

HDC

ADMINISTRATIVE APPROVALS

May 3rd, 2017

- | | |
|--|------------|
| 1. 39 Mount Vernon Street (hvac) | - Approved |
| 2. 133 Islington Street (skylight) | - Approved |
| 3. 459 Islington Street (fencing and lighting) | - Approved |

1. 39 Mount Vernon Street (hvac)

- Approved

Date Application Rec'd _____

Application for Administrative Approval Historic District Commission

Administrative Use Only:
Date of Meeting: _____
Payment: _____
Payment Type: _____
Index/Permit #: _____

Owner: Peter Carey

Applicant (if different): Kirsten Blanchard

Address: 39 Mount Vernon Street
(Street)

Address: _____
(Street)

Portsmouth, NH 03801
(City, State, Zip)

(City, State, Zip)

Phone: 603-436-8811

Phone: _____

Signature: _____

Building Permit #: **281**

To permit the following: **Install a 2.5 ton air conditioning condenser and cooling coil. Note that a vegetative screen is being proposed to remove the condensers from public view.**

Action Taken by H.D.C.	
Date:	5-3-17
Status:	Recommend Approval
Stipulations:	
Signature of Principal Planner:	

If approved, please acknowledge below:

I hereby acknowledge that all changes or variation in the design as presented shall require further Historic District Commission approval.

Owner



- [Google Directions](#)
- [Google Maps Link](#)
- [City of Portsmouth](#)
- [Property Data](#)
- [Market Delineation](#)

Property
 Location 39 MT VERNON ST
 Map-Lot 0111-0032-0000
 Vision 33267
 Account Number

Ownership
 Owner CAREY PETER N
 REVOCABLE LIVING TR
 CAREY P N & MONUSKY W
 J TRUSTEES
 Address PO BOX 62, HEBRON, NH
 03241

Valuation
 Total \$439,000
 Last Sale \$559,000 on 2015-11-24
 Deed Date 2015-11-24
 Book/Page 5672/2065

Land
 State Code 1010
 Zoning GR8
 Land Use SINGLE FAM MDL01



PROPOSED HVAC INSTALLATION – 39 MOUNT VERNON STREET

The applicants' lot (Tax Map/Lot No. 111-0032-000), at .044 acres or 1,916.64 square feet, is the smