECTION I.XIV - SHORELINE STRUCTURES – WATER QUALITY, AQUATIC VEGETATION, WILDLIFE AND FINFISH HABITAT (Env-Wt 313.03(c)(5))

Describe how the structures have been designed, located, and configured to avoid impacts to water quality, aquatic vegetation, and wildlife and finfish habitat.

There are no shoreline structures associated with this project.

SECTION I.XV - SHORELINE STRUCTURES – VEGETATION REMOVAL, ACCESS POINTS, AND SHORELINE STABILITY (Env-Wt 313.03(c)(6))

Describe how the structures have been designed to avoid and minimize the removal of vegetation, the number of access points through wetlands or over the bank, and activities that may have an adverse effect on shoreline stability.

There are no shoreline structures associated with this project.

PART II: FUNCTIONAL ASSESSMENT
REQUIREMENTS Ensure that project meets the requirements of Env-Wt 311.10 regarding functional assessment (Env-Wt 311.04(j); Env-Wt 311.10).
FUNCTIONAL ASSESSMENT METHOD USED:
NAME OF CERTIFIED WETLAND SCIENTIST (FOR NON-TIDAL PROJECTS) OR QUALIFIED COASTAL PROFESSIONAL (FOR TIDAL PROJECTS) WHO COMPLETED THE ASSESSMENT:
DATE OF ASSESSMENT:
Check this box to confirm that the application includes a NARRATIVE ON FUNCTIONAL ASSESSMENT: ☐
For minor or major projects requiring a standard permit without mitigation, the applicant shall submit a wetland evaluation report that includes completed checklists and information demonstrating the RELATIVE FUNCTIONS AND VALUES OF EACH WETLAND EVALUATED. Check this box to confirm that the application includes this information, if applicable: ☐ Note: The Wetlands Functional Assessment worksheet can be used to compile the information needed to meet functional assessment requirements.

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.*	X	
2. Wetlands	Yes	No
2.1 Are there are streams, brooks, rivers, ponds, or lakes within 200 feet of any proposed work?		X
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.		X
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.)		X
2.5 The overall project site is more than 40 acres?		X
2.6 What is the area of the previously filled wetlands?	UNKNOWN	
2.7 What is the area of the proposed fill in wetlands? Temporary	impacts 3,823 SF	
2.8 What is the % of previously and proposed fill in wetlands to the overall project site?	UNKNOWN	
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	X	

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: • 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.		X
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)?		X
3.4 Does the project propose more than a 10-lot residential subdivision, or a commercial or industrial development?		X
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?		X
4.2 If 4.1 is yes, will compensatory flood storage be provided if the project results in a loss of flood storage?		X
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**	X	

*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.
`

Pre-application Meeting Notes

32 Charter Street, Exeter, NH		5-26-2021	Virtual Meeting
Jim Gove	GES	Compiled notes – 5-26-2021	
Christian Smith	Beals		
Frank Catapano	Developer		
Brenden Walden	GES		
Jessica Bouchard	NHB		
Mary Ann Tilton	DES		
Lori Sommer	DES		
Eben Lewis	DES		
Kristen Murphy	Exeter		
Lindsey Lefebvre	US Army Corps		

Prime Wetland has Town Buffers of 50 feet, 100 feet and 125 feet. Prime Wetland does not have a state prime wetland buffer. Project is a town house development that will retain a 50 foot buffer to the flagged wetland.

Prime wetland buffer needs to be adjusted to match the flagged wetland, as the overlay of the GIS prime wetland includes uplands.

Process is found in rules Env-Wt 703.05. Applicant can request a re-designation of the prime wetland boundary based upon evidence provided, such as a wetland boundary based upon a 3 parameter approach.

Developer wants to remove solid debris from the prime wetland. Two things will be on the standard permit application: re-designation of the prime wetland boundary and temporary impact of removal of solid debris from the prime wetland. There may be a timing issue, since DES has to make a decision in 50 days but the re-designation has a 90 day window.

An endanger plant survey needs to be done in the area of work for stout dotted smart weed. A survey for stout dotted smartweed only needs to occur within proposed temporary (or permanent, if occurring) wetland impact areas associated with wetland restoration. Following the meeting an email was sent to Brenden Walden and Jim Gove with survey time of year information. Work will be limited to removal of debris with an excavator reaching in from the uplands or hooking chains onto the debris and dragging out. Any ruts will be smoothed and a wetland seed mix spread on any exposed wetland soils.

Because of the timing issue, Kristen Murphy suggested that another site walk might be preferable to discuss the re-designation of the prime wetland boundary.

No significant patches of invasive species are present, though some were noted along the board walk in the wetlands. Board walk is wood and will not be removed, but allowed to rot away.

2.0 GENERAL INFORMATION

PREPARED BY (AGENT CONTACT): Brenden Walden

2.1 PROJECT NAME, PLANS, AND MAPS

PROJECT NAME: Charter Street

SITE PLANS/MAPS: Existing Conditions Plan
Proposed Plan
8½"x11" USGS Quad Sheet Locus Map
8½"x11" Wildlife Action Plan
8½"x11" Aerial Imagery
11x17" Overview Plan
11x17" Wetland Impact Plan Detail
11x17" Project Site Tax Map

2.2 TECHNICAL STANDARDS

2.2.1 Gove Environmental Services, Inc. delineated the wetlands during the spring of 2019, utilizing the standards of the Corps of Engineers *Wetlands Delineation Manual*[1] and the NH DES Wetlands Bureau *Code of Administrative Rules*[2].

2.2.2 Wetland flags were surveyed by David W. Vincent, LLS, Land Surveying Services.

2.2.3 Wetlands were classified by GES utilizing the criteria of *Classification of Wetlands and Deepwater Habitats of the United States*[3].

2.2.4 Dominant hydric soil conditions within the wetlands were identified by GES utilizing the criteria of *Field Indicators for Identifying Hydric Soils in New England*[4].

2.2.5 Dominance of wetland vegetation was assessed by GES utilizing the *National List of Plant Species That Occur in Wetlands: Northeast (Region 1)*[5].

[1] Environmental Laboratory. 2012. "Regional Supplement to the Corps of Engineers Wetlands Delineation Manual: Northcentral and Northeast Region." Version 2.0. Technical Report ERDC/EL TR-10-12.
[2] NH Code Admin. R. [Wt] Ch. 100-800.
[3] Cowardin, L. M., 1979. Classification of Wetlands and Deepwater Habitats in the United States. Washington, D.C.: U.S. Department of the Interior, Fish and Wildlife Service.
[4] New England Hydric Soils Technical Committee, Version 4. June 2020. "Field Indicators for Identifying Hydric Soils in New England."
[5] Lichvar, R.W. & Kartesz, J.T. 2009. North American Digital Flora: National Wetland Plant List. 2.2.1.

2.3 SITE DESCRIPTION/WETLANDS OVERVIEW

The subject property is located on 32 Charter St in Exeter NH, Tax Map 82 Lot 36. The lot is currently used for a single-family residential dwelling. The previous owner of the property had constructed several other accessory structures over the years of ownership on the property. Several of these buildings are in a deteriorated condition as shown in the attached photo log and are also encroaching into the state prime wetland on the property. There are also several areas where debris in the form of car parts building materials and even a boat are encroaching into the prime wetland. The prime wetland is primarily consistent of scrub shrub and emergent wetland vegetation with larger trees being present along the wetland upland boundary. The upland area of the property is dominantly maintained lawn space where there are no buildings.

2.4 CONSTRUCTION SEQUENCE

1. Cut and remove trees in construction areas as required or directed.
2. Construct and/or install temporary and permanent sediment erosion and detention control facilities as required. Erosion, sediment and detention control facilities shall be installed and stabilized prior to directing runoff to them.
3. Clear, cut, grub, and dispose of debris in approved facilities. Stumps and debris are to be removed from site and disposed of per state and local regulations.
4. Excavate and stockpile topsoil / loam. All areas shall be stabilized immediately after grading.
5. Construct temporary culverts as required or directed.
6. Construct the roadway and its associated drainage structures
7. Install pipe and construction associated appurtenances as required or directed. All disturbed areas shall be stabilized immediately after grading.
8. Begin permanent and temporary seeding and mulching. All cut and fill slopes and disturbed areas shall be seeded or mulched as required or directed.
9. Daily or as required construct temporary berms, drainage check dames, ditches, sediment traps, etc. to prevent erosion on the site and prevent any siltation of abutting waters or property.
10. Inspect and maintain all erosion and sediment control measures during construction.
11. Complete permanent seeding and landscaping.
12. Remove temporary erosion control measures after seeding areas have established themselves and site improvements are complete, smooth and revegetate all disturbed areas.
13. All swales and drainage structures will be constructed and stabilized prior to having runoff directed to them.
14. Finish paving all driveways.

2.5 Env-Wt 703.05 CHALLENGES TO PRIME WETLANDS BOUNDARIES

(a) An applicant whose proposed project is adversely affected by a boundary of a prime wetlands, or who desires a more precise delineation of that boundary at a project site than provided pursuant to Env-Wt 703.02(c)(1), may present data, delineations, and other evidence to the department and to the local authority responsible for the initial delineation to show an alternative location of the boundary.

The applicant has provided a plan representing the field delineation of the prime wetland boundary. This wetland delineation was preformed by Gove Environmental Services, Inc. on April 29, 2021.

(b) Subject to (c), below, within 90 days of receipt of information provided pursuant to (a), above, the local authority shall review the information and:

The applicant has had the town review the prime wetland change and they have a letter in support of the change attached in this application.

(1) Notify the applicant and the department of whether or not they agree that the boundary should be changed; and

The applicant has addressed this change to the prime wetland boundary in a pre-application meeting that was held prior to this applications submittal.

(2) If so, submit new or revised maps and documentation as required by Env-Wt 703.01 for the new boundary.

There is a map attached showing the amendment of the prime wetland boundary.

(c) If snow covers the existing boundary, the proposed boundary, or both when the information is submitted, the local authority shall act as specified in (b), above, within 90 days of the date on which the ground is visible.

The town has been able to review the site and has already written a letter supporting the boundary change.

(d) In the event of a dispute, the department shall make the final delineation based on the data and evidence submitted and an on-site review of the area with the applicant and representatives of the local authority responsible for the delineation.

The town and applicant are in agreement of the change to the prime wetland boundary to match the on-site wetland delineation.

2.6 MITIGATION

This application is for the temporary impacts associated with the prime wetland restoration. This restoration will include the demolition and removal of several accessory structures and debris that is within the prime wetland. Upon the completion of this restoration, this area will not be maintained and will be allowed to return to the natural vegetation for that wetland type. As there are no permanent impacts to the prime wetland on the subject property mitigation is not required.

3.0 PROJECT OVERVIEW

The applicant is proposing to redevelop the existing residential property from a single-family use to a multifamily condominium development. This proposed project will require the demolition of the existing single-family dwelling on site along with the demolition and removal of several decrepit accessory structures and associated debris. Several of these accessory structures on site have been constructed over the years

partially within the prime wetland and have become dilapidated. The debris from these buildings as well as debris from cars, building materials, a water craft and other machinery parts and products now are within the prime wetland. As this debris is both a detriment to the wetlands, there is also a safety issue requiring these buildings to be removed. Upon successful removal of these buildings the areas temporarily disturbed within the prime wetland (3,823 SF) will be restored/stabilized using a New England Erosion Control/Restoration Mix for Detention Basins and Moist sites. These areas after they are stabilized will not be maintained and will be allowed to naturally vegetate after the restoration is complete. There are no other wetland impacts associated with the 11-unit condominium development on the subject property.

1985 USGS QUAD SHEET LOCUS MAP
Scale 1:24,000

USGS

Legend

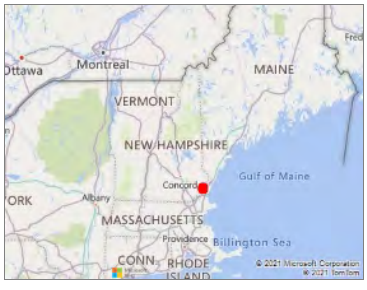
- State
- County
- City/Town

Map Scale

1: 25,000

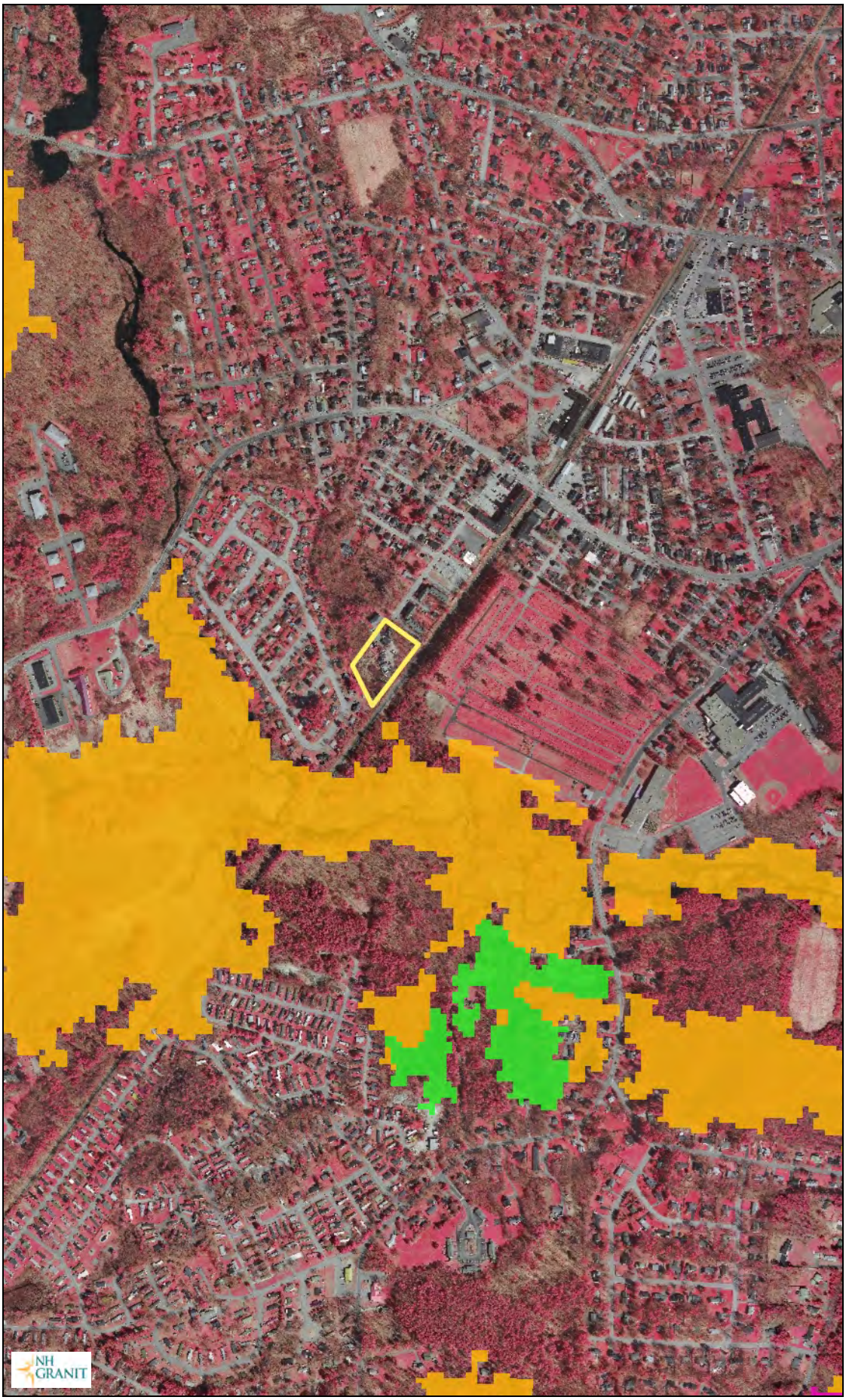
Map Generated: 6/15/2021

Notes



Wildlife Action Plan
Scale 1:24,000

Wildlife Action Plan



Legend

- State
- County
- City/Town

WAP 2020: Highest Ranked Wildlife Habitat

- 1 Highest Ranked Habitat in NH
- 2 Highest Ranked Habitat in Regior
- 3 Supporting Landscape

Map Scale

1: 10,000

Map Generated: 6/15/2021

Notes

Aerial Imagery

Aerial

Legend

- State
- County
- City/Town

Map Scale

1: 1,624

Map Generated: 6/15/2021

Notes

EXISTING CONDITIONS PLAN

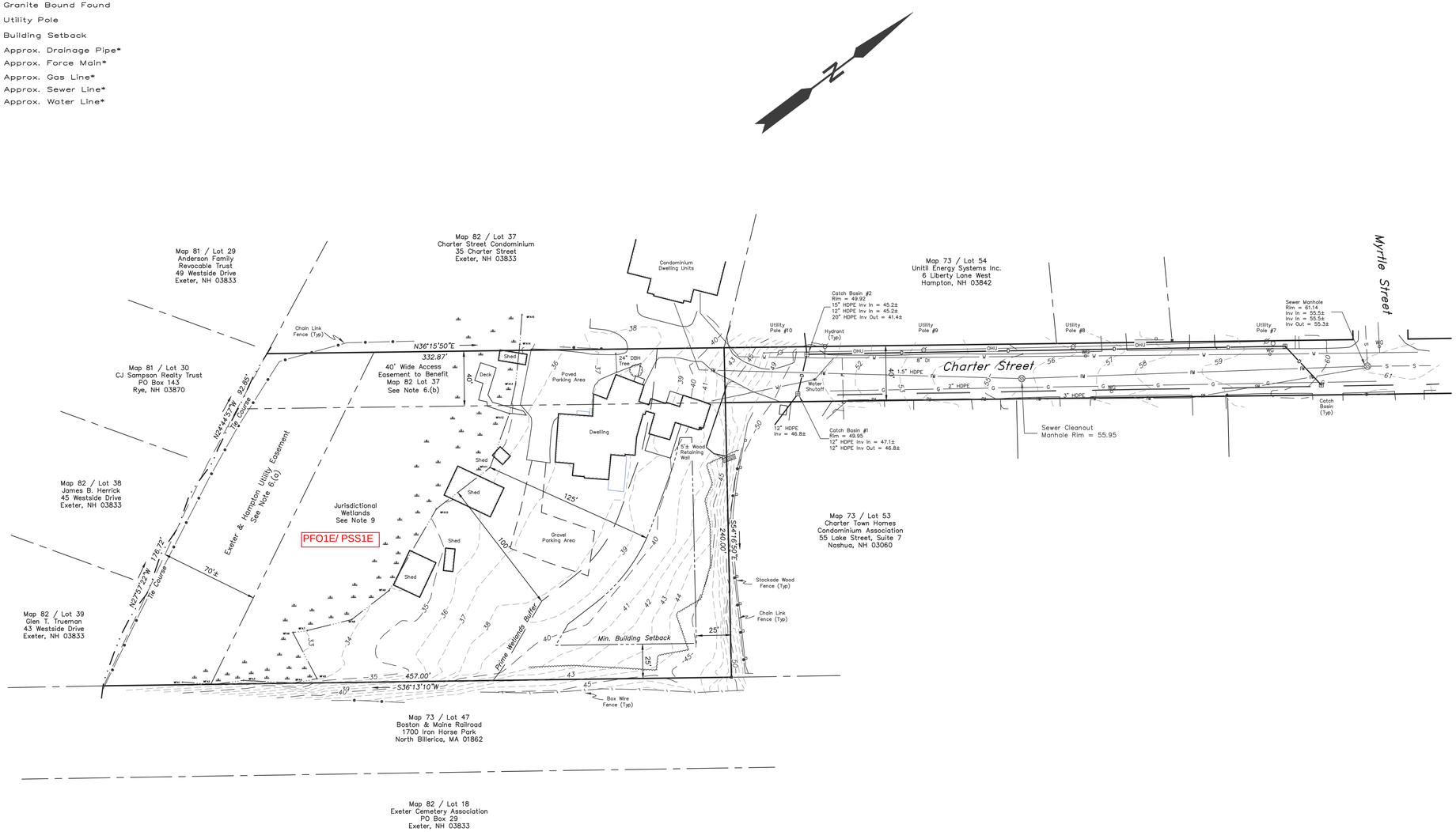
Legend:

OHU	Overhead Utilities
RCRD	Rockingham County Registry of Deeds
○	Iron Pipe Found
●	Iron Rod Found
■	Granite Bound Found
⌀	Utility Pole
——·——	Building Setback
——D——	Approx. Drainage Pipe*
——FM——	Approx. Force Main*
——G——	Approx. Gas Line*
——S——	Approx. Sewer Line*
——W——	Approx. Water Line*

* See 12.

Plan Reference:

"Plat of Land for Lenore E. Coleman, Exeter, NH," dated Feb. 1988, prepared by Parker Survey Assoc. Inc., RCRD PLan No. D-21883.



Notes:

1.) The purpose of this plan is to depict the existing conditions of the subject tract at the time of the on the ground survey conducted between January 6, 2021 and January 8, 2021.

2.) Field Procedure: Topcon Electronic Total Station Instrument & Carlson Surveyor Plus Data Collector, Adjusted Closed Traverse Performed January 2021, Least Squares Balance.

3.) Error of Closure Better Than 1: 19,000.

4.) Parcel is shown as Lot 36 on Assessor's Map 82.

5.) Parcel is located in the Central Area (C1) Zoning District.

6.) Owner of Record:

Lenore E. Coleman
275 Kearsarge Way
Portsmouth, NH 03801
RCRD Bk. 3511, Pg 2576

a.) Parcel is subject to an easement to Exeter & Hampton Electric Co. as described in RCRD Bk 2199, Pg 463.

b.) Parcel is subject to a 40' wide access easement to benefit Map 82, Lot 37 as described in RCRD Bk 1242, Pg 91 and RCRD Bk 1242, Pg 92.

7.) This plan does not show any unrecorded or unwritten easements which may exist. A reasonable and diligent attempt has been made to observe any apparent, visible uses of the land; however this does not constitute that no such easements exist.

8.) Parcel is not located in a Flood Hazard Zone as depicted on Flood Insurance Rate Map, No. 33015C0402E, Rockingham County, NH, (All Jurisdictions), Effective Date: May 17, 2005.

9.) The wetland area shown hereon was field delineated April 29, 2021, by Gove Environmental Services, Inc., of 8 Continental Drive, Building #2, Unit H, Exeter, NH.

10.) Record Lot Area: 2.2± Acres

11.) Horizontal Datum is based upon NAD83-86 New Hampshire State Plane Coordinates and Vertical Datum is based upon NAVD88.

12.) The location of all underground utilities shown are approximate and are based upon above ground visual observations during the field survey and the locations of underground utilities as depicted on the plans provided by the town. The surveyor/engineer does not warranty nor guarantee the location, type or depth of all utilities depicted or not depicted. The contractor or design engineer, prior to the commencement of any construction, shall verify the location of all utilities and contact DIGSAFE at 1-888-344-7233 or dial 811.

R-1 DIMENSIONAL REQUIREMENTS

MIN. LOT AREA	12,000 SF.
MIN. LOT FRONTAGE	100 FT.
MIN. LOT WIDTH	100 FT.
BUILDING SETBACKS:	
FRONT YARD	25 FT.
SIDE YARD	25 FT.
REAR YARD	25 FT.
WETLAND SETBACKS/BUFFER:	
STRUCTURES:	75 FT.
SEPTICS & PARKING	75 FT.
BUFFER/NO-DISTURBANCE	40 FT.
PRIME WETLANDS	
LIMITED USE BUFFER	100 FT.
PARKING & STRUCTURES	125 FT.

811 DigSafe MA·ME·NH·RI·VT

WETLAND NOTES

THE LIMITS OF JURISDICTIONAL WETLANDS AS SHOWN ON THIS PLAN WERE DELINEATED BY GOVE ENVIRONMENTAL SERVICES, INC., IN ACCORDANCE WITH:

1. US ARMY CORPS OF ENGINEERS REGIONAL SUPPLEMENT TO THE CORPS OF ENGINEERS WETLAND DELINEATION MANUAL: NORTHCENTRAL AND NORTHEAST REGION, TECHNICAL REPORT ERDC/EL TR-12-1, JANUARY 2012, VERSION 2.0
2. FIELD INDICATORS OF HYDRIC SOILS IN THE UNITED STATES, A GUIDE FOR IDENTIFYING AND DELINEATING HYDRIC SOILS, VERSION 7.0. UNITED STATES DEPARTMENT OF AGRICULTURE (2010).
3. NORTH AMERICAN DIGITAL FLORA: NATIONAL WETLAND PLANT LIST, VERSION 2.2.1 (2009).

STATE OF NEW HAMPSHIRE · JAMES P. GOVE · No. 0051 · CERTIFIED WETLAND SCIENTIST

STATE OF NEW HAMPSHIRE · No. 821 · DAVID W. VINCENT · LAND SURVEYOR

NO.	DATE	DESCRIPTION	BY
4			
3	9/21/21	add wetland flag numbers	dwv
2	9/8/21	eng review comments	dwv
1	8/18/21	eng review comments	dwv

EXISTING CONDITIONS PLAN
PREPARED FOR
ONE HOME BUILDERS II LLC
SHOWN AS
TAX MAP 82 / LOT 36
LOCATED AT
32 CHARTER STREET
COUNTY OF ROCKINGHAM
EXETER, NH

40 0 20 40 80 160

SCALE: 1"= 40' *DATE: MAY 27, 201*

DAVID W. VINCENT, LLS
LAND SURVEYING SERVICES
PO BOX 1622
DOVER, NH 03821
TEL/FAX (603) 664-5786
www.landsurveyingservices.net

DWG NAME: 025xcon | FB: 62/21-23

20_025

SITE PLANS

SITE SPECIFIC SOIL MAPPING STANDARDS:

THIS MAP PRODUCT IS WITHIN THE TECHNICAL STANDARDS OF THE NATIONAL COOPERATIVE SOIL SURVEY. IT IS A SPECIAL PURPOSE PRODUCT, INTENDED FOR INFILTRATION REQUIREMENTS BY THE NH DES ALTERATION OF TERRAIN BUREAU. IT WAS PRODUCED BY A PROFESSIONAL SOIL SCIENTIST, AND IS NOT A PRODUCT OF THE USDA NATURAL RESOURCES CONSERVATION SERVICE. THERE IS A REPORT THAT ACCOMPANIES THIS MAP.

THE SITE SPECIFIC SOIL SURVEY AND WETLAND DELINEATION WAS PRODUCED APRIL 29, 2021, AND WAS PREPARED BY JAMES P. GOVE, CSS # 004, GOVE ENVIRONMENTAL SERVICES, INC. THE LOCATION OF THE SOIL SURVEY IS AT CHARTER STREET, EXETER, NH.

SOILS WERE IDENTIFIED WITH THE NEW HAMPSHIRE STATE-WIDE NUMERICAL SOILS LEGEND, USDA NRCS, DURHAM, NH. ISSUE # 10, JANUARY 2011.

HIGH INTENSITY SOIL SURVEY (HISS) CONVERSION IS DETERMINED BY THE SOIL PROPERTIES IDENTIFIED IN 'HIGH INTENSITY SOIL MAPPING STANDARD FOR NH', SSSNNE SPECIAL PUBLICATION NUMBER 1, DECEMBER, 2017.

HYDROLOGIC SOIL GROUPS ARE DETERMINED FROM SSSNNE SPECIAL PUBLICATION NUMBER 5, 'KSAT VALUES FOR NEW HAMPSHIRE SOILS', SEPTEMBER, 2009.

SOIL MAP SYMBOL	SOIL MAP UNIT NAME	HISS CONVERSION	HSG
38	ELDRIDGE SANDY LOAM	343	C
100	UDORTHENTS, WET SUBSTRATUM	463	D
496	NATCHAUG MUCK	683	D
699	URBAN LAND	N/A	IMPERVIOUS
899	URBAN LAND-WINDSOR COMPLEX	161	A

B SLOPE = 0-8% C SLOPE = 8-15% E SLOPE = >25%

KEY TO SOIL TYPES

HIGH INTENSITY SOIL SURVEYS UTILIZE A FIVE-PART CLASSIFICATION TO IDENTIFY SOIL TYPES. SYMBOLS A-E READ FROM LEFT TO RIGHT IN THE CLASSIFICATION.

SYMBOL A : DRAINAGE CLASS
- 1- EXCESSIVELY DRAINED
- 2- WELL DRAINED
- 3- MODERATELY WELL DRAINED
- 4- SOMEWHAT POORLY DRAINED
- 5- POORLY DRAINED
- 6- VERY POORLY DRAINED

SYMBOL B: PARENT MATERIAL
- 1- GLACIOFLUVIAL DEPOSITS (OUTWASH/TERRACES)
- 2- GLACIAL TILL
- 3- VERY FINE SAND AND SILT DEPOSITS
- 4- LOAMY/SANDY OVER SILT/CLAY DEPOSITS
- 5- SILT AND CLAY DEPOSITS
- 6- EXCAVATED, REGRADED, OR FILLED
- 7- ALLUVIAL DEPOSITS
- 8- ORGANIC MATERIALS - FRESHWATER
- 9- ORGANIC MATERIALS - TIDAL MARSH

SYMBOL C: RESTRICTIVE FEATURES
- 1- NONE
- 2- BOULDERY
- 3- MINERAL RESTRICTIVE LAYER WITHIN 40 INCHES OF SOIL SURFACE
- 4- BEDROCK PRESENT WITHIN 20 INCHES OF SOIL SURFACE
- 5- SUBJECT TO FLOODING (FLOODPLAIN)
- 6- DOES NOT MEET FILL STANDARDS (SEE PUBLICATION)
- 7- BEDROCK PRESENT 20-40 INCHES BELOW SOIL SURFACE
- 8- BEDROCK DEPTH VARIABLE (GENERALLY WITHIN 40 INCHES OF SOIL SURFACE)

SYMBOL D: SLOPE CLASS
- B- 0% TO 8%
- C- 8% TO 15%
- D- 15% TO 25%
- E- 15% TO 25%
- F- 35%+

653BH
A B C D E

SYMBOL E: HIGH INTENSITY SOIL MAP IDENTIFIER
- H- MAP MEETS HIGH INTENSITY SOIL MAPPING STANDARDS
- P- MAP IS FOR PRELIMINARY PLANNING ONLY AND DOES NOT MEET STANDARDS

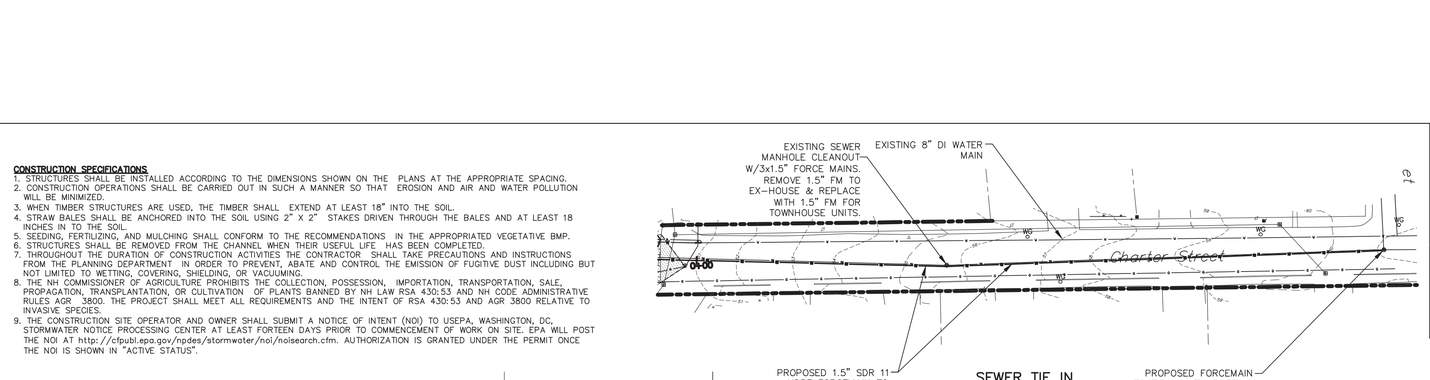
STATE OF NEW HAMPSHIRE JAMES P. GOVE 004 PROFESSIONAL SOIL SCIENTIST

CONSTRUCTION SPECIFICATIONS
1. STRUCTURES SHALL BE INSTALLED ACCORDING TO THE DIMENSIONS SHOWN ON THE PLANS AT THE APPROPRIATE SPACING.
2. CONSTRUCTION OPERATIONS SHALL BE CARRIED OUT IN SUCH A MANNER SO THAT EROSION AND AIR AND WATER POLLUTION WILL BE MINIMIZED.
3. WHEN TIMBER STRUCTURES ARE USED, THE TIMBER SHALL EXTEND AT LEAST 18" INTO THE SOIL.
4. STRAW BALES SHALL BE ANCHORED INTO THE SOIL USING 2" X 2" STAKES DRIVEN THROUGH THE BALES AND AT LEAST 18 INCHES IN TO THE SOIL.
5. SEEDING, FERTILIZING, AND MULCHING SHALL CONFORM TO THE RECOMMENDATIONS IN THE APPROPRIATED VEGETATIVE BMP.
6. STRUCTURES SHALL BE REMOVED FROM THE CHANNEL WHEN THEIR USEFUL LIFE HAS BEEN COMPLETED.
7. THROUGHOUT THE DURATION OF CONSTRUCTION ACTIVITIES THE CONTRACTOR SHALL TAKE PRECAUTIONS AND INSTRUCTIONS FROM THE PLANNING DEPARTMENT IN ORDER TO PREVENT, ABATE AND CONTROL THE EMISSION OF FUGITIVE DUST INCLUDING BUT NOT LIMITED TO WETTING, COVERING, SHIELDING, OR VACUUMING.
8. THE NH COMMISSIONER OF AGRICULTURE PROHIBITS THE COLLECTION, POSSESSION, IMPORTATION, TRANSPORTATION, SALE, PROPAGATION, TRANSPLANTATION, OR CULTIVATION OF PLANTS BANNED BY NH LAW RSA 430:53 AND NH CODE ADMINISTRATIVE RULES AGR 3800. THE PROJECT SHALL MEET ALL REQUIREMENTS AND THE INTENT OF RSA 430:53 AND AGR 3800 RELATIVE TO INVASIVE SPECIES.
9. THE CONSTRUCTION SITE OPERATOR AND OWNER SHALL SUBMIT A NOTICE OF INTENT (NOI) TO USEPA, WASHINGTON, DC, STORMWATER NOTICE PROCESSING CENTER AT LEAST FORTEEN DAYS PRIOR TO COMMENCEMENT OF WORK ON SITE. EPA WILL POST THE NOI AT http://cfpubl.epa.gov/npdes/stormwater/noi/noisearch.cfm. AUTHORIZATION IS GRANTED UNDER THE PERMIT ONCE THE NOI IS SHOWN IN "ACTIVE STATUS".

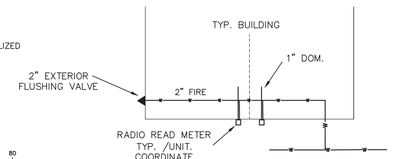
DRAINAGE NOTES:

1. ALL DRAINAGE STRUCTURE AND SWALES WILL BE BUILT AND STABILIZED PRIOR TO HAVING RUN-OFF DIRECTED TO THEM.
2. SEE DETAIL SHEETS FOR STANDARD CONSTRUCTION NOTES AND DETAILS.

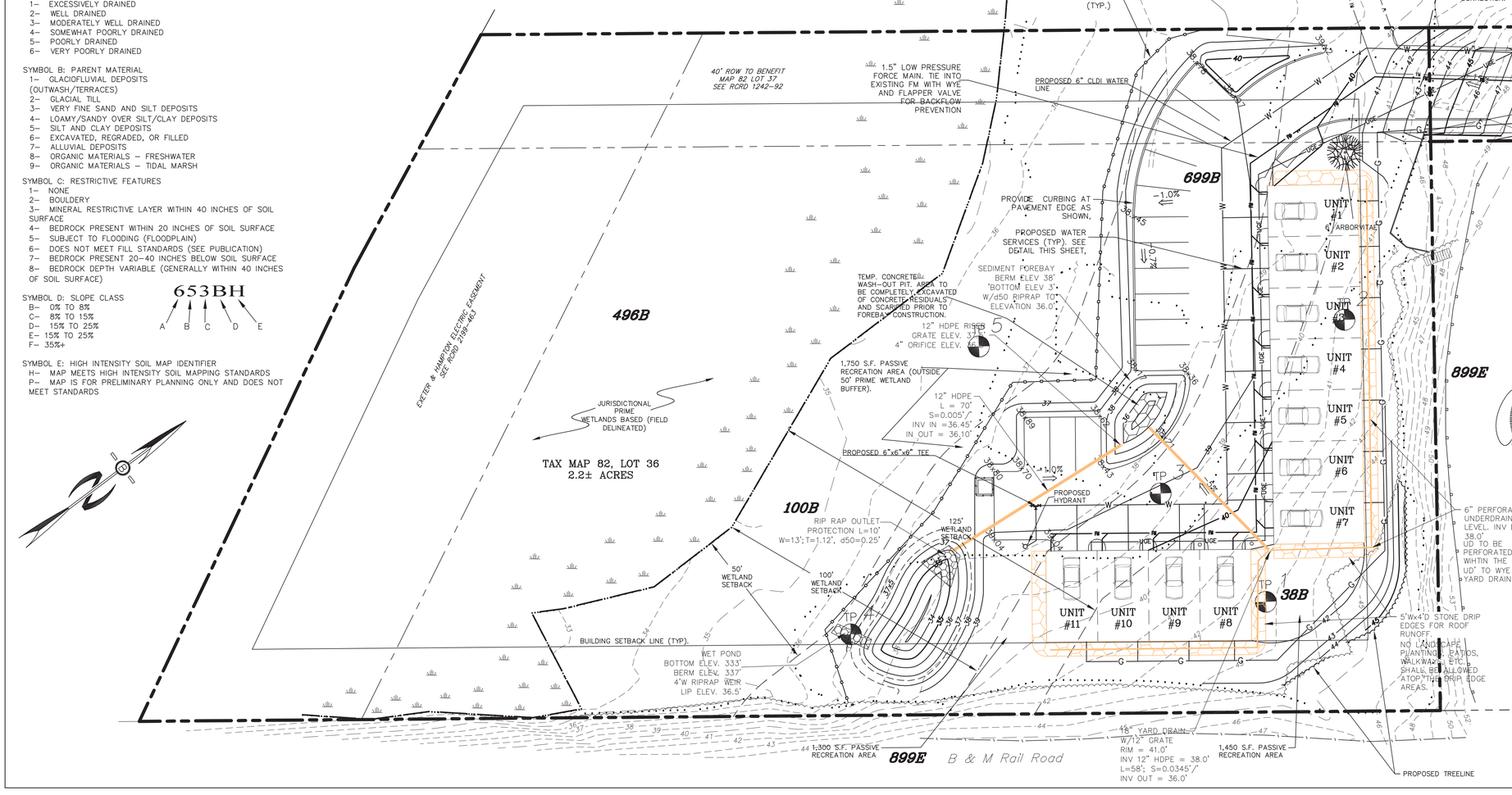
GRAPHIC SCALE
20 0 10 20 40 80
(IN FEET)
1 inch = 20 ft.



SEWER TIE IN
SCALE: 1"=50'



WATER SERVICE DETAIL
NTS



STATE OF NEW HAMPSHIRE CHRISTIAN O. SMITH No.9900 PROFESSIONAL ENGINEER

PREPARED FOR:

ONE HOME BUILDERS LLC
PO BOX 334
STRATHAM, NH 03885

BEALS · ASSOCIATES PLLC
70 PORTSMOUTH AVE, STRATHAM, N.H. 03885
PHONE: 603-583-4860, FAX. 603-583-4863

UTILITY NOTES:

1. PRIOR TO THE START OF CONSTRUCTION, THE CONTRACTOR SHALL COORDINATE WITH THE ENGINEER, ARCHITECT AND/OR OWNER, IN ORDER TO OBTAIN AND/OR PAY ALL THE NECESSARY LOCAL PERMITS, FEES AND BONDS.
2. THE CONTRACTOR SHALL PROVIDE NOTICE TO ALL COMPANIES AND LOCAL AUTHORITIES OWNING OR HAVING A JURISDICTION OVER UTILITIES RUNNING TO, THROUGH OR ACROSS PROJECT AREAS PRIOR TO DEMOLITION AND/OR CONSTRUCTION ACTIVITIES.
3. THE SPECIFICATIONS FOR PROPOSED PRIVATE UTILITY SERVICES SHALL BE TO THE STANDARDS AND REQUIREMENTS OF THE RESPECTIVE UTILITY CO. CONTRACTOR TO COORDINATE WITH UTILITY COMPANIES FOR PROPER UTILITY CROSSING REQUIREMENTS
4. PRIOR TO THE PRE-CONSTRUCTION MEETING UGE&T PLANS FROM THE UTILITY COMPANIES NEED TO BE REDRAWN ON THIS SHEET. ADDITIONALLY THE CONTRACTOR NEEDS TO HAVE A COMPLETED SWPPP. A PRECONSTRUCTION MEETING SHALL BE HELD WITH THE OWNER, ENGINEER, ARCHITECT, CONTRACTOR, LOCAL OFFICIALS, AND ALL UTILITY COMPANIES (PUBLIC AND PRIVATE) PRIOR TO START OF CONSTRUCTION.
5. ALL CONSTRUCTION SHALL CONFORM TO EXETER STANDARDS AND REGULATIONS, UNLESS OTHERWISE SPECIFIED. ALL CONSTRUCTION ACTIVITIES SHALL CONFORM TO LABOR (OSHA) RULES AND REGULATIONS. BUILDINGS ARE TO BE SERVICED BY UNDERGROUND UTILITIES.
6. THE CONTRACTOR IS TO VERIFY LOCATION AND DEPTH OF ALL EXISTING UTILITY STUBS PRIOR TO CONSTRUCTION AND DISCONNECT ALL EXISTING SERVICE CONNECTIONS AT THEIR RESPECTIVE MAINS (IF REQUIRED) IN ACCORDANCE WITH THE RESPECTIVE UTILITY COMPANY'S STANDARDS AND SPECIFICATIONS.
7. SEWER AND WATER INFRASTRUCTURE ON PRIVATE PROPERTY SHALL REMAIN PRIVATE, HOWEVER, THE TOWN RESERVES THE RIGHT TO ENTER THE PROPERTY IN ORDER TO INSPECT, REPAIR AND/OR TERMINATE INDIVIDUAL SEWER OR WATER SERVICES (AT OWNER'S EXPENSE). THIS RIGHT IS TO BE CONVEYED TO THE TOWN IN THE SITE'S DECLARATION OF CONDOMINIUM DOCUMENTS, AND IN ALL INDIVIDUAL DEEDS.
8. AN AS-BUILT PLAN IS TO BE PREPARED AND SUBMITTED TO DEPARTMENT OF PUBLIC WORKS IN DIGITAL AND MYLAR FORMATS.
9. THE CONTRACTOR IS RESPONSIBLE FOR PAYMENT OF ALL CONNECTION FEES.
10. SANITARY SEWER FLOW CALCULATIONS:
    11 UNITS AT 3 BEDROOMS EACH= 33 BEDROOMS
    ESTIMATED FLOW AT 150 GPD/BEDROOM= 4,950.
11. FOR WATER MAIN AND SEWER LINE CROSSINGS REFER TO THE DETAIL ON SHEET 5 FOR MINIMUM VERTICAL AND HORIZONTAL SEPERATION.
12. ALL WATER AND SANITARY LEADS TO BUILDING SHALL END 5' OUTSIDE THE BUILDING LIMITS AS SHOWN ON PLANS AND SHALL BE PROVIDED WITH A TEMPORARY CAP AND WITNESS AT END.
13. THRUST BLOCKS SHALL BE PROVIDED AT ALL BENDS, TEES AND MECHANICAL JOINTS.
14. CONTRACTOR SHALL MINIMIZE DISRUPTIONS TO EXISTING WATER SERVICES AND ALL REQUIREMENTS OF EXETER WATER DEPARTMENT SHALL BE FOLLOWED REGARDING NOTIFICATION OF INTERRUPTION OF SERVICE (MIN 48 HOURS). TEE INSTALLATION MAY NEED TO BE CONDUCTED AT NIGHT AS DIRECTED BY EXETER WATER DEPT.
15. WATER VALVES ARE TO BE OPERATED ONLY BY MUNICIPAL STAFF.
16. THE INSTALLATION OF SMOKE, HEAT, FIRE , OR CARBON MONOXIDE ALARMS OR SYSTEMS SHALL COMPLY WITH NFPA 72 REQUIREMENTS.
17. ALL BUILDINGS TO BE PROVIDED WITH RESIDENTIAL SPRINKLER SYSTEMS FOR FIRE SUPPRESSION.
18. ALL SEWER SERVICE BENDS SHALL HAVE CLEANOUTS INSTALLED (SEE SHEET 5 OF 6 FOR DETAILS).
19. WETLAND AREA SHOWN WAS FIELD DELINEATED BY GOVE ENVIRONMENTAL SERVICES, INC. OF EXETER, NH ON 4/29/21.
20. ALL WATER, SEWER, ROAD (INCLUDING PARKING LOT), AND DRAINAGE WORK SHALL BE CONSTRUCTED IN ACCORDANCE WITH SECTION 9.1 STORMWATER MANAGEMENT STANDARDS, STORMWATER MANAGEMENT PLAN, STORMWATER POLLUTION PREVENTION PLAN, AND EROSION AND SEDIMENT CONTROL STANDARDS AND THE STANDARD SPECIFICATIONS FOR CONSTRUCTION OF PUBLIC UTILITIES IN EXETER, NEW HAMPSHIRE" SEE SECTION 9.14 ROADWAYS, ACCESS POINTS, AND FIRE LANES AND SECTION 9.13 PARKING AREAS FOR EXCEPTIONS.
21. EACH UNIT TO BE PROVIDED WITH AN INDIVIDUAL WATER SHUT-OFF.
22. THE CONTRACTOR MUST OBTAIN A VALID UTILITY PIPE INSTALLER'S LICENSE AND THE JOB SUPERVISOR OR FOREMAN MUST BE CERTIFIED BY THE TOWN PRIOR TO WORKING ON ANY WATER, SEWER, OR DRAINAGE PIPES THAT ARE IN A TOWN STREET OR RIGHT OF WAY, OR THAT WILL CONNECT OR MAY BE CONNECTED TO A TOWN WATER, SEWER, OR DRAINAGE SYSTEM. A LICENSED SUPERVISOR OR FOREMAN MUST BE PRESENT AT THE JOB SITE AT ALL TIMES DURING CONSTRUCTION OF THESE UTILITIES.

REVISIONS:	DATE:
REVISED PER ENGINEERING REVIEW	9-8-21
REVISED PER T.R.C. COMMENTS	8-17-21
REVISED PER NATURAL RESOURCE PLANNER	7-1-21

UTILITY & DRAINAGE PLAN

PLAN FOR:
RESIDENTIAL DEVELOPMENT
32 CHARTER STREET
EXETER, NH

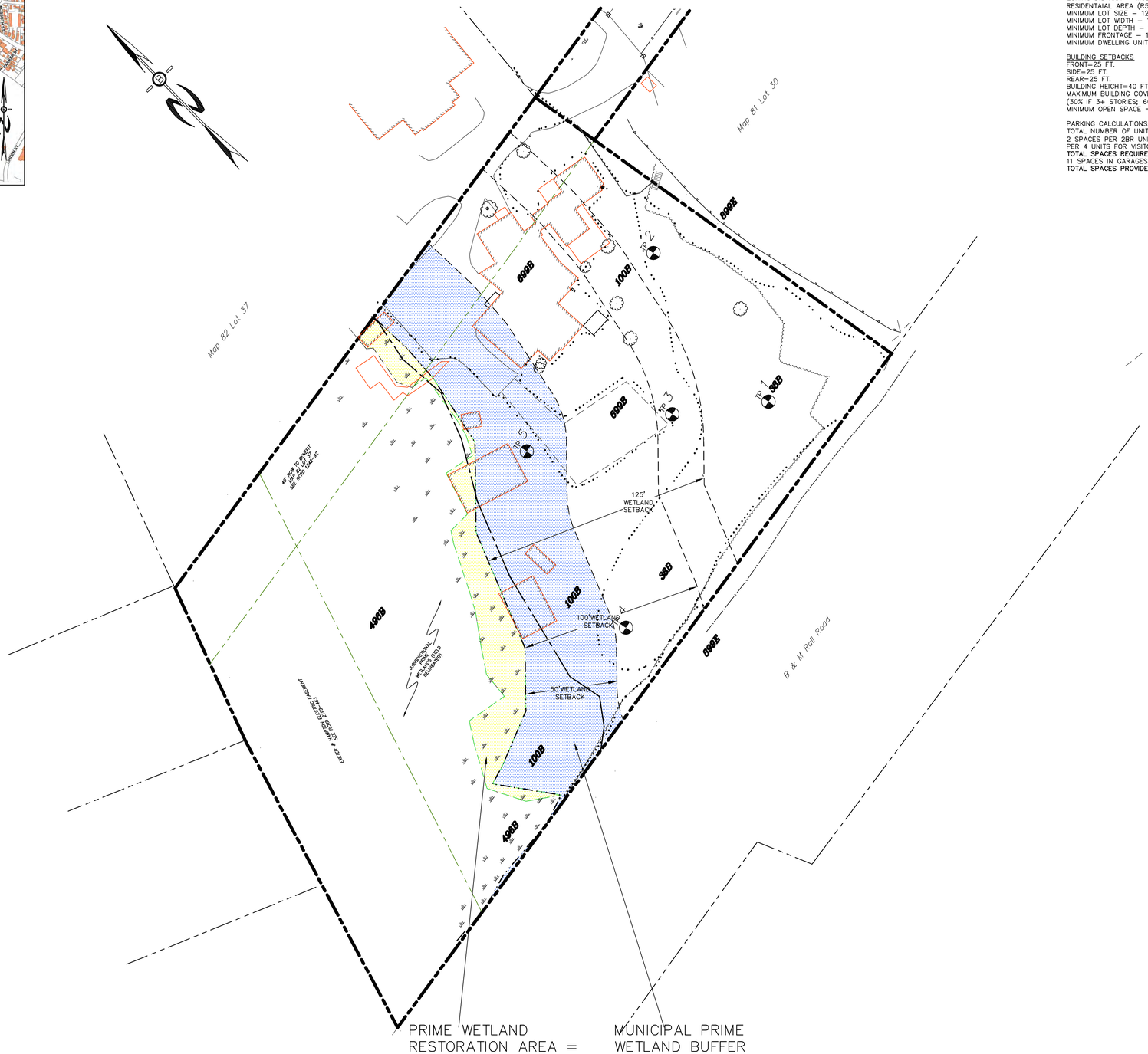
DATE: MAY, 2021	SCALE: 1" = 20'
PROJ. N0: NH-1333	SHEET NO. 4 OF 7

WETLAND IMPACT PLAN

LOCATION MAP

LEGEND

#1	STREET ADDRESS NO.
	UTILITY POLE
TP#1A	TEST PIT W/ NO.
	STONE WALL
	TREE LINE
	EXISTING CONTOUR – 5'
	EXISTING CONTOUR – 2'
	WETLAND BOUNDARY
	SOILS BOUNDARY LINE BUILDING SETBACK LINE
	ABUTTING PROPERTY LINE
	EXISTING PROPERTY LINE



PRIME WETLAND RESTORATION AREA = 3,823 S.F.+/–

MUNICIPAL PRIME WETLAND BUFFER RESTORATION AREA = 18,913 S.F.+/–

ZONING REQUIREMENTS:
ZONING DISTRICT – MULTI–FAMILY RESIDENTAIAL AREA (R5)
MINIMUM LOT SIZE – 12,000 S.F.
MINIMUM LOT WIDTH – 100 FT.
MINIMUM LOT DEPTH – 100 FT.
MINIMUM FRONTAGE – 100FT.
MINIMUM DWELLING UNIT – 3,630 S.F.

BUILDING SETBACKS
FRONT=25 FT.
SIDE=25 FT.
REAR=25 FT.
BUILDING HEIGHT=40 FT.
MAXIMUM BUILDING COVERAGE = 30–60%
(30% IF 3+ STORIES; 60% IF 2 OR LESS)
MINIMUM OPEN SPACE = 20%

PARKING CALCULATIONS:
TOTAL NUMBER OF UNITS=11
2 SPACES PER 2BR UNIT (22) + 1 SPACE PER 4 UNITS FOR VISITOR
TOTAL SPACES REQUIRED=24.75=25
11 SPACES IN GARAGES, 14 GROUND STALLS
TOTAL SPACES PROVIDED=25

SSSM STANDARDS:

THIS MAP PRODUCT IS WITHIN THE TECHNICAL STANDARDS OF THE NATIONAL COOPERATIVE SOIL SURVEY. IT IS A SPECIAL PURPOSE PRODUCT, INTENDED FOR INFILTRATION REQUIREMENTS BY THE NH DES ALTERATION OF TERRAIN BUREAU. IT WAS PRODUCED BY A PROFESSIONAL SOIL SCIENTIST, AND IS NOT A PRODUCT OF THE USDA NATURAL RESOURCES CONSERVATION SERVICE. THERE IS A REPORT THAT ACCOMPANIES THIS MAP.

THE SITE SPECIFIC SOIL SURVEY AND WETLAND BOUNDARY DELINEATION WAS PRODUCED APRIL 29, 2021, AND WAS PREPARED BY JAMES P. GOVE, CSS # 004, GOVE ENVIRONMENTAL SERVICES, INC. THE LOCATION OF THE SOIL SURVEY IS AT CHARTER STREET, EXETER, NH.

SOILS WERE IDENTIFIED WITH THE NEW HAMPSHIRE STATE–WIDE NUMERICAL SOILS LEGEND, USDA NRCS, DURHAM, NH. ISSUE # 10, JANUARY 2011.

HIGH INTENSITY SOIL SURVEY (HISS) CONVERSION IS DETERMINED BY THE SOIL PROPERTIES IDENTIFIED IN 'HIGH INTENSITY SOIL MAPPING STANDARD FOR NH', SSSNNE SPECIAL PUBLICATION NUMBER 1, DECEMBER, 2017.

HYDROLOGIC SOIL GROUPS ARE DETERMINED FROM SSSNNE SPECIAL PUBLICATION NUMBER 5, 'KSAT VALUES FOR NEW HAMPSHIRE SOILS', SEPTEMBER, 2009.

SOIL MAP SYMBOL	SOIL MAP UNIT NAME	HISS CONVERSION	HSG
38	ELDRIDGE SANDY LOAM	343	C
100	UDORTHENTS, WET SUBSTRATUM	463	D
496	NATCHAUG MUCK	683	D
699	URBAN LAND	N/A	IMPERVIOUS
899	URBAN LAND–WINDSOR COMPLEX	161	A

B SLOPE = 0–8% C SLOPE = 8–15% E SLOPE = >25%

EXETER TAX MAP 82, LOT 36

OWNER OF RECORD:
LENORE E. COLEMAN
275 KEARSARGE WAY
PORTSMOUTH, NH 03801
RCRD BK 3511; PG 2576

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ONE HOME BUILDERS LLC
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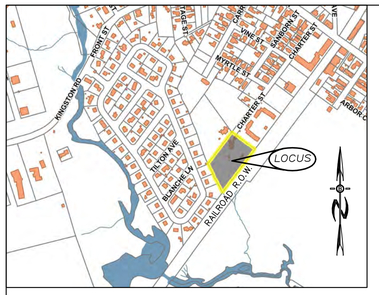
PHONE: 603-583-4860, FAX. 603-583-4863

REVISED PER NATURAL RESOURCE PLANNER	7–1–21
REVISIONS:	DATE:

RESTORATION EXIBIT PLAN

PLAN FOR:
RESIDENTIAL DEVELOPMENT
32 CHARTER STREET
EXETER, NH

DATE: MAY, 2021	SCALE: 1"=60'
PROJ. N0: NH-1333	SHEET NO. 1 OF 1

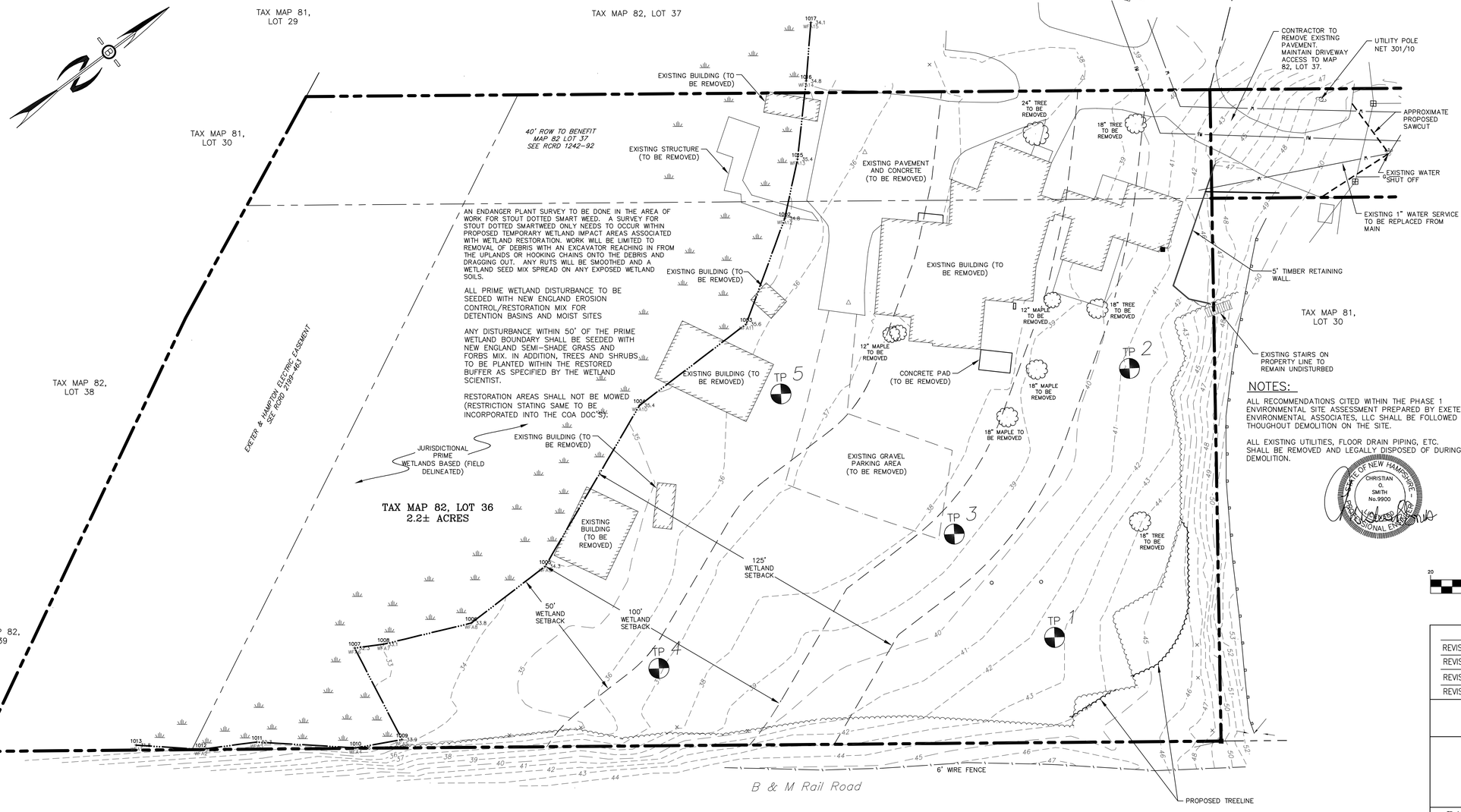


LOCATION MAP
SCALE: 1"=600'

LEGEND

- #1 — STREET ADDRESS NO.
- UTILITY POLE
- TP#A — TEST PIT W/ NO.
- STONE WALL
- TREE LINE
- EXISTING CONTOUR – 10'
- EXISTING CONTOUR – 2'
- WETLAND BOUNDARY
- SOILS BOUNDARY LINE
- BUILDING SETBACK LINE
- ABUTTING PROPERTY LINE
- EXISTING PROPERTY LINE

UNDERGROUND FACILITIES, UTILITIES AND STRUCTURES HAVE BEEN PLOTTED FROM FIELD OBSERVATION AND THEIR LOCATION MUST BE CONSIDERED APPROXIMATE ONLY. NEITHER BEALS ASSOCIATES, NOR ANY OF THEIR EMPLOYEES TAKE RESPONSIBILITY FOR THE LOCATION OF ANY UNDERGROUND STRUCTURES OR UTILITIES NOT SHOWN THAT MAY EXIST. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO HAVE ALL UNDERGROUND STRUCTURES AND/OR UTILITIES LOCATED PRIOR TO EXCAVATION WORK BY CALLING 1-888-DIG-SAFE (1-888-344-7233) AND EXETER DPW (603) 773-6157.



NOTES:

ALL RECOMMENDATIONS CITED WITHIN THE PHASE 1 ENVIRONMENTAL SITE ASSESSMENT PREPARED BY EXETER ENVIRONMENTAL ASSOCIATES, LLC SHALL BE FOLLOWED THOUGHOUT DEMOLITION ON THE SITE.

ALL EXISTING UTILITIES, FLOOR DRAIN PIPING, ETC. SHALL BE REMOVED AND LEGALLY DISPOSED OF DURING DEMOLITION.

STATE OF NEW HAMPSHIRE — CHRISTIAN O. SMITH No.9900 — PROFESSIONAL ENGINEER

NOTES

1. ALL EXISTING STRUCTURES IN THE CONSTRUCTION AREA SHALL BE REMOVED AND DISPOSED OF OFF-SITE IN ACCORDANCE WITH ALL LOCAL, STATE AND FEDERAL REGULATIONS, UNLESS NOTED TO REMAIN ON THE SITE PLANS. ANY BURNING ON-SITE SHALL BE SUBJECT TO LOCAL ORDINANCES.
2. ALL EXISTING UTILITIES SHALL BE TERMINATED AT THE PROPERTY LINE, OR AS SHOWN ON THE DESIGN PLANS, IN CONFORMANCE WITH LOCAL, STATE AND UTILITY COMPANY STANDARDS, SPECIFICATIONS AND DETAILS. THE CONTRACTOR SHALL COORDINATE UTILITY SERVICE DISCONNECTS WITH THE UTILITY REPRESENTATIVES PRIOR TO THE START OF WORK.
3. EROSION AND SEDIMENTATION CONTROLS ARE TO BE INSTALLED PRIOR TO ANY EARTH MOVING ACTIVITIES.
4. A TREE CLEARING PERMIT FROM LOCAL AND STATE AUTHORITIES MAY BE REQUIRED PRIOR TO COMMENCEMENT OF CONSTRUCTION. ALL STUMPS AND DEBRIS ARE TO BE REMOVED FROM SITE.
5. THE CONTRACTOR SHALL INSTALL ORANGE CONSTRUCTION FENCING ALONG PROPERTY LINES IN ALL AREAS WHERE SILT FENCING IS NOT REQUIRED WHERE CONSTRUCTION IS PROPOSED ADJACENT TO ABUTTING PROPERTIES.
6. EXISTING SEWER SERVICE AND APPURTENANCES TO BE REMOVED AND DISPOSED OF PER TOWN AND STATE REQUIREMENTS. NEW SERVICES FOR EACH UNIT TO BE INSTALLED & CONNECTED PER TOWN SPECIFICATIONS. SEQUENCING AND SCHEDULING: (SEE DETAIL SHEETS FOR COMPLETE CONSTRUCTION SEQUENCE AND EROSION CONTROL SPECIFICATION.)
7. DEMOLITION REQUIREMENTS: CONDUCT DEMOLITION TO MINIMIZE INTERFERENCE WITH THE ADJACENT AND OCCUPIED BUILDING AREAS, IN COMPLIANCE WITH THE GOVERNING LAWS. PRIME CONSIDERATION SHALL BE GIVEN TO THE SAFETY, PROTECTION AND CONVENIENCE OF THE PUBLIC AND OWNER'S PERSONNEL. 2.1: EMPLOY TARPAULINS ON TRUCKS CARRYING DEBRIS TO PREVENT SPREADING DUST OR DEBRIS. CLEAN UP LOOSE DEBRIS DAILY TO PREVENT THE WIND SPREADING DEBRIS.
8. LEAVE SITE IN CLEAN CONDITION.
9. STUMP DISPOSAL TO BE OUTSIDE LIMITS OF PAVEMENT, DRAINAGE STRUCTURES, ETC.
10. TEMPORARY EARTH MATERIAL STOCKPILES TO BE IN UPLAND AREAS AND COMPLETELY IMPOUNDED BY SILT FENCE/HAYBALE EROSION CONTROLS.
11. THE LANDOWNER IS RESPONSIBLE FOR COMPLYING WITH ALL APPLICABLE LOCAL, STATE AND FEDERAL REGULATIONS, INCLUDING ANY PERMITTING AND SETBACK REQUIREMENTS REQUIRED UNDER THESE REGULATIONS.
12. WETLAND AREA SHOWN WAS FIELD DELINEATED BY GOVE ENVIRONMENTAL SERVICES, INC. OF EXETER, NH ON 4/29/21.
13. ALL WATER, SEWER, ROAD (INCLUDING PARKING LOT), AND DRAINAGE WORK SHALL BE CONSTRUCTED IN ACCORDANCE WITH SECTION 9.3 STORMWATER MANAGEMENT STANDARDS, STORMWATER MANAGEMENT PLAN, STORMWATER POLLUTION PREVENTION PLAN, AND EROSION AND SEDIMENT CONTROL STANDARDS AND THE STANDARD SPECIFICATIONS FOR CONSTRUCTION OF PUBLIC UTILITIES IN EXETER, NEW HAMPSHIRE" SEE SECTION 9.14 ROADWAYS, ACCESS POINTS, AND FIRE LANES AND SECTION 9.13 PARKING AREAS FOR EXCEPTIONS.
14. THE CONTRACTOR MUST OBTAIN A VALID UTILITY PIPE INSTALLER'S LICENSE AND THE JOB SUPERVISOR OR FOREMAN MUST BE CERTIFIED BY THE TOWN PRIOR TO WORKING ON ANY WATER, SEWER, OR DRAINAGE PIPES THAT ARE IN A TOWN STREET OR RIGHT OF WAY, OR THAT WILL CONNECT OR MAY BE CONNECTED TO A TOWN WATER, SEWER, OR DRAINAGE SYSTEM. A LICENSED SUPERVISOR OR FOREMAN MUST BE PRESENT AT THE JOB SITE AT ALL TIMES DURING CONSTRUCTION OF THESE UTILITIES.

TOWN NOTES

IN ACCORDANCE WITH SITE PLAN REVIEW & SUBDIVISION REGULATIONS SECTIONS 7.15.10 AND 9.3.4 THE APPLICANT SHALL PROVIDE THE TOWN WITH THREE COPIES OF THE STORMWATER POLLUTION PREVENTION PLAN (SWPPP) AND ALSO ENSURE THAT ONE COPY REMAINS ON SITE.

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

PREPARED FOR:

ONE HOME BUILDERS LLC
PO BOX 334
STRATHAM, NH 03885

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PHONE: 603-583-4860, FAX. 603-583-4863

REVISIONS:	DATE:
REVISED PER ENGINEERING REVIEW	9-8-21
REVISED PER T.R.C. COMMENTS	8-12-21
REVISED PER NATURAL RESOURCE PLANNER	7-1-21

DEMOLITION PLAN

PLAN FOR:
RESIDENTIAL DEVELOPMENT
32 CHARTER STREET
EXETER, NH

DATE: MAY, 2021	SCALE: 1" = 20'
PROJ. N0: NH-1333	SHEET NO. 2 OF 7

RESTORATION PLAN

PLANTING NOTES:

1. PLEASE REVIEW AND BECOME FULLY ACQUAINTED WITH THESE NOTES, CONSTRUCTION DETAILS, AND THE PLANTING PLAN.
2. THE CONTRACTOR SHALL LOCATE AND VERIFY ALL EXISTING AND NEW UTILITY LINE LOCATIONS PRIOR TO PLANTING, AND SHALL REPORT ANY CONFLICT TO THE LANDSCAPE ARCHITECT OR OWNER'S REPRESENTATIVE.
3. ALL PLANT MATERIAL SHALL CONFORM TO THE GUIDELINES ESTABLISHED BY THE "AMERICAN STANDARD FOR NURSERY STOCK" PUBLISHED BY THE AMERICAN SOCIETY OF NURSERY MEN, INC. LATEST EDITION.
4. THE CONTRACTOR SHALL STAKE THE LOCATION OF ALL THE PROPOSED PLANT MATERIAL FOR APPROVAL BY THE LANDSCAPE ARCHITECT PRIOR TO PLANTING. NO PLANTS SHALL BE PLANTED BEFORE THE ACCEPTANCE OF ROUGH GRADING.
5. THE BASE OF THE FLARE OF THE TREE TRUNK SHALL BE EXPOSED, IF NECESSARY, AND PLACED 2" ABOVE FINISH GRADE.
6. ANY PROPOSED SUBSTITUTIONS OF PLANT SPECIES WILL BE PLANTS WITH EQUIVALENT OVERALL FORM, HEIGHT, BRANCHING HABIT, FLOWER COLOR, LEAF COLOR, FRUIT COLOR, AND TIME OF BLOOM, AS APPROVED BY THE LANDSCAPE ARCHITECT.
7. EXISTING LOAM: STOCKPILING OF EXISTING LOAM IS SPECIFIED ELSEWHERE. REMOVE CLAY LUMPS, BRUSH, LITTER, ROOTS, STONES 1" AND LARGER, AND OTHER FOREIGN MATERIALS.
8. ADDITIONAL LOAM: IF STOCKPILED LOAM QUANTITY IS INSUFFICIENT, PROVIDE LOAM, WHICH IS A "FINE SANDY LOAM", OR A "SANDY LOAM" DETERMINED BY MECHANICAL ANALYSIS AND BASED ON THE "U.S.D.A. CLASSIFICATION SYSTEM." IT SHALL BE OF UNIFORM COMPOSITION, WITHOUT ADMIXTURE OF SUBSOIL. LOAM SHALL HAVE AN ACIDITY RANGE OF PH 5.8 TO PH 7.0 AND SHALL CONTAIN NOT LESS THAN 4% NOR MORE THAN 10% ORGANIC MATTER AS DETERMINED BY THE LOSS OF IGNITION OF OVEN-DRIED SAMPLES. PROVIDE LOAM WHICH IS FERTILE, FRIABLE, NATURAL LOAM FREE FROM SUBSOIL, CLAY LUMPS, BRUSH, LITTER, ROOTS, STONES 1" AND LARGER, AND ANY FOREIGN MATERIALS.
9. PINE MULCH: PROVIDE PARTIALLY DECOMPOSED MINIMUM SIX MONTH AGED FINELY SHREDDED PINE BARK MULCH WITH DARK BROWN COLOR AND FREE OF WEEDS, EXCESSIVE FINE PARTICLES, STRINGY MATERIAL, AND CHUNKS OF WOOD THICKER THAN ¼". PROVIDE BARK MULCH APPROVED BY THE LANDSCAPE ARCHITECT. APPLY TACKIFIED MULCH TO ALL SEEDED AREAS.
10. ALL PLANTS SHALL BE PLUM VERTICALLY AFTER SETTLING.
11. ALL PLANT MATERIAL SHALL BE MULCHED AFTER PLANTING.
12. UNLESS OTHERWISE INDICATED, DICTATED BY CONDITIONS AT THE SITE, AND DIRECTED BY LANDSCAPE ARCHITECT OR OWNER'S REPRESENTATIVE, BACKFILL SHALL CONSIST OF UNAMENDED SOIL EXCAVATED FROM THE PLANTING PIT. BACKFILL IN 3-4" LAYERS AND CONSOLIDATE EACH LAYER WITH WATER TO ELIMINATE VOIDS AND ARE POCKETS BEFORE PLACING SUBSEQUENT LAYERS. CONTINUE UNTIL BACKFILL HAS REACHED FINISHED GRADE. WATER THOROUGHLY WHEN EXCAVATION IS BACK FILLED AND CONTINUE WATERING UNTIL SATURATED. IF EXISTING UNAMENDED SOIL IS NOT ACCEPTED, PROVIDE PLANTING SOIL MIXTURE CONSISTING OF 7 PARTS LOAM AND 1 PART HUMUS. MIX QUANTITY OF FERTILIZER AND SOIL AMENDMENTS AS RECOMMENDED BY SOIL ANALYSIS AND APPROVED BY THE LANDSCAPE ARCHITECT.
13. WATERING: FLOOD ALL PLANTS WITH WATER TWICE WITHIN THE FIRST 24 HOURS AFTER PLANTING.
14. LOAMING: LOOSEN SUBGRADE AND EXISTING LOAM AREAS BY DISCING OR ROTOTILLING TO MINIMUM DEPTH OF 6". REMOVE STONES GREATER THAN 1" AND ALL RUBBISH AND DEBRIS. PLACE LOAM IN TWO EQUAL LIFTS MIXING FIRST APPLICATION INTO LOOSENED SUBGRADE THEN PLACE SECOND LIFT TO BRING LOAM AFTER SETTLING AND COMPACTING TO THE LINES AND GRADES SHOWN IN THE CONTRACT DOCUMENTS, 6" DEEP MINIMUM. DO NOT HANDLE LOAM OR SUBSOIL IF IT IS WET OR FROZEN.
15. AFTER LOAM HAS BEEN SPREAD, IT SHALL BE CAREFULLY PREPARED BY SCARIFYING AND HAND RAKING. ALL LARGE STIFF CLODS, LUMPS, BRUSH, ROOTS, STUMPS, LITTER AND FOREIGN MATTER, AND STONES OVER 1" DIAMETER SHALL BE REMOVED FROM THE LOAM. LOAM SHALL ALSO BE FREE OF SMALLER STONES IN EXCESSIVE QUANTITIES AS DETERMINED BY THE LANDSCAPE ARCHITECT.
16. FINE GRADING: SET SUFFICIENT GRADE STAKES FOR CHECKING THE FINISHED GRADES. STAKES MUST BE SET AT THE BOTTOM AND TOP OF SLOPES. GRADES SHALL BE ESTABLISHED THAT ARE ACCURATE TO 1/10TH OF A FOOT EITHER WAY. CONNECT CONTOURS AND SPOT ELEVATIONS WITH AN EVEN SLOPE. ALL GRADING WILL INSURE DRAINAGE AWAY FROM STRUCTURES.
17. FINE GRADE LAWN AREAS TO SMOOTH, FREE DRAINING, EVEN SURFACES WITH FINE TEXTURE. ROLL, RAKE AND DRAW LAWN AREAS TO FLATTEN RIDGES AND FILL DEPRESSIONS, EXCEPT AT SELECT AREAS SHOW ON THE DRAWINGS. CONTROL MOISTURE CONTENT TO MAINTAIN OPTIMUM CONDITIONS, BUT DO NOT CREATE A MUDDY CONDITION.
18. ROLLING - TYPICAL: ROLL THE ENTIRE AREA WITH A HAND ROLLER WEIGHTING NOT MORE THAN 100 POUNDS. DURING THE ROLLING, ALL DEPRESSIONS CAUSED BY SETTLEMENT OF ROLLING SHALL BE FILLED WITH ADDITIONAL LOAM AND THE SURFACE SHALL BE REGARDED AND ROLLED UNTIL PRESENTING A SMOOTH AND EVEN FINISH TO THE REQUIRED GRADE OR TO THE SHAPES AND CONFIGURATIONS AS SHOWN ON THE DETAILS.
19. THE SILT FENCE SHALL BE LIMIT OF SEEDING UNLESS OTHERWISE INDICATED ON THE DRAWINGS. ALL AREAS DISTURBED OUTSIDE THE LIMIT OF WORK SHALL BE SEEDED AS INDICATED ON THE DRAWINGS AND IN NOTES.
20. IN CASE OF DISCREPANCIES BETWEEN THE QUANTITIES SHOWN ON THE PLANT SCHEDULE AND THE QUANTITIES SHOWN ON THE PLANTING PLAN, THE QUANTITIES ON THE PLANTING PLAN SHALL BE PROVIDED BY THE CONTRACTOR.

PRIME WETLAND AND PRIME WETLAND BUFFER RESTORATION NOTES:

JAPANESE KNOTWEED AND PURPLE LOOSESTRIFE HAVE BEEN IDENTIFIED AND WILL REQUIRE REMOVAL AS FOLLOWS: REMOVE INVASIVE SPECIES FOLLOWING ACCEPTED METHODS AS DEFINED IN THE NHDOT INVASIVE SPECIES CONTROL MANUAL. THE USE OF HERBICIDE, APPLIED BY A LICENSED APPLICATOR FAMILIAR WITH INVASIVE SPECIES CONTROL METHODS IS RECOMMENDED. IT IS FURTHER RECOMMENDED TO USE A WICK APPLICATION TO PREVENT HERBICIDE MIGRATION INTO THE WETLAND SYSTEM.

DISTURBED AREAS REQUIRING RESTORATION SEEDING SHALL BE CAREFULLY GRADED WITH THE ADDITION OF 4 INCHES OF TOPSOIL / COMPOST WITH A TEXTURE OF FINE SANDY LOAM OR SANDY LOAM SHALL BE PLACED.

WITHIN THE PRIME WETLAND, NEW ENGLAND EROSION CONTROL/RESTORATION MIX FOR DETENTION BASINS AND MOIST SITES SHALL BE USED AT A RATE OF 35 LBS./ACRE. THIS SEED MIX IS AVAILABLE AT NEW ENGLAND WETLAND PLANTS, INC. WWW.NEWP.COM

WITHIN THE PRIME WETLAND BUFFER, NEW ENGLAND SEMI-SHADE GRASS AND FORBS MIX SHALL BE USED AT A RATE OF 30 LBS./ACRE. THIS SEED MIX IS AVAILABLE AT NEW ENGLAND WETLAND PLANTS, INC. WWW.NEWP.COM

IN ADDITION TO SEEDING DISTURBED AREAS WITHING THE PRIME WETLAND BUFFER 145 TREES/SHRUBS FROM THE FOLLOWING LIST SHALL BE PLANTED. NO MORE THAN 25 SHRUBS OF ANY SINGLE SPECIES SHALL BE USED. BOTH SPECIES WITH A WETLAND INDICATOR STATUS OF FACW SHALL BE PLANTED ALONG THE WETLAND EDGE.

WETLAND BUFFER RESTORATION PLANT LIST

SCIENTIFIC NAME	COMMON NAME	WETLAND STATUS	SIZE / DELIVERY
AMELANCHIER CANIDENSIS	SHADBLOW/SERVICEBERRY	FAC	#1 / CONTAINER
ARONIA MELANOCARPA	BLACK CHOKEBERRY	FAC	#1 / CONTAINER
CORNUS SERICEA	RED OSIER DOGWOOD	FACW	#1 / CONTAINER
CORNUS RACEMOSA	GREY DOGWOOD	FAC	#1 / CONTAINER
ILEX GLABRA	INKBERRY	FACW	#1 / CONTAINER
ILEX VERTICILLATA	WINTERBERRY	FAC	#1 / CONTAINER
SPIREA LATIFOLIA	MEADOWSWEET	FAC	#1 / CONTAINER

Plant Schedule

DECIDUOUS SHADE OR STREET TREES

QTY.	ABRV.	SCIENTIFIC NAME	COMMON NAME	SIZE	REMARKS
3	ARO	ACER RUBRUM 'OCTOBER GLORY'	OCTOBER GLORY RED MAPLE	3"-3 1/2" CAL.	B&B
2	NS	NYSSA SYLVATICA 'WILDFIRE'	WILDFIRE TUPELO	2"-2 1/2" CAL.	B&B
5					

DECIDUOUS UNDERSTORY OR FLOWERING FREES

QTY.	ABRV.	SCIENTIFIC NAME	COMMON NAME	SIZE	REMARKS
2	AGA	AMELANCHIER x GRANDIFLORA 'AUTUMN BRILLIANCE'	AUTUMN BRILLIANCE SERVICEBERRY	6'-8' HT.	MULTI-STEM / B&B
3	CM	CORNUS MAS	CORNELIANCHERRY DOGWOOD	7'-8' HT.	MULTI-STEM / B&B
3	BNH	BETULA NIGRA 'HERITAGE' CLUMP	CLUMP 'HERITAGE BIRCH	8'-10' HT.	MULTI-STEM / B&B
3	CV	CHIONANTHUS VIRGINICUS	WHITE FRINGETREE	6'-8' HT.	MULTI-STEM / B&B
11					

EVERGREEN TREES

QTY.	ABRV.	SCIENTIFIC NAME	COMMON NAME	SIZE	REMARKS
3	AC	ABIES CONCOLOR	WHITE FIR	6'-7' HT.	B&B
3					

SHRUBS

QTY.	ABRV.	SCIENTIFIC NAME	COMMON NAME	SIZE	REMARKS
7	CAH	CLETHRA ALNIFOLIA 'HUMMINGBIRD'	WHITE COMPACT SUMMERSWEET	2'-2 1/2' HT.	CONTAINER
4	TME	TAXUS MEDIA 'EVER-LOW'	EVER-LOW YEW	18"-24" SPD.	B&B
11					

PERENNIALS AND GRASSES

QTY.	ABRV.	SCIENTIFIC NAME	COMMON NAME	SIZE	REMARKS
4	BA	BAPTISIA AUSTRALIS	FALSE INDIGO	#3	CONTAINER
20	CA	CALAMAGROSTIS ACUTIFLORA 'KARL FOERSTER'	FEATHER REED GRASS	#2	CONTAINER
3	ED	EUPATORIUM DUBIUM 'BABY JOE'	DWARF JOE PYE WEED	#2	CONTAINER
3	HF	HEMEROCALLIS FLAVA	DAYLILLY	#2	CONTAINER
30					

Legend

DECIDUOUS SINGLE-STEMMED TREE PLANTING, SEE 1/L2

DECIDUOUS MULTI-STEMMED TREE PLANTING, SEE 2/L2

EVERGREEN TREE PLANTING, SEE 3/L2

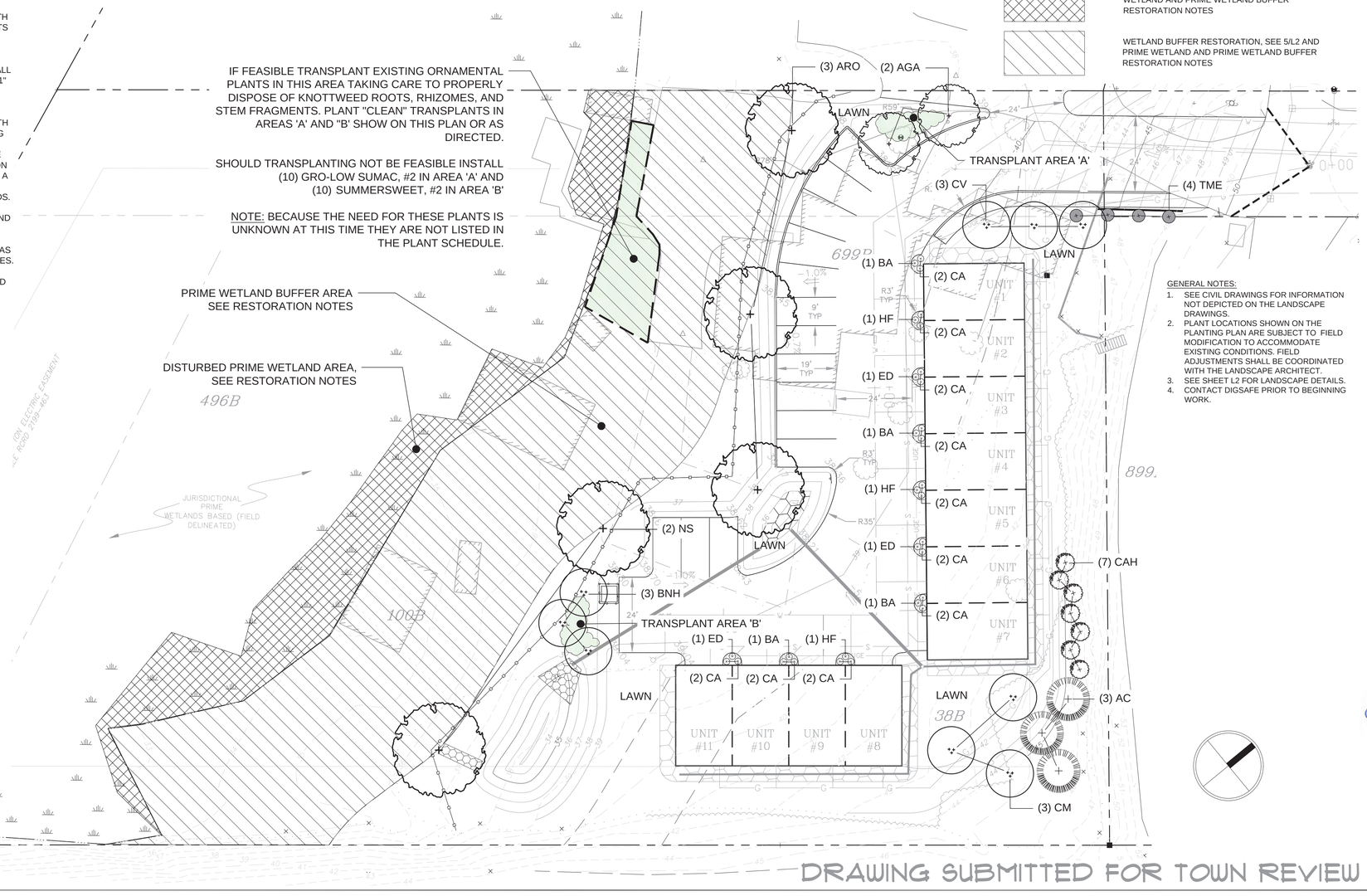
SHRUB PLANTING, SEE 7/L2

PERENNIAL / ORNAMENTAL GRASS PLANTING, SEE 6/L2

LAWN — LOAM AND LAWN SEED MIX, SEE 4/L2

PRIME WETLAND RESTORATION, SEE 5/L2 AND PRIME WETLAND AND PRIME WETLAND BUFFER RESTORATION NOTES

WETLAND BUFFER RESTORATION, SEE 5/L2 AND PRIME WETLAND AND PRIME WETLAND BUFFER RESTORATION NOTES



GENERAL NOTES:

1. SEE CIVIL DRAWINGS FOR INFORMATION NOT DEPICTED ON THE LANDSCAPE DRAWINGS.
2. PLANT LOCATIONS SHOWN ON THE PLANTING PLAN ARE SUBJECT TO FIELD MODIFICATION TO ACCOMMODATE EXISTING CONDITIONS. FIELD ADJUSTMENTS SHALL BE COORDINATED WITH THE LANDSCAPE ARCHITECT.
3. SEE SHEET L2 FOR LANDSCAPE DETAILS.
4. CONTACT DIGSAFE PRIOR TO BEGINNING WORK.

DRAWING SUBMITTED FOR TOWN REVIEW

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RESIDENTIAL DEVELOPMENT
32 CHARTER ST., EXETER, NH 03833

ONE HOME BUILDERS, LLC
PO BOX 334 STRATHAM, NH 03885

SHEET TITLE

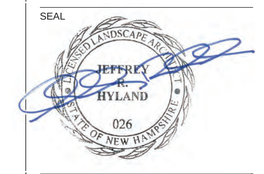
LANDSCAPE PLAN

REVISION LOG

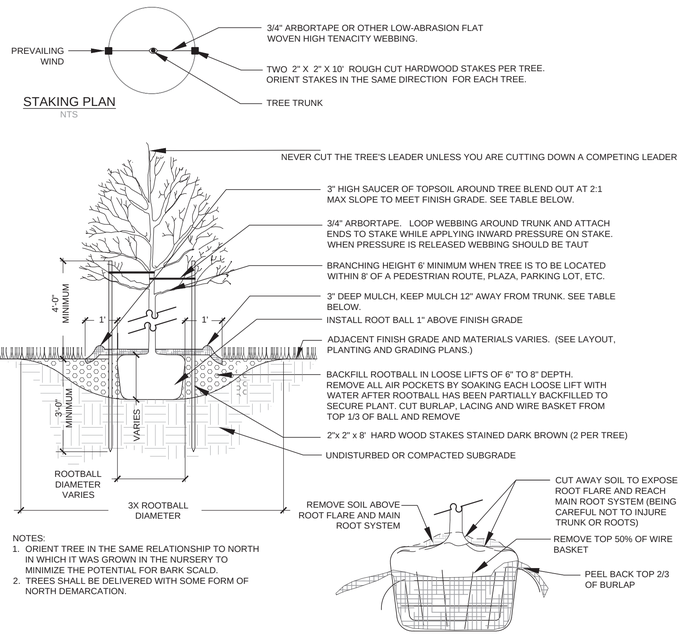
REV#	DATE	DESCRIPTION

PROJECT NO.	21062.0
DESIGN BY	J. HYLAND / K.OSGOOD
DRAWN BY	K.OSGOOD
CHECKED BY	J. HYLAND
DATE	SEPTEMBER 17, 2021
SCALE	0' 20' 40' SCALE: 1" = 20'-0"

SEAL



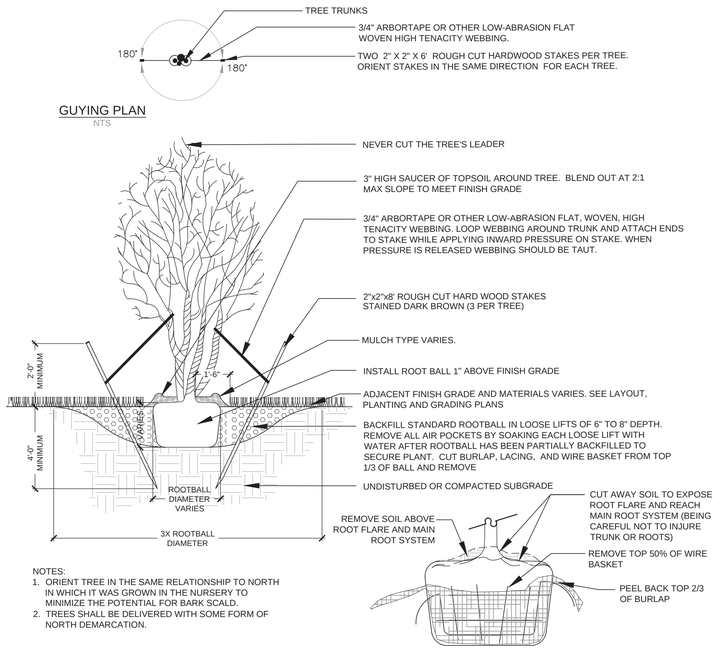
L1



Deciduous Single-Stemmed Tree Planting

Not to Scale

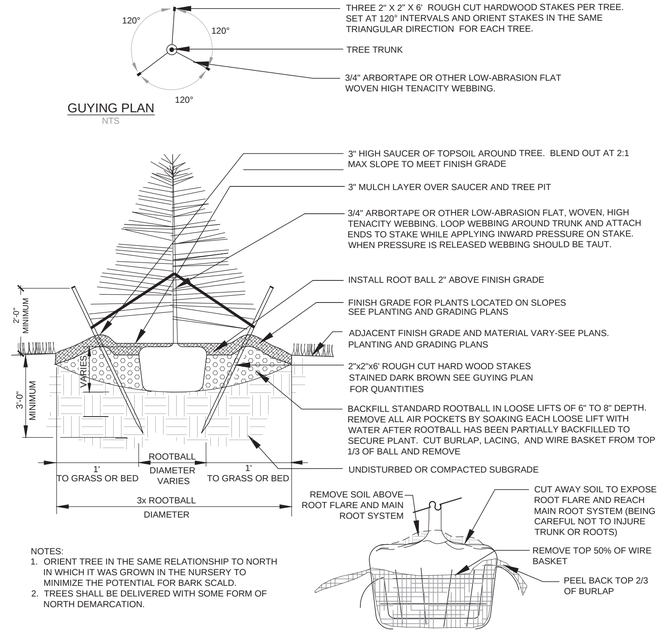
1 L2



Deciduous Multi-Stemmed Tree Planting

Not to Scale

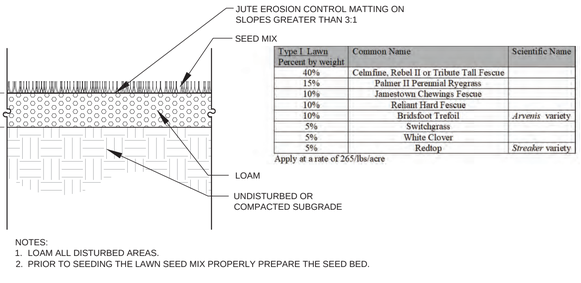
2 L2



Evergreen Tree Planting

Not to Scale

3 L2



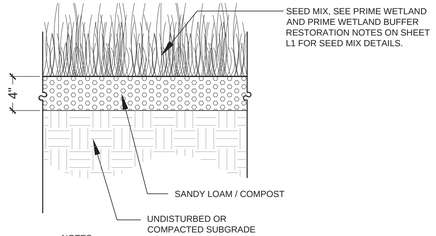
Type I Lawn Percent by weight	Common Name	Scientific Name
40%	Celnifine, Rebel II or Tribute Tall Fescue	
15%	Palmer II Perennial Ryegrass	
10%	Jamestown Chewings Fescue	
10%	Reliant Hard Fescue	
10%	Bridsfoot Trefoil	*Arvenis* variety
5%	Switchgrass	
5%	White Clover	
5%	Redtop	*Streaker* variety

Apply at a rate of 265/lbs/acre

Loam and Lawn Seed Mix

Not to Scale

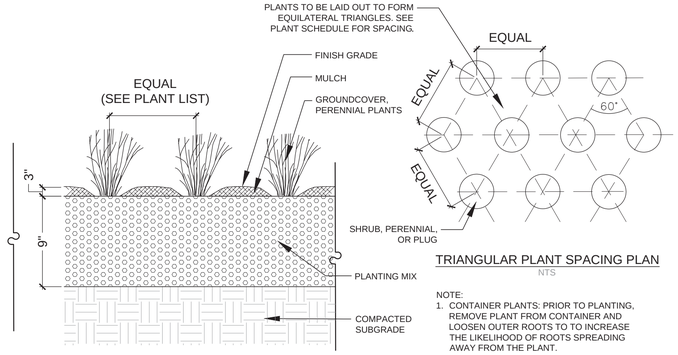
4 L2



Loam and Restoration Seed Mix

Not to Scale

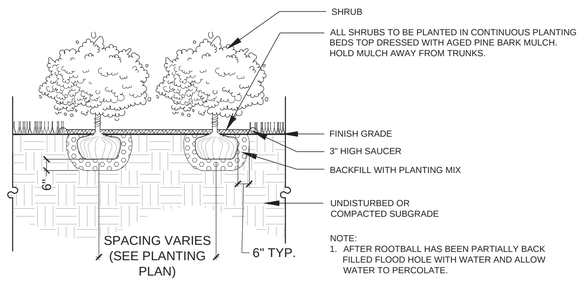
5 L2



Perennial / Ornamental Grass Planting

Not to Scale

6 L2



Shrub Planting

Not to Scale

7 L2

DRAWING SUBMITTED FOR TOWN REVIEW

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ONE HOME BUILDERS, LLC
PO BOX 334 STRATHAM, NH 03885

SHEET TITLE

LANDSCAPE DETAILS

REVISION LOG

REV#	DATE	DESCRIPTION

PROJECT NO.	21062.0
DESIGN BY	J. HYLAND / K.OSGOOD
DRAWN BY	K.OSGOOD
CHECKED BY	J. HYLAND
DATE	SEPTEMBER 17, 2021
SCALE	

SEAL

L2

PRIME WETLAND DOCUMENTATION

LOCATION MAP

LEGEND

#1	STREET ADDRESS NO.
	UTILITY POLE
TP#1A	TEST PIT W/ NO.
	STONE WALL
	TREE LINE
	EXISTING CONTOUR – 5'
	EXISTING CONTOUR – 2'
	WETLAND BOUNDARY
	SOILS BOUNDARY LINE
	BUILDING SETBACK LINE
	ABUTTING PROPERTY LINE
	EXISTING PROPERTY LINE

PRIME WETLAND FIELD DELINEATED

PRIME WETLAND PER EXETER GIS MAPPING

ZONING REQUIREMENTS:
ZONING DISTRICT – MULTI-FAMILY RESIDENTIAL AREA (RS)
MINIMUM LOT SIZE – 12,000 S.F.
MINIMUM LOT WIDTH – 100 FT.
MINIMUM LOT DEPTH – 100 FT.
MINIMUM FRONTAGE – 100FT.
MINIMUM DWELLING UNIT – 3,630 S.F.

BUILDING SETBACKS
FRONT=25 FT.
SIDE=25 FT.
REAR=25 FT.
BUILDING HEIGHT=40 FT.
MAXIMUM BUILDING COVERAGE = 30-60% (30% IF 3+ STORIES; 60% IF 2 OR LESS)
MINIMUM OPEN SPACE = 20%

PARKING CALCULATIONS:
TOTAL NUMBER OF UNITS=11
2 SPACES PER 2BR UNIT (22) + 1 SPACE PER 4 UNITS FOR VISITOR
TOTAL SPACES REQUIRED=24.75=25
11 SPACES IN GARAGES, 14 GROUND STALLS
TOTAL SPACES PROVIDED=25

SSSM STANDARDS:

THIS MAP PRODUCT IS WITHIN THE TECHNICAL STANDARDS OF THE NATIONAL COOPERATIVE SOIL SURVEY. IT IS A SPECIAL PURPOSE PRODUCT, INTENDED FOR INFILTRATION REQUIREMENTS BY THE NH DES ALTERATION OF TERRAIN BUREAU. IT WAS PRODUCED BY A PROFESSIONAL SOIL SCIENTIST, AND IS NOT A PRODUCT OF THE USDA NATURAL RESOURCES CONSERVATION SERVICE. THERE IS A REPORT THAT ACCOMPANIES THIS MAP.

THE SITE SPECIFIC SOIL SURVEY AND WETLAND BOUNDARY DELINEATION WAS PRODUCED APRIL 29, 2021, AND WAS PREPARED BY JAMES P. GOVE, CSS # 004, GOVE ENVIRONMENTAL SERVICES, INC. THE LOCATION OF THE SOIL SURVEY IS AT CHARTER STREET, EXETER, NH.

SOILS WERE IDENTIFIED WITH THE NEW HAMPSHIRE STATE-WIDE NUMERICAL SOILS LEGEND, USDA NRCS, DURHAM, NH. ISSUE # 10, JANUARY 2011.

HIGH INTENSITY SOIL SURVEY (HISS) CONVERSION IS DETERMINED BY THE SOIL PROPERTIES IDENTIFIED IN "HIGH INTENSITY SOIL MAPPING STANDARD FOR NH", SSSNNE SPECIAL PUBLICATION NUMBER 1, DECEMBER, 2017.

HYDROLOGIC SOIL GROUPS ARE DETERMINED FROM SSSNNE SPECIAL PUBLICATION NUMBER 5, "KSAT VALUES FOR NEW HAMPSHIRE SOILS", SEPTEMBER, 2009.

SOIL MAP SYMBOL	SOIL MAP UNIT NAME	HISS CONVERSION	HSG
38	ELDRIDGE SANDY LOAM	343	C
100	UDORTHENTS, WET SUBSTRATUM	463	D
496	NATCHAUG MUCK	683	D
699	URBAN LAND	N/A	IMPERVIOUS
899	URBAN LAND-WINDSOR COMPLEX	161	A

B SLOPE = 0-8% C SLOPE = 8-15% E SLOPE = >25%

EXETER TAX MAP 82, LOT 36

OWNER OF RECORD:
LENORE E. COLEMAN
275 KEARSARGE WAY
PORTSMOUTH, NH 03801
RCRD BK 3511; PG 2576

PREPARED FOR:

ONE HOME BUILDERS LLC
PO BOX 334
STRATHAM, NH 03885

BEALS · ASSOCIATES PLLC
70 PORTSMOUTH AVE, STRATHAM, N.H. 03885
PHONE: 603-583-4860, FAX. 603-583-4863

REVISIONS:	DATE:

GIS PRIME WETLAND EXIBIT PLAN

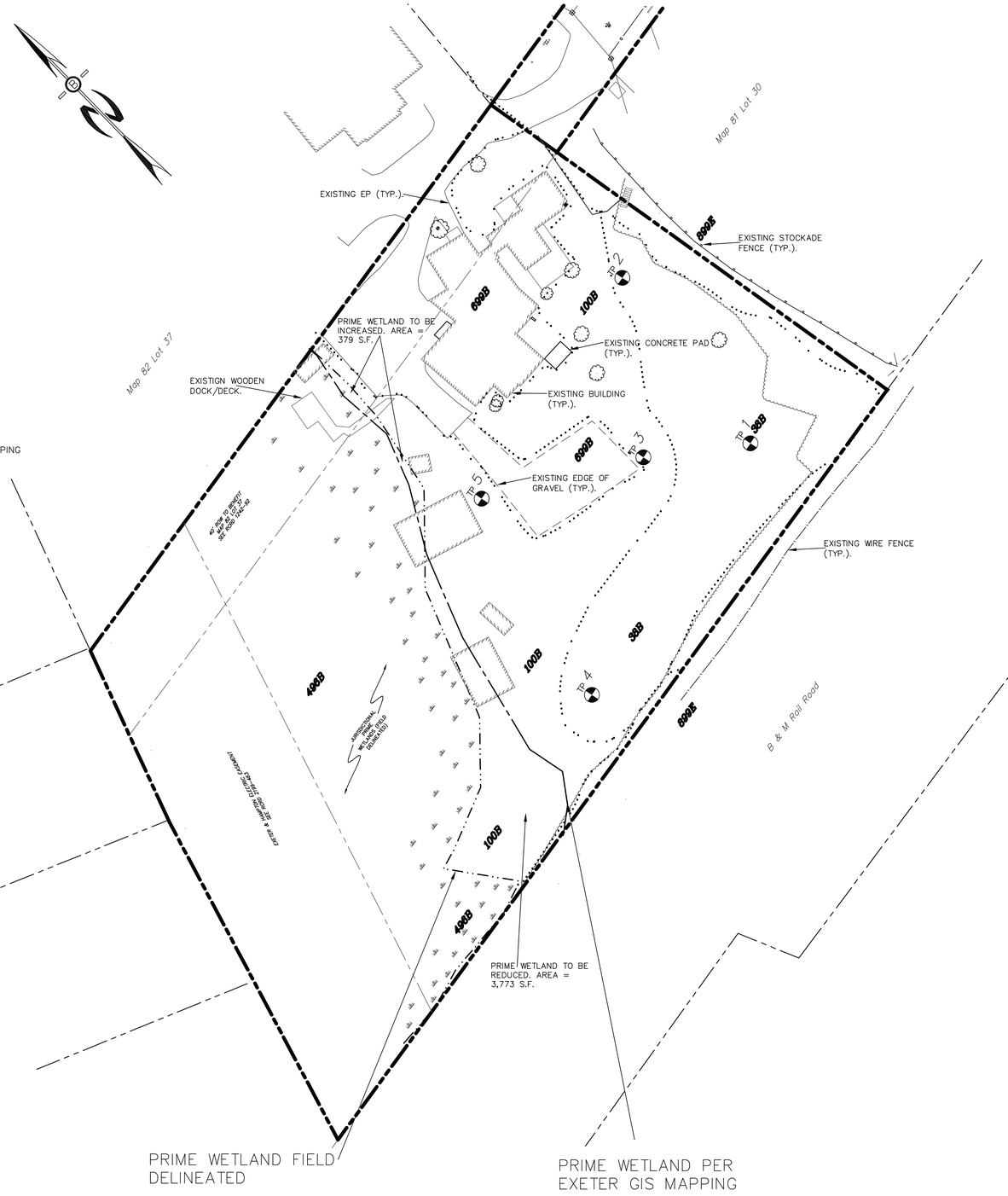
PLAN FOR:
RESIDENTIAL DEVELOPMENT
32 CHARTER STREET
EXETER, NH

DATE: JUNE, 2021	SCALE: 1"=60'
PROJ. N0: NH-1333	SHEET NO. 1 OF 1

LOCATION MAP

LEGEND

#1	STREET ADDRESS NO.
	UTILITY POLE
TP#1A	TEST PIT W/ NO.
	STONE WALL
	TREE LINE
	WETLAND BOUNDARY
	PRIME WETLAND BOUNDARY FROM MUNICIPAL MAPPING
	SOILS BOUNDARY LINE
	ABUTTING PROPERTY LINE
	EXISTING PROPERTY LINE



ZONING REQUIREMENTS:
ZONING DISTRICT – MULTI-FAMILY RESIDENTAIAL (R5)
MINIMUM LOT SIZE – 12,000 S.F.
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MINIMUM LOT DEPTH – 100 FT.
MINIMUM FRONTAGE – 100FT.
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PHONE: 603-583-4860, FAX. 603-583-4863

NOTES:
1. PRIME WETLAND LINE PROPOSED TO BE AMENDED TO ACCURATELY DEPICT THE ON-SITE CONDITIONS. THE EXISTING WETLAND BOUNDARY HAS BEEN DELINEATED IN ACCORDANCE WITH NH STATE STANDARDS FOR WETLAND MAPPING.
2. THE EXETER CONSERVATION COMMISSION VOTED IN FAVOR OF SUPPORTING AMENDING THE TOWN-DESIGNATED PRIME WETLAND MAPS TO MATCH FIELD DELINEATION AT THEIR JULY 13, 2021 PUBLIC HEARING (SEE CONSERVATION COMMISSION MEMO DATE 7-15-21).

SSSM STANDARDS:

THIS MAP PRODUCT IS WITHIN THE TECHNICAL STANDARDS OF THE NATIONAL COOPERATIVE SOIL SURVEY. IT IS A SPECIAL PURPOSE PRODUCT, INTENDED FOR INFILTRATION REQUIREMENTS BY THE NH DES ALTERATION OF TERRAIN BUREAU. IT WAS PRODUCED BY A PROFESSIONAL SOIL SCIENTIST, AND IS NOT A PRODUCT OF THE USDA NATURAL RESOURCES CONSERVATION SERVICE. THERE IS A REPORT THAT ACCOMPANIES THIS MAP.

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899	URBAN LAND-WINDSOR COMPLEX	161	A

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EXETER TAX MAP 82, LOT 36

OWNER OF RECORD:
LENORE E. COLEMAN
275 KEARSARGE WAY
PORTSMOUTH, NH 03801
RCRD BK 3511; PG 2576

REVISED PER NHDES	8-25-21
REVISIONS:	DATE:

GIS PRIME WETLAND EXIBIT PLAN

PLAN FOR:
RESIDENTIAL DEVELOPMENT
32 CHARTER STREET
EXETER, NH

DATE: JUNE, 2021	SCALE: 1"=60'
PROJ. N0: NH-1333	SHEET NO. 1 OF 1

TOWN OF EXETER
CONSERVATION COMMISSION MEMORANDUM

Date: July 15, 2021
To: Planning Board
From: Andrew Koff, Chair, Exeter Conservation Commission
Subject: 32 Charter Street, 11 townhouse/condo dwelling units

Project Information:

Project Location: 32 Charter St., Exeter, NH
Map/Lot: Map 82, Lot 36
CC Review Date: Conceptual Discussion 10/13/20, 11/10/20, Wetland Dredge and Fill and CUP 2/9/21
PB CASE: #21-02

At the applicant's request the Conservation Commission was presented with conceptual plans on 10/20/20 and 4/21/21 and a Wetland CUP on 7/13/21.

Following review of the submitted materials and presented information, the Exeter Conservation Commission voted as follows:

- They are supportive of amending the town-designated prime wetland maps to match the field delineation presented. The applicant acknowledged they would need to include a formal request with the wetland application to be submitted, including data to update the town maps and records.

- They recommend approval of the CUP application with the following conditions:
  - Trees and shrubs be planted in the buffer at a density dictated by the Army Corps Manual (typically 10' on center).
  - Invasive species control and management be incorporated into the restoration proposal.
  - Restoration plantings be monitored for a minimum of 2 years and managed adaptively should planting success drop below < 70% to ensure that success target is achieved.

Should design changes occur in a way that alters impacts to the prime wetland buffer, we would request an opportunity for additional review.

Andrew Koff
Chair, Exeter Conservation Commission

cc: Christian Smith, Beals Assoc.

TOWN OF EXETER, NEW HAMPSHIRE

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

www.town.exeter.nh.us

TO: Mary Ann Tilton
NH DES Wetlands Bureau
29 Hazen Drive
Concord, NH 03833

RE: Prime Wetland Boundary Amendment

Project Location:	32 Charter Street, Exeter, NH
Map/Lot:	Map-Lot 82, Lot 36
NHDES File No:	TBD
CC Review Dates:	July 13, 2021

The Exeter Conservation Commission reviewed the proposed project and associated application materials at their monthly meeting as noted above and voted unanimously that they are supportive of amending the town-designated prime wetland maps to match the field delineation presented.

Andrew Koff
Chair, Exeter Conservation Commission

cc: Eben Lewis, NHDES Portsmouth
Christian Smith, Beals Assoc
Jim Gove, GEI inc.

PHOTOLOG OF IMPACT AREAS

Photo Log:
Charter St, Exeter, NH
Taken: 4/30/21

Photo #1: Looking to the south at the existing debris and stuff that is within the uplands and extending into the prime wetlands.

Photo #2: Looking to the north at the deteriorating building and structures that extend into the wetlands.

Photo #3: Looking to the west at another building and associated debris/trash that extends into the wetlands.

Photo #4: Looking to the north at the debris and structures that extend into the prime wetlands.

Photo #5: Looking to the north west at the debris in the prime wetlands.

Photo #6: Looking at the debris on the southern corner of the property extending into the prime wetland.

Photo #7: Looking to the west at the structures that extend into the prime wetlands.

Photo #8: Looking to the west again at the structures that extend into the prime wetland.

SOIL REPORT

Charter Street, Exeter

4-29-2021 – test pits JP Gove GES 2020235

1

0-10 inches 10YR3/2 sandy loam, granular, friable

10-23 inches 10YR5/6 sandy loam, granular, friable

23-40 inches 2.5Y5/2 silt loam, platy, firm, redox

40-73 inches 7.5YR5/8 loamy sand, single grain, loose, redox

ESHWT 23”

2

0-12 inches 10YR3/2 sandy loam, granular, friable

12 inches plus washed stone – test pit halted due to concern for buried utility

3

0-12 inches 10YR3/3 sandy loam, granular, friable

12-31 inches 2.5Y5/2 silt loam, platy, firm, redox

31-70 inches 7.5YR5/8 loamy sand, single grain, loose, redox, observed water 31 inches

ESHWT = 12”

4

0-15 inches fill – observed water 10 inches

15-31 inches 10YR2/2 mucky sandy loam, granular, friable

31-58 inches 2.5Y5/2 silt loam, platy, firm, redox

58-73 inches 7.5YR5/8 loamy sand, single grain, loose

ESHWT = 10”

5

0-15 inches fill – observed water 15 inches

15-31 inches 10YR2/2 mucky sandy loam, granular, friable

31-50 inches 2.5Y5/2 silt loam, platy firm

50-70 inches 7.5YR5/8 loamy sand, single grain, loose

ESHWT = 15”

SITE-SPECIFIC SOIL SURVEY REPORT
For
32 Charter Street, Exeter, NH
By
Gove Environmental Services, Inc.

1. MAPPING STANDARDS

Site-Specific Soil Mapping Standards for New Hampshire and Vermont. SSSNNE Special Publication No. 3, Version 5.0, December 2017. This map product is within the technical standards of the National Cooperative Soil Survey. It is a special product, intended for the submission to NH DES Alteration of Terrain. It was produced by a professional soil scientist and is not a product of the USDA Natural Resource Conservation Service.

Hydrologic Soil Group was determined using SSSNNE Special Publication No. 5, Ksat Values for New Hampshire Soils, September 2009.

OVERVIEW:

This site is surrounded by development on three sides, and the fourth side is a prime wetland. The lot has been partially filled with gravel at some point in the past. Large trees growing on site would indicate this was not a recent activity. The uplands are either fill over hydric soil, buildings/pavement/compacted gravel, or an Eldridge sandy loam that has a lithologic discontinuity. The surrounding upland areas were outwash sands prior to development. The remaining natural soil has an unusual profile of loam over silt loam over sands.

Scale of soil map:

Approximately 1” equals 20”

Contours:

Intervals of 2 feet

2. DATE SOIL MAP PRODUCED

Date(s) of on-site field work: 4-29-2021

Date(s) of test pits: 4-29-2021

Test pits recorded by: JP Gove

3. GEOGRAPHIC LOCATION AND SIZE OF SITE

City or town where soil mapping was conducted: Exeter

Location: At the end of Charter Street. Tax map 82, lot 36.

Size of area: approximately 2 acres

Was the map for the entire lot? Yes

If no, where was the mapping conducted on the parcel: n/a

4. PURPOSE OF THE SOIL MAP

Was the map prepared to meet the requirement of Alteration of Terrain? No, site too small.

If no, what was the purpose of the map? Drainage calculations.

Who was the map prepared for? Beals Associates

5. SOIL IDENTIFICATION LEGEND

SOIL MAP SYMBOL	SOIL MAP UNIT NAME	HISS CONVERSION	HSG
38	Eldridge sandy loam	343	C
100	Udorthents, wet substratum	463	D
496	Natchaug muck	683	D
699	Urban land	n/a	Impervious
899	Urban land-Windsor complex	161	A

B slope = 0-8% C slope = 8-15% E slope = >25%

6. SOIL MAP UNIT DESCRIPTIONS – SOIL DESCRIPTIONS - PHOTOS

Soil map unit 100.

Soil map unit 100.

Soil map unit 38.

38 Eldridge sandy loam

The typical Eldridge soil map unit has a soil profile of loam over sandy loam/loamy sand over silt loam or silty clay loam. The Eldridge on site has a similar soil profile until a depth of 30 to 40 inches, where a loamy sand/sand is encountered and extends to a depth of 70 plus inches. This is unusual. The following is the soil profile:

Topsoil 0-10" 10YR3/2 Sandy Loam, granular, friable.
B Horizon 10-23" 10YR5/6 Sandy Loam, granular, friable.
C Horizon 23-40" 2.5Y5/2 Silt Loam, platy, firm with common redox (ESHWT = 23").
C2 Horizon 40-73" 7.5YR5/8 Loamy Sand, single grain, loose, redox features and saturated.

100 Udorthents, wet substratum

This map unit was filled in the past. Fill was placed over hydric soils. The following is the soil profile:

Fill 0-15" mixed loam and gravel.
Buried A Horizon 15-31" 10YR2/2 Mucky Sandy Loam, granular, friable with redox features.
C Horizon 31-58" Silt Loam, platy, firm, redox features and saturated.
C2 Horizon 58-73" 7.5YR5/8 Loamy sand, single grain, loose and saturated.

496 Natchaug muck

This map unit is the soil of the prime wetland. It is 16 or more inches of muck over loamy mineral.

699 Urban land

This map unit is the impervious surfaces on the site. It includes buildings, pavement and the compacted gravel parking areas.

899 Urban land-Windsor complex

This map unit is a mix of the impervious surfaces of development and the remaining outwash material that was not covered by pavement or buildings.

7. RESPONSIBLE SOIL SCIENTIST

Name: James P. Gove

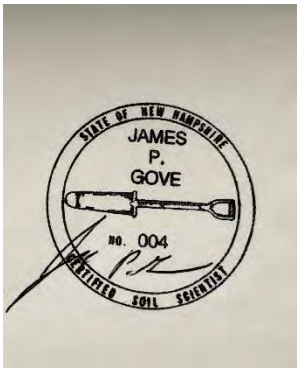
Certified Soil Scientist Number: 004

8. OTHER DISTINGUISHING FEATURES OF SITE

Is the site in a natural condition? No

If no, what is the nature of the disturbance? Filled over hydric soils.

Stamp of CSS



4-30-2021

COORDINATION WITH NATURAL HERITAGE BUREAU

Brenden Walden

From: Bouchard, Jessica <Jessica.R.Bouchard@dncr.nh.gov>
Sent: Thursday, July 15, 2021 1:35 PM
To: Brenden Walden
Cc: Lamb, Amy
Subject: RE: NHB21-1449_Charter St. Exeter Project

Hi Brenden,

Thank you for taking the time to perform a survey and for providing a survey report. It is understandable that there were safety concerns at this location, given the extent of waste and debris.

NHB has no additional concerns regarding the project.

Thank you,

Jessica Bouchard
Environmental Reviewer / Ecological Information Specialist
New Hampshire Natural Heritage Bureau (NHB)
Division of Forests & Lands
NH Dept. of Natural & Cultural Resources
172 Pembroke Rd
Concord, NH 03301
(603) 271-2834 (office)

NHB DataCheck Tool

From: Brenden Walden <bwalden@gesinc.biz>
Sent: Monday, July 12, 2021 1:43 PM
To: Bouchard, Jessica <Jessica.R.Bouchard@dncr.nh.gov>
Cc: Lamb, Amy <Amy.E.Lamb@dncr.nh.gov>
Subject: RE: NHB21-1449_Charter St. Exeter Project

Hey Jessica,
The applicant is hoping to file prior to the plants in full bloom since we have to go through the adjustment of the prime wetland boundary.
I was able to get out and survey a good amount of the property, however, due to the conditions on site I wasn't able to access all areas for safety reasons.
If you have any questions on the report or any further questions or comments on the project, please let me know.
Thanks!

Brenden Walden
Business Manager & Wetland Scientist

GOVE ENVIRONMENTAL SERVICES, INC.
8 Continental Dr, Bldg 2, Unit H,
Exeter, NH 03833-7507

Ph (603) 418-7260 / Cell (207) 710-7863 / *Fax* (603) 778-0654
bwalden@gesinc.biz

From: Bouchard, Jessica <Jessica.R.Bouchard@dncr.nh.gov>
Sent: Wednesday, May 26, 2021 1:35 PM
To: Brenden Walden <bwalden@gesinc.biz>
Cc: Lamb, Amy <Amy.E.Lamb@dncr.nh.gov>
Subject: NHB21-1449_Charter St. Exeter Project

Hi Brenden,

I no longer have Jim's email address so please forward this along to him if needed. As discussed in the pre-application meeting, please survey within wetlands that are proposed to be impacted for restoration. We don't have a factsheet for this species, but below is a link to the Go Botany webpage with some photos (pressed) and a key diagnostic feature shown on the tepals.

https://gobotany.nativeplanttrust.org/species/persicaria/robustior/

Stout dotted smartweed is in flower between early August and mid-October. It would be easiest to survey when in flower, of course. If you attempt to survey prior to flowering, note that the Go Botany webpage indicates a species that stout dotted smartweed can be confused with, called *P. punctate*. The way to distinguish these two species prior to flowering is by leaf blade width, as discussed on the webpage.

Thank you,

Jessica Bouchard
Environmental Reviewer / Ecological Information Specialist
New Hampshire Natural Heritage Bureau (NHB)
Division of Forests & Lands
NH Dept. of Natural & Cultural Resources
172 Pembroke Rd
Concord, NH 03301
(603) 271-2834 (office)

NHB DataCheck Tool

GOVE ENVIRONMENTAL SERVICES, INC.

Date: 6/30/2021

To: Jessica Bouchard
Environmental Reviewer/ Ecological Information Specialist
New Hampshire Natural Heritage Bureau

CC: Amy Lamb
Data Manager
New Hampshire Natural Heritage Bureau

From: Brenden Walden, GES, INC.

Re: Charter Street Development
Subject: NHB21-1449 / State Endangered Plant Survey

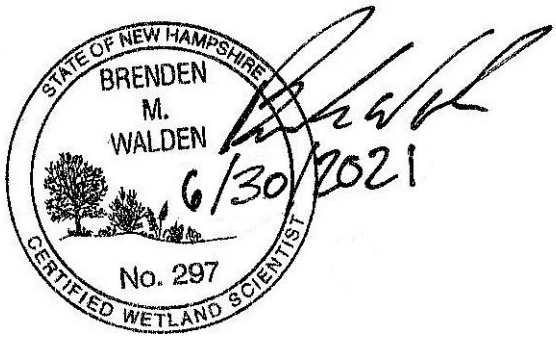
The subject property located on 32 Charter St, in Exeter, NH Tax Map 82 Lot 36 was surveyed at the request of Natural Heritage Bureau for the presence of Stout Dotted Smartweed, a species on the NHB report listed as an endangered plant species at the state level. This survey was requested during the pre-application meeting that occurred on 5/26/2021, due to the potential habitat for the aforementioned plant being present on the subject property near the proposed restoration activities.

A survey was conducted on 6/22/21, and focused on areas along the wetland boundary where restoration work is proposed to take place as directed by Natural Heritage Bureau. The current condition of the existing structures and debris in these areas (proposed to be removed) limited the extent of the survey due to safety concerns regarding safe access. Due to these limitations the survey focused on the frontage areas of the wetland boundary and where the restoration activities are proposed to take place. Additional interior wetland areas were reviewed where safe access permitted.

During the survey of the subject property the Stout Dotted Smartweed was not observed. The Dotted Smartweed described on the Go Botany website as commonly confused with Stout Dotted Smartweed was also not observed. I have attached photos of the site at the time of the survey below as well as an outline of the general area that was surveyed.

This concludes the survey report for the Stout Dotted Smartweed, if you have any other questions or believe I can be of assistance on anything else please let me know either by phone: 207-710-7863 or by email @: bwalden@gesinc.biz.

Sincerely,
Brenden Walden
Business Manager & Wetland Scientist
Gove Environmental Services, Inc.



GOVE ENVIRONMENTAL SERVICES, INC.

Photo Log
Charter St, Exeter, NH
Taken: 6/22/21

Photo #1: Looking to the south west at an abandoned shed noting the thick emergent vegetation adjacent to the scrub-shrub wetland

Photo #2: Looking to the south west at the thick emergent vegetation adjacent to the scrub-shrub wetland

Photo #3: Looking at the thick vegetation between two of the structures on site

Photo #4: Looking at the vegetation between two of the structures on site

Photo #5: Looking at the extensive debris on site.

Photo #6: Looking at the debris mixed with the thick vegetation.

Photo #7: Looking at the emergent vegetation adjacent to the scrub-shrub wetland.

Appendix I
New Hampshire Natural Heritage Bureau Inquiry

Memo

NH Natural Heritage Bureau
NHB DataCheck Results Letter

To: Luke Hurley, Gove Environmental Services, Inc.
8 Continental Drive
Exeter, NH 03833

From: Amy Lamb, NH Natural Heritage Bureau
Date: 4/28/2021 (valid until 04/28/2022)
Re: Review by NH Natural Heritage Bureau
Permits: NHDES - Wetland Standard Dredge & Fill - Major, USACE - General Permit

NHB ID: NHB21-1449 Town: Exeter Location: 32 Charter St
Description: The applicant is proposing a residential development on the property and in association with the development they are also proposing to remove existing structures and debris from the state prime wetland in an effort to restore these areas.

As requested, I have searched our database for records of rare species and exemplary natural communities, with the following results.

Comments NHB: Please send NHB information about the type(s) of wetlands to be impacted, as well as photos of wetland impact areas, preferably taken during the growing season.
F&G: No Comments At This Time

Plant species	State[1]	Federal	Notes
stout dotted smartweed (*Persicaria robustior*)*	E	--	Threats include changes to local hydrology that would affect its habitat. It grows on river or streambanks, pond or lake shores, and in forested swamps.

[1]Codes: "E" = Endangered, "T" = Threatened, "SC" = Special Concern, "--" = an exemplary natural community, or a rare species tracked by NH Natural Heritage that has not yet been added to the official state list. An asterisk (*) indicates that the most recent report for that occurrence was more than 20 years ago.

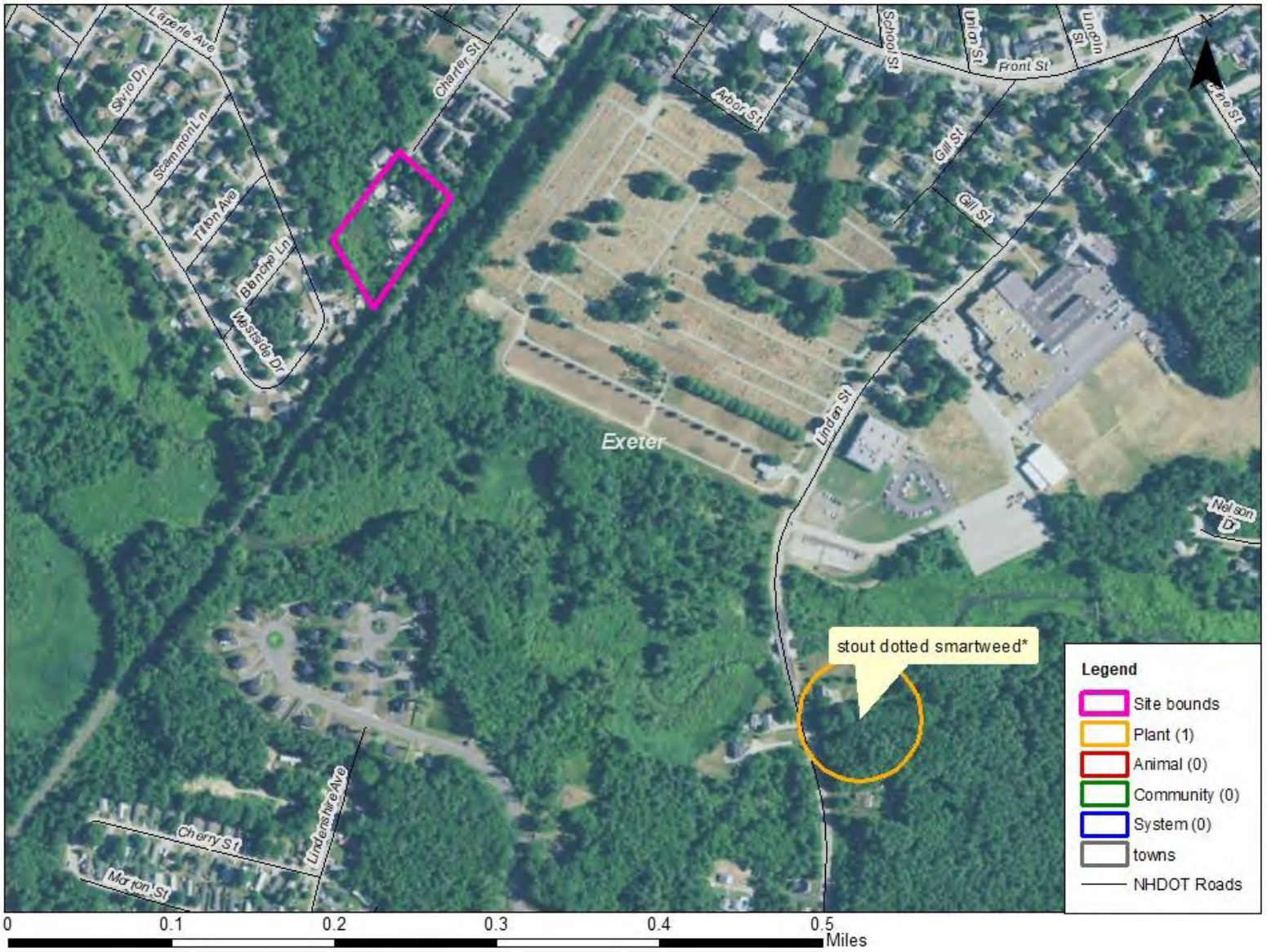
A negative result (no record in our database) does not mean that a sensitive species is not present. Our data can only tell you of known occurrences, based on information gathered by qualified biologists and reported to our office. However, many areas have never been surveyed, or have only been surveyed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

Department of Natural and Cultural Resources
Division of Forests and Lands
(603) 271-2214 fax: 271-6488

DNCR/NHB
172 Pembroke Rd.
Concord, NH 03301

CONFIDENTIAL – NH Dept. of Environmental Services review

NHB21-1449



New Hampshire Natural Heritage Bureau - Plant Record

stout dotted smartweed (*Persicaria robustior*)

Legal Status	Conservation Status
Federal: Not listed	Global: Apparently secure but with cause for concern
State: Listed Endangered	State: Critically imperiled due to rarity or vulnerability

Description at this Location

Conservation Rank: Not ranked
Comments on Rank: --

Detailed Description: 1984: Ca. 101-1000 flowering and fruiting plants on 10-100 square yards of population area. Plants were exceptionally vigorous.
General Area: Found in river mud. Associated spp include *Sparganium americanum*, *Cardamine pennsylvanica*, and others.
General Comments: --
Management Comments: --

Location

Survey Site Name: Linden Street, Little River Bridge
Managed By:

County: Rockingham
Town(s): Exeter
Size: 2.8 acres Elevation:

Precision: Within (but not necessarily restricted to) the area indicated on the map.

Directions: Exeter. Linden Street, Little River Bridge. Along riverbed and river bank.

Dates documented

First reported: 1984 Last reported: 1984-09-13

Appendix II
New Hampshire Department of Historic Resources Inquiry

Please mail the completed form and required material to:

New Hampshire Division of Historical Resources
State Historic Preservation Office
Attention: Review & Compliance
19 Pillsbury Street, Concord, NH 03301-3570

DHR Use Only	
R&C #	_____
Log In Date	____ / ____ / ____
Response Date	____ / ____ / ____
Sent Date	____ / ____ / ____

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

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

GENERAL PROJECT INFORMATION

Project Title Chater St Condominium

Project Location 32 Charter Street

City/Town Exeter Tax Map 82 Lot # 36

NH State Plane - Feet Geographic Coordinates: Easting Northing
(See RPR Instructions and R&C FAQs for guidance.)

Lead Federal Agency and Contact *(if applicable)*
(Agency providing funds, licenses, or permits)
Permit Type and Permit or Job Reference #

State Agency and Contact *(if applicable)* NH DES

Permit Type and Permit or Job Reference # Dredge & Fill

APPLICANT INFORMATION

Applicant Name One Home Builders, LLC

Mailing Address PO Box 334 Phone Number

City Stratham State NH Zip 03885 Email Frank@kinbilthomes.com

CONTACT PERSON TO RECEIVE RESPONSE

Name/Company Brenden Walden / Gove Environmental Services, Inc.

Mailing Address 8 Continental Drive, Bldg 2, Unit H Phone Number 2077107863

City Exeter State NH Zip 03833 Email bwalden@gesinc.biz

This form is updated periodically. Please download the current form at www.nh.gov/nhdhr/review. *Please refer to the Request for Project Review Instructions for direction on completing this form.* Submit one copy of this project review form for each project for which review is requested. Include a 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 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: www.nh.gov/nhdhr/review or contact the R&C Specialist at marika.labash@dncr.nh.gov or 603.271.3558.

PROJECTS CANNOT BE PROCESSED WITHOUT THIS INFORMATION

Project Boundaries and Description

- ☒ Attach the Project Mapping ***using EMMIT or relevant portion of a 7.5' USGS Map.*** *(See RPR Instructions and R&C FAQs for guidance.)*
- ☒ Attach a detailed narrative description of the proposed project.
- ☒ Attach a site plan. The site plan should include the project boundaries and areas of proposed excavation.
- ☒ Attach photos of the project area (overview of project location and area adjacent to project location, and specific areas of proposed impacts and disturbances.) *(Informative photo captions are requested.)*
- ☒ A DHR records search must be conducted to identify properties within or adjacent to the project area. Provide records search results via EMMIT or in **Table 1**. *(Blank table forms are available on the DHR website.)*
  EMMIT or in-house records search conducted on 9/21/2021.

Architecture

Are there any buildings, structures (bridges, walls, culverts, etc.) objects, districts or landscapes within the project area? ☒ Yes ☐ No
If no, skip to Archaeology section. If yes, submit all of the following information:

Approximate age(s): Unknown

- ☒ Photographs of ***each*** resource or streetscape located within the project area, with captions, along with a mapped photo key. (Digital photographs are accepted. All photographs must be clear, crisp and focused.)
- ☒ If the project involves rehabilitation, demolition, additions, or alterations to existing buildings or structures, provide additional photographs showing detailed project work locations. (i.e. Detail photo of windows if window replacement is proposed.)

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.)

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.

DHR Comment/Finding Recommendation *This Space for Division of Historical Resources Use Only*

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

☐ No Potential to cause Effects ☐ No Historic Properties Affected ☐ No Adverse Effect ☐ Adverse Effect

Comments:_____

_____

_____

_____

_____

_____

_____

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.

Authorized Signature: _____ Date: _____

Appendix III
Tax Map, List of Abutters, Abutter Notification Letter, and Certified Mail Receipts

Abutter List

Subject Property
Map 82 Lot 36
Lenore E Coleman
275 Kearsarge Way,
Portsmouth, NH, 03801

Abutters
Map 82 Lot 37
Charter St Condominium
35 Charter St,
Exeter, NH, 03833

Map 81 Lot 29
Anderson Family Revocable Trust
49 Westside Drive,
Exeter, NH, 03833

Map 81 Lot 30
CJ Sampson Reality Trust
PO Box 143
Rye, NH, 03870

Map 82 Lot 38
James B. Herrick
45 Westside Drive,
Exeter, NH, 03833

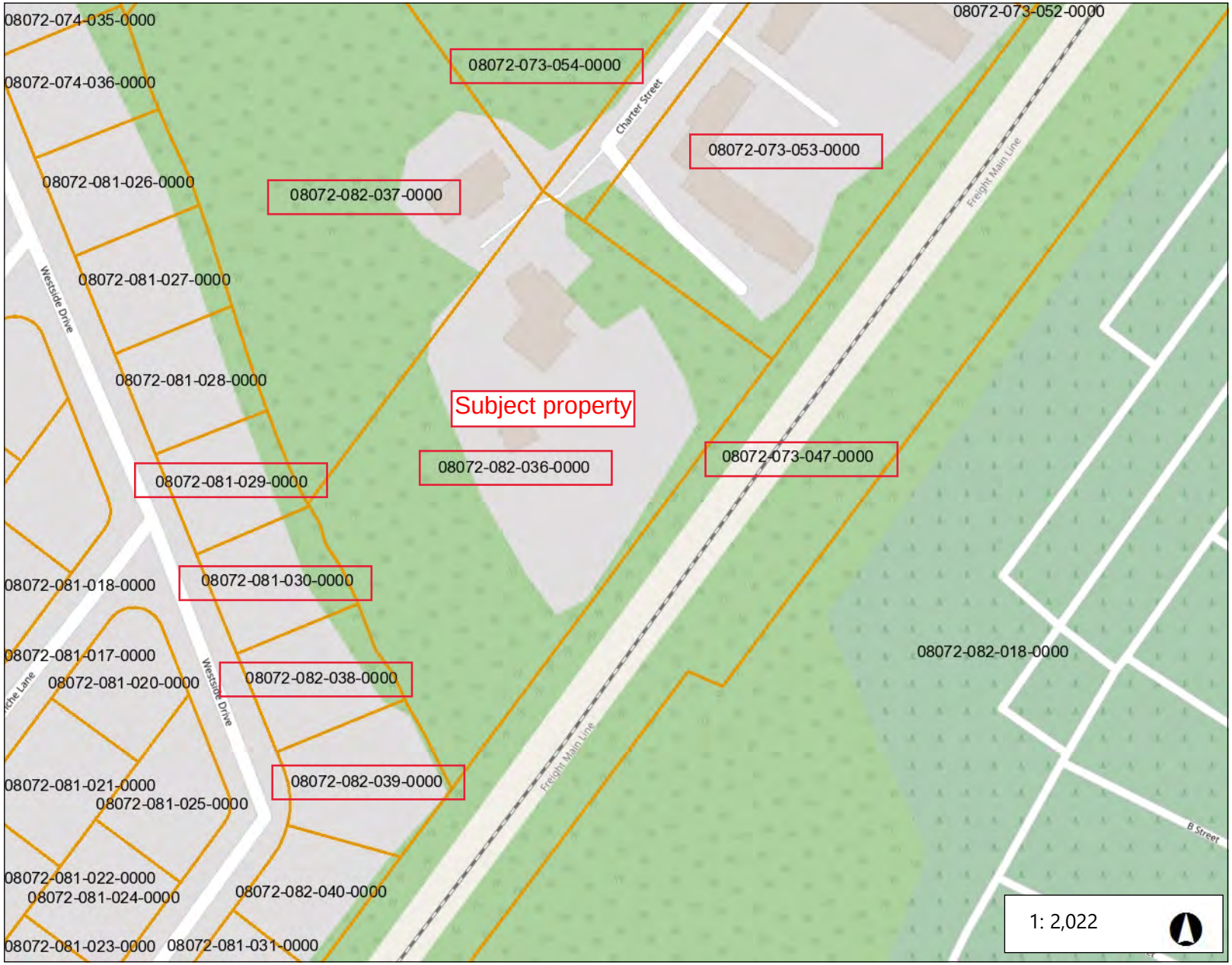
Map 82 Lot 39
Glen T. Trueman
43 Westside Drive,
Exeter, NH, 03833

Map 73 Lot 47
Boston & Maine Railroad
1700 Iron Horse Park,
North Billerica, MA, 01862

Map 73 Lot 53
Charter Town Homes Condominium Association
55 Lake Street, Suite 7,
Nashua, NH, 03060

Map 73 Lot 54
Unitil Energy Systems, Inc.
6 Liberty Lane West
Hampton, NH,03842

Your Organization | Tax Map



Legend

- Wetland_Permits_points
- Parcel Polygons
  - Parcel Polygons
  - Attributes for Additional Lines
- Parcel Lines

Notes

0.1 0 0.03 0.1 Miles

WGS_1984_Web_Mercator_Auxiliary_Sphere

This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable.

THIS MAP IS NOT TO BE USED FOR NAVIGATION

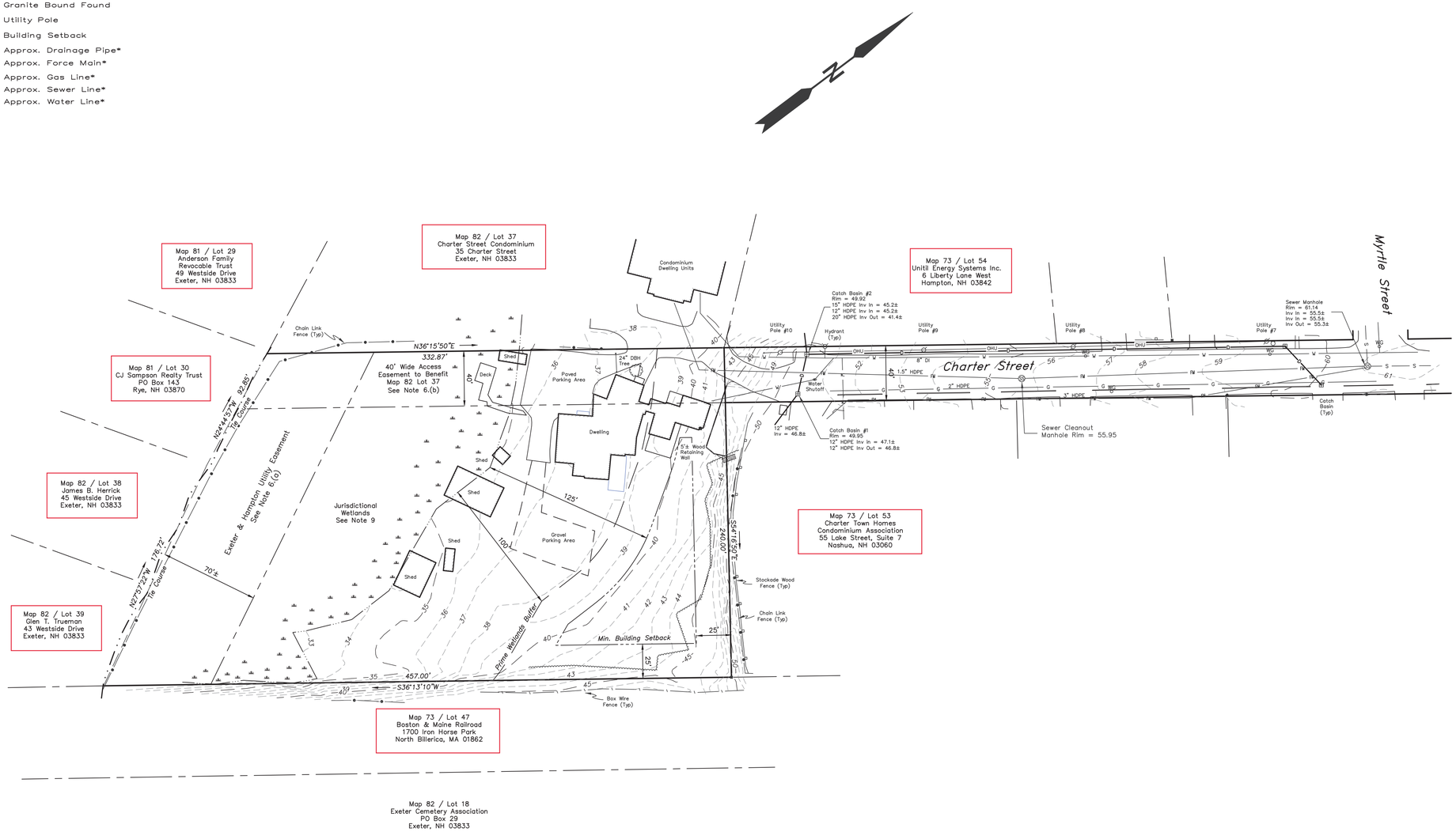
Legend:

OHU	Overhead Utilities
RCRD	Rockingham County Registry of Deeds
○	Iron Pipe Found
●	Iron Rod Found
■	Granite Bound Found
⌀	Utility Pole
——·——	Building Setback
——D——	Approx. Drainage Pipe*
——FM——	Approx. Force Main*
——G——	Approx. Gas Line*
——S——	Approx. Sewer Line*
——W——	Approx. Water Line*

* See 12.

Plan Reference:

"Plat of Land for Lenore E. Coleman, Exeter, NH," dated Feb. 1988, prepared by Parker Survey Assoc. Inc., RCRD PLan No. D-21883.



Notes:

1.) The purpose of this plan is to depict the existing conditions of the subject tract at the time of the on the ground survey conducted between January 6, 2021 and January 8, 2021.

2.) Field Procedure: Topcon Electronic Total Station Instrument & Carlson Surveyor Plus Data Collector, Adjusted Closed Traverse Performed January 2021, Least Squares Balance.

3.) Error of Closure Better Than 1: 19,000.

4.) Parcel is shown as Lot 36 on Assessor's Map 82.

5.) Parcel is located in the Central Area (C1) Zoning District.

6.) Owner of Record:

Lenore E. Coleman
275 Kearsarge Way
Portsmouth, NH 03801
RCRD Bk. 3511, Pg 2576

a.) Parcel is subject to an easement to Exeter & Hampton Electric Co. as described in RCRD Bk 2199, Pg 463.

b.) Parcel is subject to a 40' wide access easement to benefit Map 82, Lot 37 as described in RCRD Bk 1242, Pg 91 and RCRD Bk 1242, Pg 92.

7.) This plan does not show any unrecorded or unwritten easements which may exist. A reasonable and diligent attempt has been made to observe any apparent, visible uses of the land; however this does not constitute that no such easements exist.

8.) Parcel is not located in a Flood Hazard Zone as depicted on Flood Insurance Rate Map, No. 33015C0402E, Rockingham County, NH, (All Jurisdictions), Effective Date: May 17, 2005.

9.) The wetland area shown hereon was field delineated April 29, 2021, by Gove Environmental Services, Inc., of 8 Continental Drive, Building #2, Unit H, Exeter, NH.

10.) Record Lot Area: 2.2± Acres

11.) Horizontal Datum is based upon NAD83-86 New Hampshire State Plane Coordinates and Vertical Datum is based upon NAVD88.

12.) The location of all underground utilities shown are approximate and are based upon above ground visual observations during the field survey and the locations of underground utilities as depicted on the plans provided by the town. The surveyor/engineer does not warranty nor guarantee the location, type or depth of all utilities depicted or not depicted. The contractor or design engineer, prior to the commencement of any construction, shall verify the location of all utilities and contact DIGSAFE at 1-888-344-7233 or dial 811.

R-1 DIMENSIONAL REQUIREMENTS

MIN. LOT AREA	12,000 SF.
MIN. LOT FRONTAGE	100 FT.
MIN. LOT WIDTH	100 FT.

BUILDING SETBACKS:

FRONT YARD	25 FT.
SIDE YARD	25 FT.
REAR YARD	25 FT.

WETLAND SETBACKS/BUFFER:

STRUCTURES:	75 FT.
SEPTICS & PARKING	75 FT.
BUFFER/NO-DISTURBANCE	40 FT.

PRIME WETLANDS

LIMITED USE BUFFER	100 FT.
PARKING & STRUCTURES	125 FT.

811 DigSafe MA·ME·NH·RI·VT

STATE OF NEW HAMPSHIRE — No. 821 — DAVID W. VINCENT — LAND SURVEYOR — SIGNATURE

NO.	DATE	DESCRIPTION	BY
4			
3			
2	9/8/21	eng review comments	dwv
1	8/18/21	eng review comments	dwv

EXISTING CONDITIONS PLAN

PREPARED FOR

ONE HOME BUILDERS II LLC

SHOWN AS

TAX MAP 82 / LOT 36

LOCATED AT

32 CHARTER STREET

COUNTY OF ROCKINGHAM

EXETER, NH

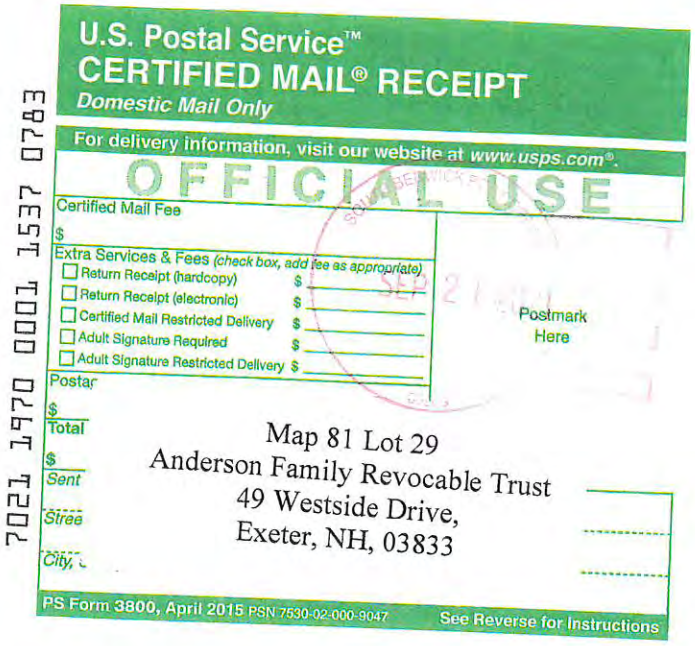
40 0 20 40 80 160

SCALE: 1"= 40' *DATE: MAY 27, 201*

DAVID W. VINCENT, LLS
LAND SURVEYING SERVICES
PO BOX 1622
DOVER, NH 03821
TEL/FAX (603) 664-5786
www.landsurveyingservices.net

DWG NAME: 025xcon | FB: 62/21-23

20_025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Return Receipt (electronic)
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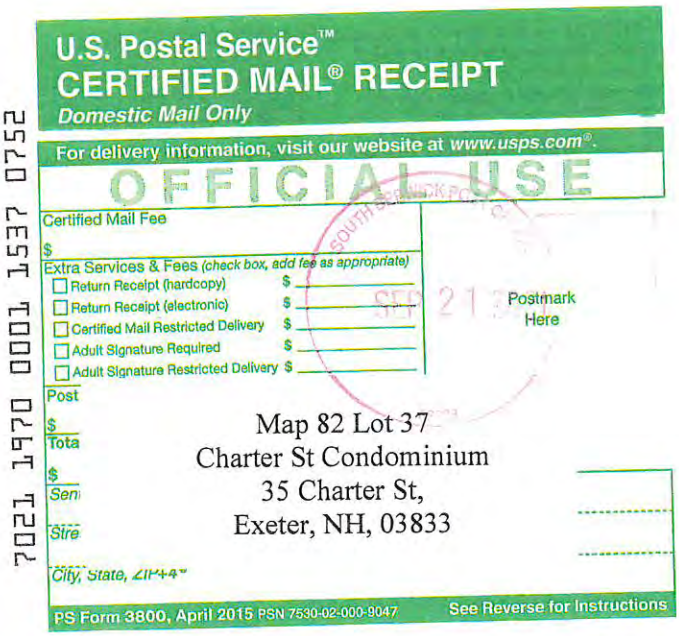
Adult Signature Required
Adult Signature Restricted Delivery
Postmark Here
Map 81 Lot 29
Anderson Family Revocable Trust
49 Westside Drive,
Exeter, NH, 03833
PS Form 3800, April 2015 PSN 7530-02-000-9047
See Reverse for Instructions
7021 1970 0001 1537 0783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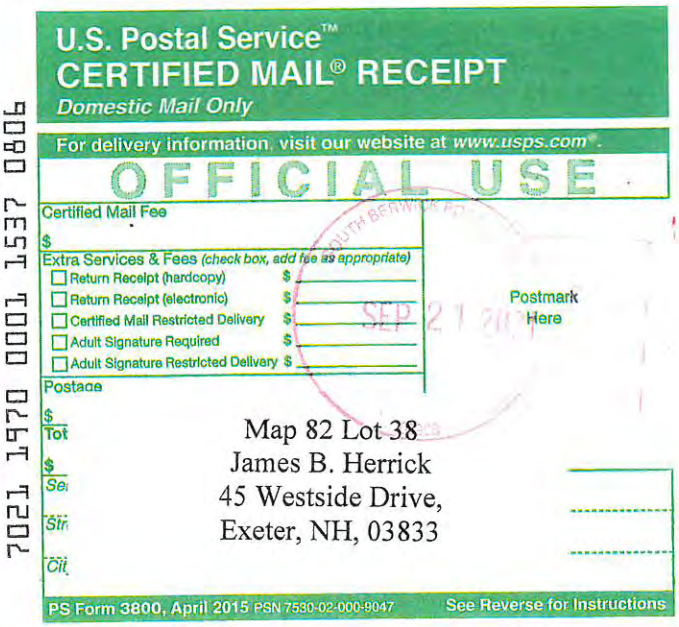
Return Receipt (hardcopy)
Return Receipt (electronic)
Certified Mail Restricted Delivery
Adult Signature Required
Adult Signature Restricted Delivery
Postmark Here
Map 82 Lot 37
Charter St Condominium
35 Charter St,
Exeter, NH, 03833
PS Form 3800, April 2015 PSN 7530-02-000-9047
See Reverse for Instructions
7021 1970 0001 1537 0752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Return Receipt (electronic)
Certified Mail Restricted Delivery
Adult Signature Required
Adult Signature Restricted Delivery
Postmark Here
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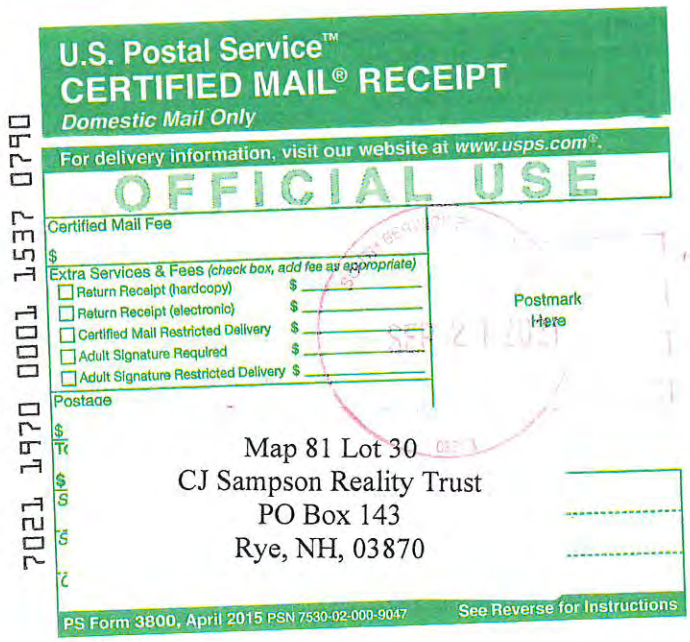
James B. Herrick
45 Westside Drive,
Exeter, NH, 03833
PS Form 3800, April 2015 PSN 7530-02-000-9047
See Reverse for Instructions
7021 1970 0001 1537 0806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Certified Mail Fee
Extra Services & Fees (check box, add fee as appropriate)
Return Receipt (hardcopy)
Return Receipt (electronic)
Certified Mail Restricted Delivery
Adult Signature Required
Adult Signature Restricted Delivery
Postmark Here
Map 81 Lot 30
CJ Sampson Reality Trust
PO Box 143
Rye, NH, 03870
PS Form 3800, April 2015 PSN 7530-02-000-9047
See Reverse for Instructions
7021 1970 0001 1537 0790


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Map 73 Lot 47
Boston & Maine Railroad
1700 Iron Horse Park,
North Billerica, MA, 01862
PS Form 3800, April 2015 PSN 7530-02-000-9047
See Reverse for Instructions
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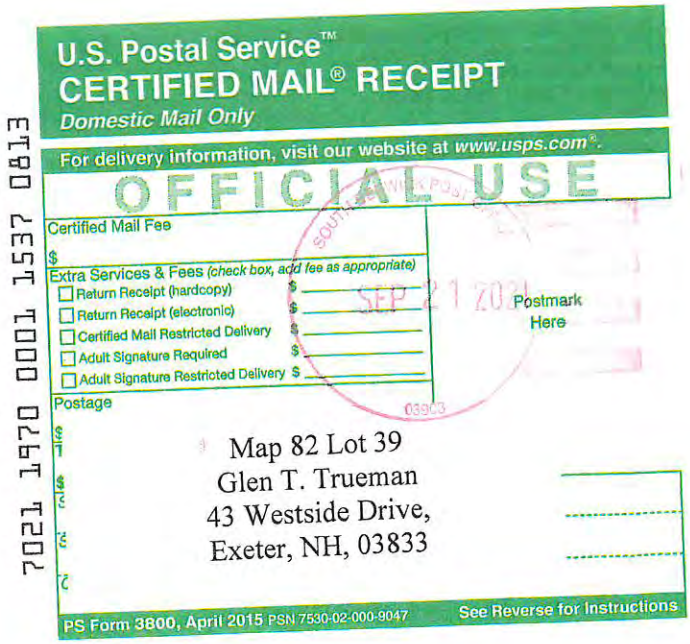
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Map 82 Lot 39
Glen T. Trueman
43 Westside Drive,
Exeter, NH, 03833
PS Form 3800, April 2015 PSN 7530-02-000-9047
See Reverse for Instructions
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Map 73 Lot 54
Unitil Energy Systems, Inc.
6 Liberty Lane West
Hampton, NH,03842

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

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SOUTH BERWICK POST OFFICE
SEP 21 2021
Postmark Here

Map 73 Lot 53
Charter Town Homes Condominium Association
55 Lake Street, Suite 7,
Nashua, NH, 03060

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

September 21, 2020

«Name»
«Street»
«TownStateZip»

Re: Proposed Condominium Development & Prime Wetland Restoration
Subject: NH Department of Environmental Services Wetlands Bureau
Major Impact Dredge & Fill Application

Dear Abutter:

The purpose of this letter is to inform you that One Home Builders, LLC, of Stratham, NH is applying to the NH Department of Environmental Services Wetlands Bureau, which requires this notice for a dredge and fill permit to impact areas under its jurisdiction. The application is for the removal of accessory structures and debris within the prime wetland. The applicant is proposing to restore the wetland area and all natural vegetation to return to these temporarily disturbed areas. The proposed restoration will have temporary impacts totaling to 3,823 SF of to the prime wetland. There are no other wetland impacts temporary or permanent associated with the proposed project. The project is proposed on Tax map 82 Lot 36 on Charter St, Exeter, NH.,

A copy of the application, including plans, will be made available for your review at the town offices and at the NH Department of Environmental Services Wetlands Bureau, 29 Hazen Drive in Concord.

If you have any questions that we might be able to answer, please do not hesitate to contact our office.

Sincerely,

Brenden Walden
GES, Inc.

TOWN OF EXETER, NEW HAMPSHIRE

10 FRONT STREET • EXETER, NH • 03833-3792 • (603) 778-0591 •FAX 772-4709
www.town.exeter.nh.us

TO: Mary Ann Tilton
NH DES Wetlands Bureau
29 Hazen Drive
Concord, NH 03833

RE: Prime Wetland Boundary Amendment

Project Location:	32 Charter Street, Exeter, NH
Map/Lot:	Map-Lot 82, Lot 36
NHDES File No:	TBD
CC Review Dates:	July 13, 2021

The Exeter Conservation Commission reviewed the proposed project and associated application materials at their monthly meeting as noted above and voted unanimously that they are supportive of amending the town-designated prime wetland maps to match the field delineation presented.

Andrew Koff
Chair, Exeter Conservation Commission

cc: Eben Lewis, NHDES Portsmouth
Christian Smith, Beals Assoc
Jim Gove, GEI inc.

TOWN OF EXETER
CONSERVATION COMMISSION MEMORANDUM

Date: July 15, 2021
To: Planning Board
From: Andrew Koff, Chair, Exeter Conservation Commission
Subject: 32 Charter Street, 11 townhouse/condo dwelling units

Project Information:
Project Location: 32 Charter St., Exeter, NH
Map/Lot: Map 82, Lot 36
CC Review Date: Conceptual Discussion 10/13/20, 11/10/20, Wetland Dredge and Fill and CUP 2/9/21
PB CASE: #21-02

At the applicant's request the Conservation Commission was presented with conceptual plans on 10/20/20 and 4/21/21 and a Wetland CUP on 7/13/21.

Following review of the submitted materials and presented information, the Exeter Conservation Commission voted as follows:

- They are supportive of amending the town-designated prime wetland maps to match the field delineation presented. The applicant acknowledged they would need to include a formal request with the wetland application to be submitted, including data to update the town maps and records.

- They recommend approval of the CUP application with the following conditions:
  - Trees and shrubs be planted in the buffer at a density dictated by the Army Corps Manual (typically 10' on center).
  - Invasive species control and management be incorporated into the restoration proposal.
  - Restoration plantings be monitored for a minimum of 2 years and managed adaptively should planting success drop below < 70% to ensure that success target is achieved.

Should design changes occur in a way that alters impacts to the prime wetland buffer, we would request an opportunity for additional review.

Andrew Koff
Chair, Exeter Conservation Commission

cc: Christian Smith, Beals Assoc.

Insert Rose Farm Application Material Here

TOWN OF EXETER
CONSERVATION COMMISSION MEMORANDUM

Date:	July 12, 2018
To:	Planning Board
From:	Conservation Commission
Subject:	Rose Farm Open Space Development Conservation Land, Shoreland CUP and Wetland Waiver Recommendations

Project Info:
Exeter Rose Farm Open Space Subdivision
Tax Map 54, Lot 5, 6, 7 and Tax Map 63, Lot 20
PB CASE: 21603

Proposed Conservation Land:
The Conservation Commission voted unanimously during their July 10th meeting that they would be supportive of the Town accepting fee ownership of the 6.31 acres presented in the June 29th submission with the following conditions:

- Hunting would not be permitted on the property
- Prior to Town acceptance, the applicant will provide: a draft deed to the Commission for review and approval, a surveyed plan, a baseline documentation report, and on-site boundary marker placement will be confirmed on the ground by the Commission or their representative, and the Grantor.
- The applicant is responsible for construction of the trail connection to the existing trail network, any required crossings along that connection, and installation of a trailhead sign at the trail entrance.
- The applicant will install conservation boundary discs along the conservation boundary adjacent to house lots

Shoreland Conditional Use Permit:

The Conservation Commission reviewed the materials provided and do not recommend approval of the Shoreland Conditional Use Permit as proposed because they do not have enough information to verify the project will not detrimentally impact surface water quality and will not cause undue damage to wildlife habitat.

The Commission provides the following additional recommendations to help ensure these requirements are met:

- Locate snow storage in areas that receive pre-treatment before reaching surface water.
- Prioritize the use of an open bottom culvert over a box culvert with stream simulation
- Require construction activities be undertaken to prevent the spread of invasive plants from the heavily infested areas on site
- Ensure the HOA documents include a prohibition of the use of fertilizer and regular inspection and maintenance of stormwater infrastructure
- Investigate the connection between the spring and this development to ensure there will not be undue impacts to the spring

- Stormwater infrastructure be designed to reduce potential for nitrogen loading to the surface waters

Wetland Waiver Request:

The Conservation Commission reviewed the materials provided do not feel comfortable recommending approval of the waiver request at this time because they need more information to understand the impact of the proposed project on the wetland functions and values of water quality and fish habitat given the information provided.

The Commission would also like the comments they provided for the Shoreland Conditional Use Permit to be considered for the waiver request.

William E Campbell

Bill Campbell
Chair, Exeter Conservation Commission

cc: Todd Baker, Baker Properties - by email

Town of Exeter

Kristen Murphy <kmurphy@exeternh.gov>

Submission for Conservation Commission Packet for Oct. 12 meeting

1 message

Caroline Amport Piper <camport@gmail.com> Fri, Oct 1, 2021 at 8:52 AM
To: Kristen Murphy <kmurphy@exeternh.gov>

Kristen,

I respectfully submit the attached technical memo for consideration by the Conservation Commission related to their upcoming review of the Exeter Rose Farm, LLC's NH DES wetlands permit application. My hope is that it can be included in their advanced materials for the October 12 meeting.

I submit this information as an Exeter resident and board member of the Exeter Area Conservancy (EAC). The EAC is comprised of Exeter residents, including abutters to the proposed Rose Farm development, whose mission is to advocate for the protection of key pieces of open space in Exeter.

If you would, please confirm the receipt of this information.

Lastly, have you received the electronic copy of the wetlands application? If you have, can you please send me a copy?

Thank you,

Caroline Piper
8 Forest Street
Exeter, NH
603-686-4338

20210930_RoseFarm.pdf
120K

TECHNICAL MEMORANDUM

TO:	Exeter Conservation Commission
FROM:	Peter Steckler, CWS
DATE:	September 30, 2021
RE:	Concerns about Exeter Rose Farm, LLC's Proposed Impacts to Aquatic Resources
CC:	Exeter Area Conservancy

Dear Chair Koff and Members of the Exeter Conservation Commission,

I submit these comments in support of the Exeter Area Conservancy and their opposition to the Exeter Rose Farm, LLC's proposed impacts to Norris Brook and its associated wetlands. I was a 16-year resident of Exeter until just recently (August, 2021) as well as an Exeter Planning Board alternate. I'm an advocate for natural resource protection and habitat connectivity for fish and wildlife and a Certified Wetland Scientist. I am writing to voice my concerns about Exeter Rose Farm, LLC's proposed impacts to aquatic resources that are the subject of their wetlands permit application. My comments are intended to support the Conservation Commission advocate for an improved outcome for the Norris Brook system rather than further fragmentation and degradation, as proposed.

My deepest concern about the proposed project is the proposed access road, Rose Farm Lane, which crosses Norris Brook. This Tier 3 crossing is a completely new crossing of Norris Brook at a point where the upstream watershed is approximately 544 acres and the brook is classified as a third order stream. Due to this crossing's proximity to the Squamscott River, a Designated River by the State of New Hampshire, the crossing lies within a Designated River Corridor area and is therefore categorized as a major wetland impact. The proposed crossing of Norris Brook crosses a high-value riverine wetland complex identified by the applicant's wetland scientist as performing principal functions for wildlife habitat, groundwater recharge/discharge, floodflow alteration, sediment/toxicant/pathogen retention, nutrient removal, and for its uniqueness/heritage. I agree with the applicant's wetland scientist's assessment that it is by far the highest quality wetland system on the property.

Ironically, freshwater fish and shellfish habitat was not identified as a principal function of this third order stream because the evaluator did not observe fish during their visits to the site. Within a few days of placing a minnow trap upstream of the property on a tributary to Norris Brook, an American Eel was captured (designated a Species of Greatest Conservation Need by New Hampshire Fish and Game Department's 2015 Wildlife Action Plan), which clearly refutes the applicant's assessment of fish habitat in Norris Brook. I am confident that a more thorough fisheries inventory would identify a more diverse suite of resident fish in the Norris Brook system if conducted. An abutter of the project noted the presence of Eastern Brook Trout, also a Species of Greatest Conservation Need, in the Norris Brook system during Exeter Planning Board testimony.

Given the high quality and function of the lower Norris Brook wetland complex, it begs the question why the applicant needs to build a second crossing of Norris Brook when there is an existing road that already accesses the property over Norris Brook. The applicant has roughed out an alternative conceptual plan to utilize the existing road to access the property but has chosen not to advance this alternative in the plan they are pursuing.

The alternate access would cross a second order unnamed tributary to Norris Brook, which has an upstream watershed of approximately 96 acres, or less than 20% of the proposed crossing's watershed of Norris Brook. The alternate access then connects to the existing road, Oak Street Extension, that is currently used to access the property and crosses Norris Brook a couple hundred feet upstream of the proposed crossing. Granted, the existing road does not meet town standards and would need to be widened, thus causing additional wetland impacts because that road was originally constructed through a wetland. However, these road-interfacing wetlands are lower quality and already degraded because they serve as the contact face between the existing road and wetland.

The difference between ecological impacts of the proposed access road and the alternative is significant. The proposed access will result in completely new fragmentation of the Norris Brook system within the most functionally valuable wetland unit on the property. The alternative access, though not free from environmental impacts, will result in significantly less fragmentation of the Norris Brook system by utilizing the existing road that crosses Norris Brook. The applicant's proposed plan results in two road crossings of Norris Brook (one new and one existing), whereas the alternative concept maintains just the one existing crossing of Norris Brook. In this case, evaluating wetland impacts of the alternatives must take into account the overall impact to the system and quality of wetlands being impacted rather than purely a square footage of impacts.

In addition, utilizing and upgrading the existing crossing of Norris Brook by Oak Street Extension offers an opportunity for enhancement and functional lift to adjacent wetlands. The existing crossing is a 36-inch concrete pipe, that based on Exeter's Town Planner's assessment, is currently functioning as a 12-inch pipe due to the failing condition of the structure. Upgrading this crossing to meet current stream crossing standards will provide benefits to aquatic and terrestrial organism passage, as well as geomorphic compatibility. I would even suggest that an upgrade to this crossing would be self-mitigating.

I hope that you agree that using the existing access road to cross Norris Brook is the least impacting alternative to wetland functions and values and offers an opportunity to improve geomorphic compatibility and aquatic organism passage at an existing derelict crossing. If, however, the Conservation Commission supports this second crossing of Norris Brook, I strongly encourage that a permit condition requires that the existing road-stream crossings be removed or at a minimum be upgraded to meet current stream crossing standards. From a mitigation hierarchy standpoint, the following alternatives are ordered from most to least preferable:

1. Avoiding and minimizing impacts would lead to upgrading and using the existing crossing of Norris Brook with no additional crossings of Norris Brook
2. Minimizing and mitigating impacts would allow a new compliant crossing of Norris Brook and require the existing crossing of Norris Brook to be removed and completely restored

3. Mitigating impacts would allow a new compliant crossing of Norris Brook and require the existing crossing of Norris Brook to be brought up to current stream crossing standards (in this case an alternative design to the standards is unacceptable for mitigation)

No avoidance, minimization, or mitigation allows for a new crossing of Norris Brook without removing or improving the other derelict Norris Brook stream crossing. Thank you for considering my concerns during your review process.

Sincerely,

Peter Steckler, CWS
154 Pickpocket Road, Brentwood, NH 03833

Town of Exeter

Kristen Murphy <kmurphy@exeternh.gov>

Re: Request to conduct research in Henderson-Swasey Town Forest

1 message

Julia Brazo <Julia.Brazo@unh.edu> Mon, Oct 4, 2021 at 7:27 PM
To: Kristen Murphy <kmurphy@exeternh.gov>

Hi Kristen,

I am happy to provide additional information. I will be using a method called surface exposure dating to determine when glacial erratics/boulders and/or glacially scoured bedrock were exposed to the elements (i.e. no longer covered by water or ice). Collecting samples from the seacoast of NH will allow me to understand and interpret the glacial history of the area such as the mechanisms of glacial retreat and associated sea-level fluctuations which has implications to glacial systems that exist today in Alaska, the Arctic, and Greenland Following the last glacial maximum the sea level was much higher, so the seacoast was covered with water. This sea-level maximum of 70 meters above present-day is what we call the marine limit. Samples from Hendersen-Swasey Town Forest would be key members of my sample collection below the marine limit. These samples will help determine the rate of marine regression associated with the last deglaciation.

As for how samples are taken we use a simple rock hammer and chisel to chip off rock pieces from the surface (which are usually less than a few cm in depth). If the rock is really tough we use a small battery-powered rock saw to create cuts that act as an edge for the chisel method. We aim for samples less than 1 kg (no bigger than the size of a fist). And after the sample is taken we use the rock hammer to make the rock appear as if it hasn't been cut or a piece removed (make it look as natural, like erosion, and undisturbed as possible). I have attached before and after photos from a rock sample, my advisor took in Yellowstone National Park. We target sample locations that are off-trail as to not disturb other visitors and aim to have a low impact on the overall area. Please let me know if you have any additional questions or concerns.

Best,

Julia Brazo
UNH Earth Sciences
Geology M.S. Student
ESCI 530 Teaching Assistant

From: Kristen Murphy <kmurphy@exeternh.gov>
Sent: Thursday, September 30, 2021 12:15 PM
To: Julia Brazo <Julia.Brazo@unh.edu>
Subject: Re: Request to conduct research in Henderson-Swasey Town Forest

Julia,

Would you like to present this to the Conservation Commission? If not, perhaps a few more details as you offered on the sampling method, and the overall impact sampling would have would be helpful.

On Mon, Sep 20, 2021 at 11:49 AM Julia Brazo <Julia.Brazo@unh.edu> wrote:

> Perfect, thank you. I look forward to hearing from you in October.
>
> Best,
>
> Julia
>
> ---
>
> **From:** Kristen Murphy <kmurphy@exeternh.gov>
> **Sent:** Monday, September 20, 2021 11:32 AM
> **To:** Julia Brazo <Julia.Brazo@unh.edu>
> **Subject:** Re: Request to conduct research in Henderson-Swasey Town Forest
>
>
>
> Hi Julia,
>
> I can add this request to the next Conservation Commission meeting which is scheduled for Oct 12th at 7:00 pm. If you would like to attend, please let me know. Otherwise I will simply read your request into the record for their consideration.
>
> Kristen
>
> On Sat, Sep 18, 2021 at 1:52 PM Julia Brazo <Julia.Brazo@unh.edu> wrote:
>
> > Hello Kristen,
> >
> > My name is Julia Brazo. I am a M.S. student at UNH and a member of Joe Licciardi's research group in the Earth Sciences department. I am emailing you today seeking permission to sample boulders that are found in Henderson-Swasey Town Forest. I am interested in collecting rock samples for my master's thesis which seeks to understand the glacial history and local sea-level changes of the Seacoast region of NH. Rock samples collected from this location would be a key indicator for the timing of marine regression associated with deglaciation in the seacoast of NH. For the rock sampling, we use a rock hammer and chisel method to chip off some rock flakes (generally less than a couple cm in depth). I would be happy to provide more info via email to describe the sampling method, my project, and the small overall impact sampling would have on the area in more detail.
> >
> > Thank you in advance,
> >
> > Julia
>
> --
> Kristen Murphy

Natural Resource Planner
Town of Exeter
10 Front Street, Exeter, NH 03833
(603) 418-6452

--
Kristen Murphy
Natural Resource Planner
Town of Exeter
10 Front Street, Exeter, NH 03833
(603) 418-6452

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2 attachments

JML_5092_web.jpg
709K

JML_5097_web.jpg
652K

Town of Exeter

Kristen Murphy <kmurphy@exeternh.gov>

Raynes Barn Archaeological Phase 1A, Initial Findings and Recommendations

1 message

Peter Morrison <pmorrison@iac-llc.net> Wed, Sep 8, 2021 at 3:22 PM
To: Kristen Murphy <kmurphy@exeternh.gov>
Cc: Jessica Cofelice <jcofelice@iac-llc.net>, "jtumelaire@iac-llc.net" <jtumelaire@iac-llc.net>

Dear Kristen,

Thank you for meeting us on site today. The Raynes Barn is an exciting structure with a wonderful property. From the annotated aerial photograph that accompanies the Access and Accessibility Improvement Plan, and from what you told us, upcoming work will entail installing a driveway with two accessible parking spaces on the south side of the barn. This will be connected to the rear barn ramp by an accessible pathway wrapping counterclockwise around the rear of the barn. The general plan does not say, but I expect that creation of these parking spaces and path will require a degree of excavation to remove the topsoil down to a firm substrate, before the compacted surface can be laid.

Based on our review, the exterior space surrounding the barn has the potential to provide important information concerning the historical use of the barn and barnyard, which could contribute to the significance of the historical property. We are recommending Phase 1B testing in the areas to be affected by the proposed ADA Event Parking and its connecting path.

Additionally, grading will be done adjacent to the building walls in order to create positive drainage away from the foundation. On the north side of the building, past installation of a perimeter drain has already disturbed the ground in that area. The ground on the south side of the barn is variously taken up by the concrete pad-foundation from the former milk house, a high and relatively steep-faced barn ramp, and the route of the buried drain system. Based on these existing conditions, we are not recommending testing related to grading adjacent to the barn's north and south walls.

Further afield, the roadway from the existing parking lot to the barn (including the proposed additional angled-parking area midway along it) are not sensitive for archaeological resources, and we are not recommending any archaeological testing there or along the proposed ADA Vista trail on the rise southeast of the barn.

The plan also shows proposed improvements to the trail that connects the Main Parking Lot to the lower field beyond the old railroad bed. This 250 meter (820 f) segment of trail parallels an unnamed stream which meets the Squamscott River at the property's east boundary. This setting is highly sensitive for the presence of Pre-contact period Native-American resources. We therefore recommend that Phase 1B testing be carried out along that section of trail prior to any grading or excavation that may be necessary for the trail improvement.

Specifically, we recommend that ten shovel test pits will be necessary to determine presence or absence of archaeological deposits that can contribute to our understanding of the barn and the farm operation. That could be accomplished in a single day of fieldwork.

Testing along the Backfield Trail would be more extensive, requiring as 40 test pits to determine presence or absence of Pre-Contact archaeological sites. Depending on the Town's development schedule, those two parts of the project could be separated into two parts.

The next step in the Phase 1A project is to prepare a formal report on the findings of our background review and site inspection. Alternatively, we would could eschew the report at this stage and prepare a formal cost proposal for the Phase 1B testing. This would allow us to expedite the testing phase ahead of the construction. It would also mean we could prepare a single report for the combined Phase 1A and 1B, resulting in reduction in the total cost of the projects.

If you would like a formal cost proposal at this time, we can have it to you as soon as this week. We can field an archaeological crew as soon as next week, if desired.

Let me know how you would like us to proceed (formal Phase 1A report now, vs Phase 1B cost proposal). If you have any questions, you can contact me or Jesse Cofelice.

Peter

Peter Morrison

Project Archaeologist
Independent Archaeological Consulting, LLC
34 Dover Point Road, Suite 300
Dover, NH 03820

207-671-0206 (c)

Independent Archaeological Consulting, LLC

34 Dover Point Road, Suite 300

Dover, New Hampshire 03820

Phase IB Intensive Archaeological Investigation

ADA Event Parking and Path to Barn

Raynes Barn

Exeter, New Hampshire

September 15, 2021

Objective: Excavate up to 10 shovel test pits to establish presence/absence of archaeological resources within footprint of ADA Event Parking Area and Path to Barn		**# Hours**	**Hourly Rate**	**Total Cost**
Project Management	Principal Investigator	2	$95.00	$ 190.00
Background Research	Project Archaeologist	2	$75.00	$ 150.00
Pre-Fieldwork Prep*	Archaeological Technician	1	$55.00	$ 55.00
DigSafe/Layout	Project Archaeologist	1	$75.00	$ 75.00
DigSafe/Layout	Archaeological Technician	1	$55.00	$ 55.00
Fieldwork	Project Archaeologist	8	$75.00	$ 600.00
Fieldwork	Archaeological Technician x 2	16	$55.00	$ 880.00
Labwork/Analysis	Project Archaeologist	2	$75.00	$ 150.00
Labwork/Analysis	Archaeological Technician	8	$55.00	$ 440.00
Report Preparation	Principal Investigator	2	$95.00	$ 190.00
Report Preparation	Project Archaeologist	8	$75.00	$ 600.00
Report Preparation	Archaeological Technician	8	$55.00	$ 440.00
Artifact Preparation**	Principal Investigator	2	$95.00	$ 190.00
Artifact Preparation**	Archaeological Technician	8	$55.00	$ 440.00
Artifact Curation**	$350.00 per box	1	$350.00	$ 350.00
Miscellaneous	Supplies, postage, copies	1	$50.00	$ 50.00
Total for Phase IB Intensive Archaeological Investigation				**$ 4,855.00**

* includes generating or formatting shapefiles for field GPS unit

** includes preparing, packaging and curating collected artifacts to meet NHDHR's 2020 guidelines.

Cost based on expected artifact yield and line item subject to change.

Exeter Conservation Commission
September 14, 2021
Nowack Room
Draft Minutes

Call to Order

1. Introduction of Members Present (by Roll Call)

Present at tonight's meeting were by roll call, Vice-Chair Trevor Mattera, Kristen Osterwood (virtually), Dave Short, Nick Campion, Julie Gilman Select Board Liaison, Conor Madison, Bill Campbell, Alternate (virtually), Thomas Patterson, Alternate, Donald Clement, (virtually), and Kristen Murphy, Natural Resource Planner.

Absent: Chair Andrew Koff, and Alyson Eberhardt

Mr. Mattera called the meeting to order at 7:00 PM.

2. Public Comment (7:00 PM)

Mr. Mattera asked if there were any members of the public who wanted to speak to an item not on the agenda and being none closed public comment.

Action Items

1. Final Draft – Tree Ordinance

Eileen Flockhart, Chair of the Tree Committee, presented the final draft of the Tree Ordinance to the Commission after revisions were made based on the Commission's earlier comments. The Committee is looking for any final comments and recommendation to the Select Board which will be followed by legal counsel review, prior to adoption.

Ms. Flockhart thanked Kristen Murphy, Gwen English, and Sally Ward for their efforts as well as Greg Jordan from UNH.

Ms. Murphy noted plantings will be encouraged to be native species. The next steps will be review by legal counsel and three readings. The ordinance will be adopted as a Town Ordinance which is different than a Zoning Ordinance voted at Town Meeting.

Mr. Campbell asked if there was a limit to the term of the Committee and Ms. Murphy noted it was similar to the Trail Committee with no term limits. Ms. Flockhart explained the Tree Committee is technically a subcommittee of the Commission.

MOTION: Mr. Short motioned that the Commission after reviewing the draft ordinance to be reviewed by legal counsel recommends the adoption of these tree regulations as a section within the Exeter Town

Ordinances. Mr. Mattera seconded the motion. A vote was taken, all were in favor, the motion passed 7-0-0.

2. Wetland Conditional Use Permit Application for impacts associated with a 12-lot single-family open space residential subdivision at 19 Watson Road, Tax Map 33, Lot 26 (Barry Gier – Jones & Beach, Scott Carlisle, Owner)

Ms. Murphy noted the application was before the Commission in June for review of the CUP and the applicant was asked to return with revisions. Ms. Murphy provided the Commission with revised plans, CUP and Natural Resource Plan. The proposal includes a deeded open space to the Town with an easement held by SELT.

Ms. Murphy recommended following the policy adopted in 2009, amended in 2019 to have a surveyed plan, baseline documentation, on-site boundary marker placement confirmed by the Commission and the Grantor, a Phase I Environmental Report and discussion of stewardship fees for long-term management.

Eric Poulin of Jones & Beach indicated he was representing Barry Geier. He addressed the prime wetlands and protected vernal pools on the proposed 12-lot open space residential subdivision which with have a Conservation Easement to be held by SELT with public access. Modifications have been made to the design since the last time they were before the Commission. The lot layout has been revised to remove the vernal pools from private property and put them in the open space easement. Mr. Poulin addressed grading, septic, wells, building envelopes, and impact to buffers. Sumps will be pulled from the proposed structures. Disturbance will be 3,074 SF of temporary buffer impact indicated by the access road and for drainage to be revegetated to natural state with seed mix. 300' is the closest lot to the prime wetland.

Brendan Quigley from Gove Environmental reviewed the Natural Resource Plan. The area is a large, forested wetland near the Oaklands Town Forest area. Mr. Quigley identified the large prime wetland shown on the aerial map, wetlands, and vernal pools. The topography is varied, steep in places. There is high quality for breeding activity, significant habitat within the Exeter River Watershed including Bloody Brook which drains under 101 to the Squamscott River. There are good quality forest soils, well drained to poorly drained in the wetland. The property was logged periodically but not recently. He described an intact mature forest.

Ms. Murphy asked about blasting and redirection of water after recharge. Mr. Poulin indicated test pits were done and there was some refusal and while there is potentially ledge, he does not anticipate anything major. Any blasting would comply with local, state and federal regulations. The flow of water comes from the east side of the property and will continue to feed the vernal pool. A small amount of alteration of watershed is unavoidable but it will not dry up.

Ms. Murphy asked about impact to Blanding's Turtles and Mr. Poulin noted an inspection wasn't done but he can't ignore preservation here. He explained the contractors would be briefed and recommended making owners aware. Ms. Murphy proposed including in the HOA documents.

Sally from Greenleaf Drive remarked that properties with Conservation markers on them ae often encroached upon so education would be valuable. Ms. Murphy added that CUP conditions could include

an educational component, sump recommendations and an environmental monitor could be on site during the initial land clearing.

MOTION: Mr. Mattera motioned after reviewing the application that the Commission has no objection to the conditional use permit as proposed with the four conditions discussed. Mr. Short seconded the motion. A vote was taken, all were in favor, the motion passed 7-0-0.

3. Draft conservation deed for the Mendez parcel associated with the 16-unit condo development proposed along both Tamarind Way and a portion of the cul-de-sac on Cullen Way. (Brian Griset, applicant and Justin Pasay)

Mr. Mattera read the Public Hearing Notice.

Attorney Justin Pasay presented the proposal for a conservation deed on the Mendez parcel for the 16-unit open space condominium development which requires a NH DES minimum expedited permit. Mr. Griset received recommendation from the Commission and the Planning Board for the NH DES wetlands and shorelands CUP. On July 29th the plans received conditional approval from the Planning Board. Attorney Pasay noted the original draft deed had more robust language concerning management of coyote, beaver, wildlife and veteran hunting. The easement would be Town owned.

Ms. Murphy noted the applicant was before the Commission in November to discuss conserving a portion of the property. Ms. Murphy recommended following the policy adopted in 2009, amended in 2019 to have a surveyed plan, baseline documentation, on-site boundary marker placement confirmed by the Commission and the Grantor, a Phase I Environmental Report and discussion of stewardship fees for long-term management.

Ms. Murphy reviewed easement language and highlighted:

Section 1B which typically states “passive recreation by the public;”
Section 2A (2D and Paragraph 3) industrial or commercial activities;
Section 2F (Section K below);
Section 2I append Planning Board Case #20-2 with 7-30-21 approval date;
Section 2K two (2) observation points;
Section 3A Kiosk on Brickyard Park property;
Survey Plan specific to area including markers depicted on a single sheet;
Baseline document and walking boundaries with grantor;
Discussion of stewardship fees; and
Legal Review.

Attorney Pasay noted the applicant was happy to remove the language and replace with passive recreation. 2A can be amended as the property will be maintained as open space and understands the kiosk is being asked to be placed on Brickyard property which will be the purview of the Recreation Department. There will be no mechanized or motorized vehicles. Beals Assoc. provided the environmental document. Mr. Griset noted pins were set on the south portion but are not included in the drawing yet. The easement will be discussed with Town Manager Russ Dean on September 27th. Ms. Murphy noted there would be legal review in between.

MOTION: Mr. Short motioned after reviewing the application the Commission send a memo to the Select Board recommending acceptance of the Conservation Deed for Tax Map Parcels 81-53 with changes as amended. Mr. Mattera seconded the motion. A vote was taken, all were in favor, the motion passed 7-0-0.

4. Committee Reports

a. Property Management

Raynes:

Phase I Archeological Review

Ms. Murphy provided the Commission with results and cost estimate for Phase 1b. Ms. Murphy noted the cost for Phase 1B was quoted over $10,000 and asked to break it up into two items. Mr. Short agreed it should be split up so there is no delay, do the parking lot and leave the path for now. Mr. Mattera agreed. Ms. Murphy will bring the cost for the driveway only to the next meeting.

Ms. Murphy recommended using the town allocated budget to fund the Phase 1A work.

MOTION: Mr. Short motioned to approve the expenditure of $1,000 from Contract Services and $935 from the Conservation Land Administration account to cover the cost. Mr. Mattera seconded the motion. A vote was taken, all were in favor, the motion passed 7-0-0.

Ms. Murphy noted haying is complete. David O'Hearn is doing the invasives now.

b. Trails

Ms. Murphy noted Fort Rock Riders is doing stewardship day to day. Jacob Holmes is doing some trail maintenance to Little Rover from the Garrison Lane footbridge and is eager to do more. She suggested McDonald and White Meadow.

c. Outreach – Day of Assistance for Sky Watch 10/2 at 7:30 (10/16 cloud date)

Ms. Murphy noted the Sky Watch event is scheduled for 10/2 with a cloud date of 10/16. Mr. Madison, Mr. Mattera and Mr. Campion volunteered to help out. Ms. Murphy noted she needs help with parking and getting refreshments to the barn. The event is posted on the event page and linked to Event Brite and will move to the Town website.

5. Approval of Minutes of August 10, 2021 Meeting

MOTION: Mr. Short motioned to approve the August 10, 2021 Meeting Minutes. Mr. Mattera seconded the motion. A vote was taken, all were in favor, the motion passed 7-0-0.

6 Other Business

Ben Anderson – Word Barn, DOT Sight Distance Easement

Ben Anderson presented the request for a Sight Distance Easement at Newfields Road where he lives at #66 where the original farmhouse is. Last October a tree was removed which obstructed sight. The DOT would like an easement that no further trees or brush will obstruct the sight distance to permit access. They would like something in writing.

Mr. Short recommended a letter that Mr. Anderson has permission to keep the area cleared similar to trail maintenance volunteers and that the Commission accepts his gracious offer. He does not think his needs to become a legal document.

Ms. Gilman asked about future owners and Mr. Short recommended they deal with DOT.

MOTION: Mr. Mattera motioned for the Commission to write a letter allowing Ben Anderson to cut along this pathway to present to DOT for his needs. Mr. Short seconded the motion. A vote was taken, all were in favor, the motion passed 7-0-0.

Hiking with Parks & Recreation (Dates)

Ms. Murphy noted after-school hikes are proposed to start November 3rd and 17th, December 1 and December 15th after 3/3:30 PM. Ms. Murphy noted her knee is still bothering her and asked if someone else could take the lead on those.

7. Next Meeting: Date Scheduled (10/12/21), Submission Deadline (10/1/21)

Adjournment

MOTION: Mr. Short moved to adjourn at 9 PM seconded by Mr. Mattera. A vote was taken, all were in favor, the motion passed unanimously.

Respectfully submitted,

Daniel Hoijer, Recording Secretary
Via Exeter TV

This meeting was also available for electronic access through Webinar ID: 865 1385 3661

Correspondence

WRIGHT-PIERCE
Engineering a Better Environment

230 Commerce Way, Suite 302
Portsmouth, NH 03801
Phone: 603.430.3728 | Fax: 603.430.4083
www.wright-pierce.com

September 20, 2021
W-P Project No. 20731

Eben Lewis
Wetlands Bureau, Land Resources Management
Water Division, NHDES
29 Hazen Drive; PO Box 95
Concord, NH 03302-0095

Subject: NHDES Wetlands Permit by Notification
Town of Exeter, NH

Dear Mr. Lewis,

On behalf of the Town of Exeter, please find enclosed Wetlands Permit by Notification form and required attachments related to proposed impacts necessary to repair the Tier 3 stream crossing of the Little River and Garrison Lane. The project is located within the right-of-way adjacent to the Little River in Exeter, NH. The project is planned for construction starting this Fall. There is no record of flooding at this crossing.

The proposed repair will:

a) Meet the general criteria specified in Env-Wt 904.01,
b) Maintain the hydraulic capacity of the stream crossing,
c) Maintain the capacity of the crossing to accommodate aquatic organism passage,
d) Maintain the connectivity of the stream reaches, and
e) Will not cause or contribute to the increase in frequency of flooding or overtopping of the banks

Please feel free to contact me if you have any questions or need any additional information during your review.

Sincerely,
WRIGHT-PIERCE

Jason Gallant, PE
Senior Project Manager
Jason.Gallant@wright-pierce.com

cc: Jay Perkins – Town of Exeter Public Works
Jake Shactman – Wright-Pierce

NHDES-W-06-027

WETLANDS PERMIT-BY-NOTIFICATION (PBN)

Water Division/Land Resources Management

Wetlands Bureau

Check the Status of your Notification

RSA/Rule: RSA 482-A/ Env-Wt 100-900

APPLICANT'S NAME: Town of Exeter **TOWN NAME: Exeter**

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

To ensure your project is eligible for a Permit-by-Notification (PBN) and includes all required information, please review all sections of this application form and the "Permit-by-Notification: Attachment Checklist & Additional Instructions". The project-specific activity checklist that corresponds to the PBN you are applying for may also be used to facilitate submission.

Terms in **bold font** are defined on the attached Definition of Terms page.

SECTION 1 - GENERAL CRITERIA

a.	Does the project deviate from the standards and conditions specified in Env-Wt 307 or deviate from the applicable provisions of Env-Wt 500, Env-Wt 600, or Env-Wt 900 (Env-Wt 309.06(b))?	☐ Yes ☒ No
b.	Does the project include activities that are prohibited under RSA 482-A (Env-Wt 306.02(a)(2))?	☐ Yes ☒ No
c.	Does the project include activities that do not follow or meet the applicable best management practices (Env-Wt 306.02(a)(3))?	☐ Yes ☒ No
d.	Does the project involve work in any jurisdictional area that was commenced prior to obtaining the applicable approval (Env-Wt 306.02(b)) (i.e. **after-the-fact** work)?	☐ Yes ☒ No
e.	Is the project located in a **priority resource area** other than a documented occurrence of protected species or habitat (Env-Wt 309.01(b)(3))?	☐ Yes ☒ No

If you answered "Yes" to any of the above questions, you cannot use this form and must file a Standard Permit Application (NHDES-W-06-012). If you answered "No" to all of the above questions, proceed to Section 2.

SECTION 2 – PROJECT-SPECIFIC CRITERIA (Env-Wt 309.06)

The following project types *may* be eligible for a PBN. If your project is not listed below, you cannot use this form. To confirm eligibility, please refer to the project-specific checklist that corresponds to the selected PBN project type.

† Pursuant to Env-Wt 309.07(h), these projects are exempt from obtaining a conservation commission signature in order to qualify for expedited PBN review.

‡Pursuant to Env-Wt 309.07(i), these projects consist of routine roadway maintenance activities that may require local river management advisory committee (LAC) signature if the project is within **LAC jurisdiction** as defined in Env-Wt 103.27 in order to qualify for expedited PBN review.

☐ Exotic aquatic weed control activities not exceeding one acre that comply with Env-Wt 510.08(a)	☐ Repair or replacement of an existing legal wall that complies with Env-Wt 514.07(a)(3) †	☐ Agricultural activities that comply with Env-Wt 522.06(a)
☐ Replenishment of an existing legal beach that complies with Env-Wt 511.07(a) †	☐ Maintenance or repair of an existing legal boathouse that complies with Env-Wt 515.07(a) †	☐ A temporary coffer dam that complies with Env-Wt 526.06(f)
☐ Repair or replacement of an existing legal deck or patio that complies with Env-Wt 511.08(a) †	☐ Repair or replacement of a boat launch under Env-Wt 518	☐ Maintenance of an existing legal tidal docking structure that complies with Env-Wt 606.17(b) †
☐ Installation of a new seasonal dock that complies with Env-Wt 513.24(a)	☐ Installation of a dry hydrant that complies with Env-Wt 518.07(a)	☐ Repair of an existing legal tier 1 or tier 2 stream crossing that complies with Env-Wt 903.01(e)(2) †‡
☐ Repair or replacement of an existing legal docking structure that complies with Env-Wt 513.24(a) †	☐ Forestry activities that are not eligible for an SPN and comply with Env-Wt 520.05(a)	☒ Repair of an existing legal tier 3 stream crossing that complies with Env-Wt 903.01(e)(3) †‡
☐ Installation of a dock anchoring pad that complies with Env-Wt 513.24(a)(1)c	☐ Utility activities that are not eligible for an SPN and comply with Env-Wt 521.06(a)	☐ Replacement of an existing legal tier 1 stream crossing that complies with Env-Wt 903.01(e)(4) †
☐ Installation of a watercraft lift that complies with Env-Wt 513.24(a)(1)a	☐ Installation of residential utilities to a single-family home that complies with Env-Wt 521.06(a)(7)	☐ Installation of a temporary tier 1 or tier 2 crossing that complies with Env-Wt 903.01(e)(5)
☐ Installation of a new canopy that complies with Env-Wt 513.27(a)		

SECTION 3 - PROJECT LOCATION (Env-Wt 309.07(b))

A separate application must be filed with each municipality that jurisdictional impacts will occur in.

ADDRESS: Garrison Lane	TOWN/CITY: Exeter
TAX MAP/LOT NUMBER: ROW	
NAME OF WATER BODY, WETLAND, OR OTHER JURISDICTIONAL AREA: Little River	
LATITUDE (in decimal degrees to five decimal places): 42.98765	LONGITUDE (in decimal degrees to five decimal places): -70.97795

SECTION 4 - PROJECT DESCRIPTION AND IMPACT AREA (Env-Wt 309.07(c))

Provide a description of the project, including a list of the work items to be performed and detailed dimensions of the size of the impacts in jurisdictional areas. Identify the type of landform to be affected, including the type of **wetland** and type of soils.

DESCRIPTION: The proposed project is to repair the existing single-span bridge on Garrison Lane at the crossing of Little River. The project includes repair of a scour hole under the west side of the south abutment with concrete and stone, crack repair on the abutment faces, epoxy coating exposed portions of the timber bridge seat, pavement shimming at approaches, replacement of bridge rail, and placement of running boards over the timber deck. The proposed repairs are located entirely within the footprint of the existing bridge and there will be no impact on the hydraulic capacity at the crossing.

The proposed wetland impacts are temporary, and include 80 sq ft for construction access and scour hole repair below the top of bank of the Little River. The project will be constructed during low flow conditions. Erosion control methods are to be used in accordance with the NH Stormwater Manual: Volume 3 Erosion and Sediment Controls During Construction, and will include placement of turbidity curtains around the limits of work (see attached plans).

IMPACT AREAS: Fill out the table below, indicating square feet (SF) and/or linear feet (LF) of impacts, as applicable. Temporary impacts are impacts not intended to remain (and will be fully restored to pre-construction conditions) after the project is completed.

NOTE: For new seasonal dock projects, please enter the square footage of the proposed dock in the permanent impact column of the applicable resource.

Jurisdictional Area	Permanent (SF/LF)	Temporary (SF/LF)	Jurisdictional Area	Permanent (SF/LF)	Temporary (SF/LF)
Forested Wetland			Lake	/	/
Emergent Wetland			Pond	/	/
Wet Meadow			Tidal Water	/	/
Intermittent Stream/ Ephemeral Stream	/	/	Previously-developed Upland in Tidal Buffer Zone		
Perennial Stream / River	/	80 / 15	Other		

SECTION 5 - MINIMUM IMPACT PROJECT PROVISION (Env-Wt 309.07(c)(1))

Identify the applicable minimum project provision in Env-Wt 500, Env-Wt 600, or Env-Wt 900, as applicable, and any required project-specific information. In lieu of a narrative for this section, the applicant may submit the applicable Project Specific Checklist.

MINIMUM IMPACT PROJECT PROVISION: See Project Specific Checklist

SECTION 6 - APPLICANT (DESIRED PERMIT HOLDER) INFORMATION (Env-Wt 309.07(a)) If the applicant is a trust or a company, then the name of the trust or company should be written as the applicant's name.		
NAME: Town of Exeter (Public Works)		
MAILING ADDRESS: 13 Newfields Road		
TOWN/CITY: Exeter	STATE: NH	ZIP CODE: 03833
DAYTIME PHONE: 603-773-6157	EMAIL ADDRESS: jperkins@exeternh.gov	

SECTION 7 - NATURAL HERITAGE BUREAU (Env-Wt 309.07(b)(6))

Include the results and identification number of the investigations required by Env-Wt 306.05. *Questions related to completing the DataCheck should be directed to the Natural Heritage Bureau (NHB).*

Natural Heritage Bureau Identification Number: NHB 21 - 2753

☒ Attach the results **and** identification number of the DataCheck query.

SECTION 8 - CONDITIONS FOR PBNs (Env-Wt 309.09)

Please check each box below to acknowledge that the project meets the following conditions:

☒	All work authorized by a PBN shall comply with all applicable conditions specified in Env-Wt 307 and the applicable provisions of Env-Wt 500, Env-Wt 600, or Env-Wt 900.
☒	Subject to Env-Wt 309.10, after the completion of work authorized by a PBN no other work that would require any permit or other authorization under RSA 482-A or subtitle Env-Wt shall be undertaken on the subject property pursuant to another PBN or EXP, or pursuant to an SPN, for a period of 12 months from the date the PBN was issued.
☒	Within 10 days following completion of the work covered by a PBN, the person responsible for the project shall submit to the department confirmation of completion of the project, either on paper or electronically.

SECTION 9 - REQUIRED CERTIFICATIONS (Env-Wt 309.07(d))

Initial each box below and sign the application to certify that:

Initials: JP	The proposed project meets the conditions and limits of Env-Wt 307 and the applicable minimum impact project rule.
Initials: JP	If the project is to repair or replace a docking structure, the docking structure is an existing legal structure.
Initials: JP	The proposal is the alternative with the least adverse impact to jurisdictional areas, as required by Env-Wt 311.10(c).

Initials: JP JP	The applicant is aware of the limits of the PBN and understands and will comply with all conditions in the PBN and all applicable conditions in Env-Wt 307.
Initials: JP	To the best of the signer's knowledge and belief, all required notifications have been provided.
Initials: JP JP	The information submitted on or with the application is true, complete, and not misleading to the best of the signer's knowledge and belief.
Initials: JP JP JP	The signer understands that: • The submission of false, incomplete, or misleading information constitutes grounds for NHDES to: 1. Deny the application. 2. Revoke any approval that is granted based on the information. 3. If the signer is a certified wetland scientist, licensed surveyor, or professional engineer licensed to practice in New Hampshire, refer the matter to the joint board of licensure and certification established by RSA 310-A:1. • The signer is subject to the penalties specified in New Hampshire law for falsification in official matters, currently RSA 641. The signature shall constitute authorization for the municipal conservation commission and the department to inspect the site of the proposed project, except for minimum impact trail projects, where the signature shall authorize only the department to inspect the site pursuant to RSA 482-A:6, II.
Initials: JP JP	If the applicant is not the owner of the property, each property owner signature shall constitute certification by the signer that he or she is aware of the application being filed and does not object to the filing.

SECTION 10 - REQUIRED SIGNATURE (Env-Wt 309.07(d))		
SIGNATURE (OWNER):	PRINT NAME LEGIBLY: Jay Perkins	DATE: 9-20-21
SIGNATURE (APPLICANT, IF DIFFERENT FROM OWNER):	PRINT NAME LEGIBLY:	DATE:
SIGNATURE (AGENT, IF APPLICABLE):	PRINT NAME LEGIBLY: Jason Gallant	DATE: 9/22/21

SECTION 11 - CONSERVATION COMMISSION SIGNATURE (Env-Wt 306.02(c); Env-Wt 309.07(h); Env-Wt 309.08(d))

With the exception of the project types specified in Env-Wt 309.07(h), the Conservation Commission signature is necessary for NHDES to process this PBN within 10 days of receipt of an administratively complete application. If the Conservation Commission does not sign this statement for any reason where it is necessary, NHDES will process this PBN within 25 days of receipt of an administratively complete application.

The signature below certifies that the municipal Conservation Commission or, if there is no conservation commission, the local governing body, has reviewed this application and waives its right to intervene per RSA 482-A:11.

AUTHORIZED COMMISSION SIGNATURE:	PRINT NAME LEGIBLY:	DATE:
	N/A	

SECTION 12 - LOCAL RIVER MANAGEMENT ADVISORY COMMITTEE (LAC) SIGNATURE (Env-Wt 306.02(d); Env-Wt 309.07(i); Env-Wt 309.08(d))

If a PBN is sought for a routine roadway maintenance project that is within **LAC jurisdiction** and the application has not been signed by a legal representative of the LAC to indicate the right to intervene has been waived by the applicable LAC, NHDES will process this PBN within 25 days of receipt of an administratively complete application.

The signature below certifies that the LAC waives its right to intervene per RSA 482-A:11.

(☒ **N/A** This project is *not* within a Designated River Corridor and/or is *not* within LAC jurisdiction)

AUTHORIZED LAC REPRESENTATIVE SIGNATURE:	PRINT NAME LEGIBLY:	DATE:

SECTION 13 - COUNTY CONSERVATION DISTRICT OR CERTIFIED WETLAND SCIENTIST SIGNATURE (Env-Wt 309.07(g))

ONLY for agriculture PBN projects under Env-Wt 522.06, please provide a signed statement by the county conservation district or certified wetland scientist (CWS) certifying compliance with all conditions of that rule (Env-Wt 522.06(a)(2)).

By signing below, the county conservation district or certified wetland scientist certifies compliance with all conditions of that rule.

AUTHORIZED COUNTY CONSERVATION DISTRICT OR CWS SIGNATURE:	PRINT NAME LEGIBLY:	DATE:
	N/A	

SECTION 14 - TOWN / CITY CLERK (RSA 482-A:3, I; Env-Wt 309.07(f))

As required by RSA 482-A:3, I(a)(1), I hereby certify that the applicant has filed four copies of the application including all attachments with the town/city indicated below.

TOWN/CITY CLERK SIGNATURE:	PRINT NAME LEGIBLY:

TOWN/CITY:	DATE:

DIRECTIONS FOR TOWN/CITY CLERK (RSA 482-A:3, I(a)(1)):

1. IMMEDIATELY sign the original application form and four copies in the signature space provided above.
2. 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.
3. 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
4. Retain one copy of the application form and one complete set of attachments and make them reasonably accessible for public review.

REPAIR OF AN EXISTING LEGAL TIER 3 STREAM CROSSING PERMIT-BY-NOTIFICATION CHECKLIST

Water Division/Land Resources Management
Wetlands Bureau
Check the Status of your Notification

RSA/Rule: RSA 482-A/ Env-Wt 900

This checklist summarizes the criteria and requirements for a Permit-by-Notification (PBN) for repair of a legally existing tier 3 stream crossing that complies with Env-Wt 903.01(e)(3). In addition to the project-specific criteria and requirements listed on this checklist, all PBNs must meet the criteria and requirements listed on the PBN form (NHDES-W-06-027) and perform the required planning for all projects as described in Env-Wt 306.05.

SECTION 1 - EXEMPTION FROM Env-Wt 903 AND Env-Wt 904 (Env-Wt 901.03)

The following activities and crossings are exempt from Env-Wt 903 and Env-Wt 904, provided they are conducted in accordance with all applicable conditions:

(a) Minimum impact routine roadway maintenance activities conducted in accordance with Env-Wt 308.04 or Env-Wt 309.03.

(b) Minimum impact projects to allow vehicular access to a piece of property for forest management activities, conducted in accordance with Env-Wt 520.

(c) Minimum impact agricultural activities conducted in accordance with Env-Wt 522.

(d) Minimum impact trail activities conducted in accordance with Env-Wt 517.

(e) Temporary crossings, so long as the area in which the crossing was placed is restored to pre-installation conditions when the crossing is removed.

If your project meets one of these exemptions, it does not qualify for this PBN. Instead, please seek a Routine Roadway Maintenance Registration or a Statutory Permit-By-Notification, as applicable.

SECTION 2 - TIER 3 STREAM CROSSING IDENTIFICATION (Env-Wt 904.05)

☒ Your project must be for the repair of an existing, legal tier 3 stream crossing and thus, the crossing must meet the criteria for a tier 3 stream crossing. A tier 3 stream crossing shall be a crossing:

- Not located on a tidal watercourse, and:
  - Located on a watercourse where the contributing watershed is 640 acres or greater.
  - Located within a designated river corridor, unless:
    - The crossing would be a tier 1 stream based on contributing watershed size, or
    - The structure does not create a direct surface water connection to the designated river as depicted on the national hydrography dataset as found on GRANIT.
  - Located within a 100-year flood plain.
  - Located in a jurisdictional area having any protected species or habitat. Or
  - Located in a prime wetlands or within a duly-established 100-foot buffer, unless a waiver has been granted pursuant to RSA 482-A:11, IV(b) and Env-Wt 706.

SECTION 3 - MINIMUM IMPACT PROJECT CRITERIA (Env-Wt 309.06(a)(20); Env-Wt 903.01(e))

To qualify for this PBN, the project must meet the following criteria:

☒ Only one stream crossing is included in the project.

☒ The repair is limited to existing legal crossings where the tier classification is based only on the size of the contributing watershed.

☒ The crossing is not part of a larger crossing that meets the criteria for a major project specified in Env-Wt 400, regardless of the tier classification of the stream crossing that is part of the project.

☒ The project does not need one or more waivers.

☒ The project is not a for a temporary tier 3 stream crossing.

☒ A professional engineer certifies, and provides supporting analyses, to show the following:

- The existing crossing does not have a history of causing or contributing to flooding that damages the crossing or other human infrastructure or protected species habitat, and
- The proposed stream crossing will:
  a) Meet the general criteria specified in Env-Wt 904.01,
  b) Maintain or enhance the hydraulic capacity of the stream crossing,
  c) Maintain or enhance the capacity of the crossing to accommodate aquatic organism passage,
  d) Maintain or enhance the connectivity of the stream reaches upstream or downstream of the crossing, and
  e) Not cause or contribute to the increase in the frequency of flooding or overtopping of the banks upstream or downstream of the crossing.

Please note that "repair" as applied to a stream crossing means work on an existing legal structure to allow the structure to remain in place where the necessary work does not include the installation of new structural components (Env-Wt 902.24). It is different from "rehabilitation" (Env-Wt 902.23) and "replacement" (Env-Wt 902.26).

SECTION 4 - CONDITIONS APPLICABLE TO ALL STREAM CROSSING WORK (Env-Wt 904.02)

☒ All stream crossing work are subject to all applicable conditions in Env-Wt 307.

☒ In stream work must be done only during low flow conditions.

☒ Work on stream crossings that requires any work in areas that are subject to flowing water must maintain normal flows and prevent water quality degradation during the work by using best management practices, such as temporary by-pass pipes, culverts, or cofferdams.

SECTION 5 - GENERAL DESIGN CONSIDERATIONS (Env-Wt 904.01)

All stream crossings shall be designed and constructed so as to:

☒ Not be a barrier to sediment transport.

☒ Not restrict high flows and maintain existing low flows.

☒ Not obstruct or otherwise substantially disrupt the movement of aquatic organisms indigenous to the water body beyond the actual duration of construction.

☒ Not cause an increase in the frequency of flooding or overtopping of banks.

☒ Maintain or enhance geomorphic compatibility by:

- Minimizing the potential for inlet obstruction by sediment, wood, or debris, and

- Preserving the natural alignment of the stream channel.

☒ Preserve watercourse connectivity where it currently exists.

☒ Restore watercourse connectivity where:

- Connectivity previously was disrupted as a result of human activity(ies), and
- Restoration of connectivity will benefit aquatic organisms upstream or downstream of the crossing, or both.

☒ Not cause erosion, aggradation, or scouring upstream or downstream of the crossing.

☒ Not cause water quality degradation.

SECTION 6 - INFORMATION REQUIRED FOR A STREAM CROSSING (Env-Wt 903.03; Env-Wt 904.04(e))

In addition to the information required on the PBN form (NHDES-W-06-027), please provide:

☒ A US Geological Survey map or updated elevation data based on LiDAR on which the following are clearly delineated or otherwise noted:

- The approximate boundaries of the contributing watershed,
- The size of the contributing watershed, and
- Identification of the stream tier based on watershed size.

☒ Plans that show the following:

- The scale of the plan and a north arrow,
- The extent of disturbance,
- Road locations, including road edges, centerline, and boundaries of the right-of-way,
- Proposed channel work including bank erosion control features, grade control, and channel linings, and
- All dimensions of the proposed structure and of the existing structure, if any, including inlet and outlet invert elevations.

☐ The hydraulic capacity of the proposed crossing, in terms of flood frequency event, and of the existing crossing, if any.

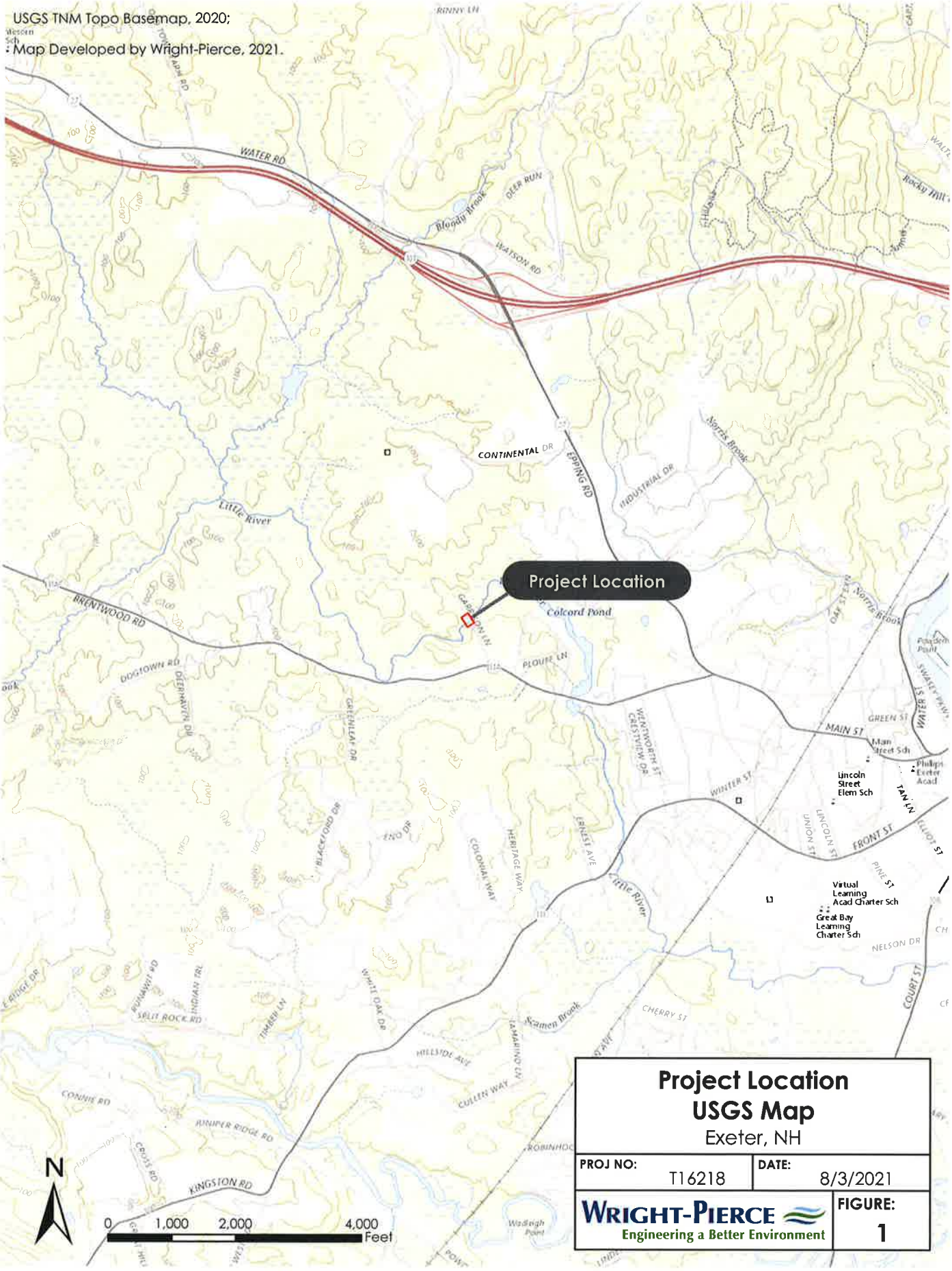
☒ The type of crossing, such as a culvert or span, that is proposed and that exists, if any.

☐ The following information about the dewatering system proposed to be used:

- Estimated maximum flow anticipated during construction,
- The location, height, and width of the diversion dam,
- The location and capacity of each sump, and
- Backwater prevention method.

☒ The following information about erosion and pollution controls:

- The sediment treatment plan, including methods, release point(s), and extent,
- Any additional methods proposed to control erosion, and
- All methods of preventing and controlling releases from pumps, fuel stations, and equipment storage.



JDM W:\GIS_Development\Projects\NH\Exeter\T16218_GarrisonLnBridge\MXDs\Figures_1-4.aprx - Figure1-USGSMap-8x11

Project Location
USGS Map
Exeter, NH

PROJ NO:	DATE:
T16218	8/3/2021

WRIGHT-PIERCE
Engineering a Better Environment

FIGURE: 1

Project Location
Aerial Map
Exeter, NH

PROJ NO:	DATE:
T16218	8/3/2021

WRIGHT-PIERCE
Engineering a Better Environment

FIGURE: 2

JDM W:\GIS_Development\Projects\NH\Exeter\T16218_GarrisonLnBridge\MXDs\Figures_1-4.aprx - Figure2-AerialMap-8x11

JDM W:\GIS_Development\Projects\NH\Exeter\T16218_GarrisonLnBridge\MXDs\Figures_1-4.aprx - Figure3-TaxMap-8x11

Tax Map
Exeter, NH

PROJ NO:	DATE:
T16218	8/3/2021

WRIGHT-PIERCE
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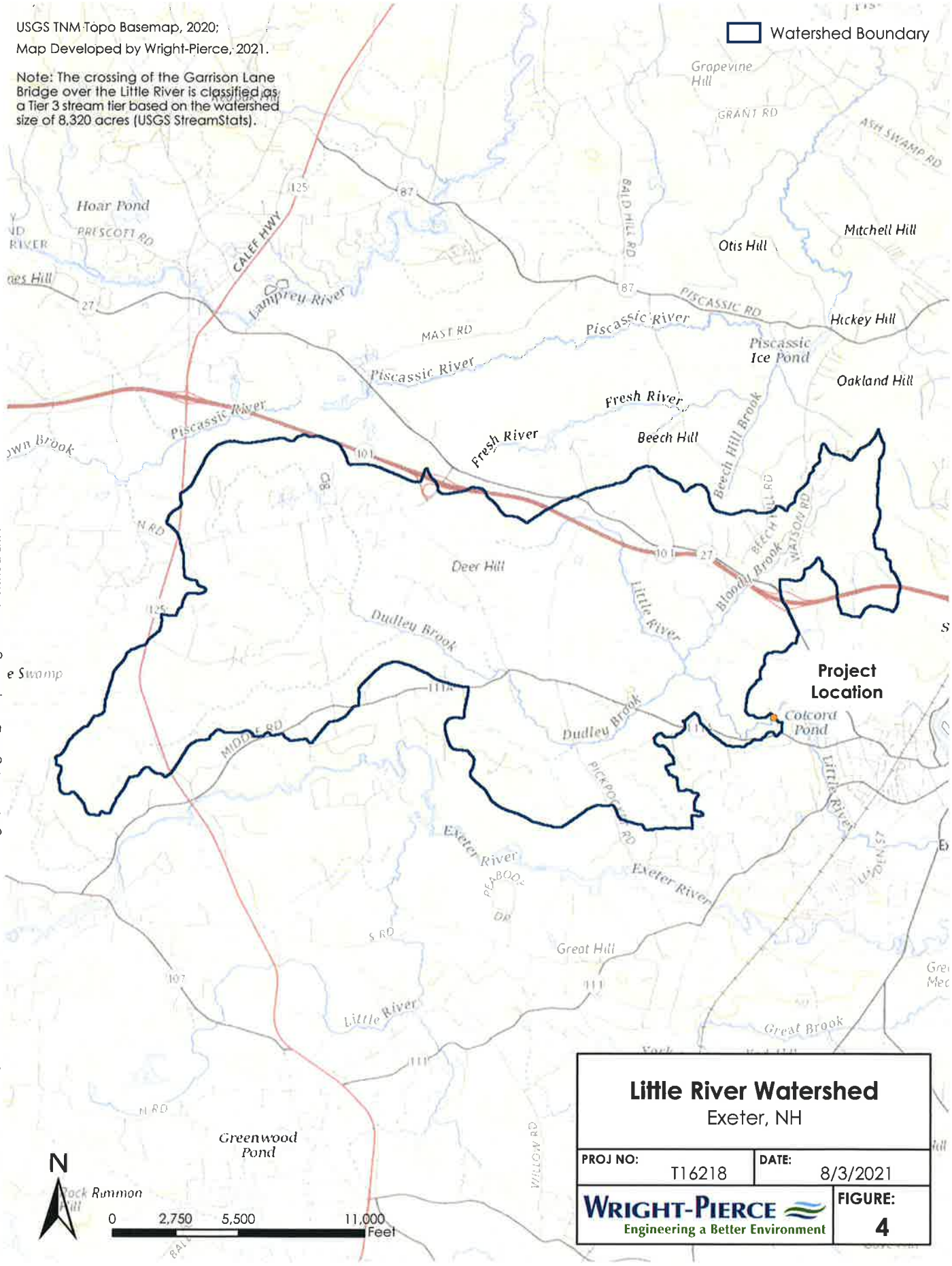
FIGURE: 3



JDM W:\GIS_Development\Projects\NH\Exeter\T16218_GarrisonLnBridge\MXDs\Figures_1-4.aprx - Figure4-Watershed-8x11

New Hampshire Natural Heritage Bureau
NHB DataCheck Results Letter

To: Jacob Shactman
230 Commerce Way
Suite 302
Portsmouth, NH 03801

From: NH Natural Heritage Bureau

Date: 8/23/2021 (This letter is valid through 8/23/2022)

Re: Review by NH Natural Heritage Bureau of request dated 8/23/2021

Permit Type: Wetland Permit by Notification (PBN)

NHB ID: NHB21-2753

Applicant: Jacob Shactman

Location: Exeter
Tax Map: N/A, Tax Lot: N/A
Address: Garrison Lane

Proj. Description: The proposed project involves repairs to the Garrison Lane Bridge over the Little River including scour hole repairs, concrete crack repairs, bridge rail replacement, and installation of running boards on the deck.

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.

Department of Natural and Cultural Resources
Division of Forests and Lands
(603) 271-2214 fax: 271-6488

DNCR/NHB
172 Pembroke Rd.
Concord NH 03301

New Hampshire Natural Heritage Bureau
NHB DataCheck Results Letter

MAP OF NOTIFICATION POINTS FOR: NHB21-2753

Department of Natural and Cultural Resources
Division of Forests and Lands
(603) 271-2214 fax: 271-6488

DNCR/NHB
172 Pembroke Rd.
Concord NH 03301

Construction Sequence

The proposed project is anticipated to begin constructed in Fall 2021. A general sequence of construction activities is provided below. The final schedule will be determined by the Town and contractor upon receipt of permit approvals.

General Schedule:

1. Contractor mobilizes to project area (Fall 2021).
2. Install turbidity curtains around the limits of work and other applicable erosion and sedimentation controls practices.
3. Prepare staging area.
4. Commence repairs to scour hole, cracking on abutment faces
5. Epoxy coat exposed portion of timber bridge seat.
6. Shim pavement at approaches.
7. Replace bridge rail and running boards over timber bridge deck
8. Restore disturbed areas with loam and seed.
9. Once the site is permanently stabilized, remove all temporary erosion control measures.

Photographs

Note: All photographs taken September 15, 2021

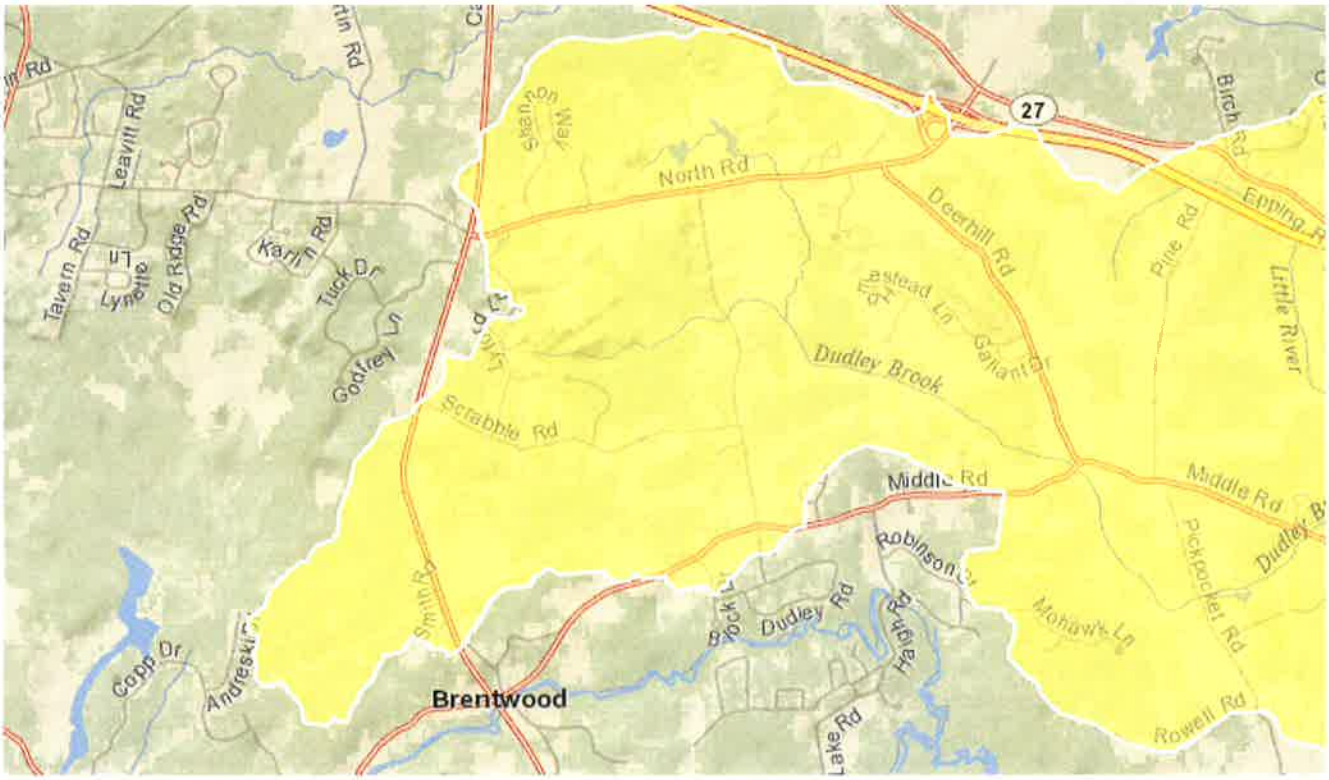
Photo 1: Work Area (Facing North)

Photo 2: Work Area (Facing East)

Photo 2: Little River and Garrison Lane Bridge (Facing Northeast)

StreamStats Report

Region ID: NH
Workspace ID: NH20210728194414094000
Clicked Point (Latitude, Longitude): 42.98763, -70.97792
Time: 2021-07-28 15:44:31 -0400



Basin Characteristics

Parameter Code	Parameter Description	Value	Unit
DRNAREA	Area that drains to a point on a stream	13.02	square miles
APRAVPRE	Mean April Precipitation		inches
WETLAND	Percentage of Wetlands		percent
CSL10_85	Change in elevation divided by length between points 10 and 85 percent of distance along main channel to basin divide - main channel method not known		feet per mi

Peak-Flow Statistics Parameters [Peak Flow Statewide SIR2008 5206]

Parameter Code	Parameter Name	Value	Units	Min Limit	Max Limit
DRNAREA	Drainage Area	13.02	square miles	0.7	1290
APRAVPRE	Mean April Precipitation		inches	2.79	6.23
WETLAND	Percent Wetlands		percent	0	21.8
CSL10_85	Stream Slope 10 and 85 Method		feet per mi	5.43	543

Peak-Flow Statistics Flow Report [Peak Flow Statewide SIR2008 5206]

Statistic	Value	Unit

Peak-Flow Statistics Citations

Application Version: 4.6.1
StreamStats Services Version: 1.2.22
NSS Services Version: 2.1.2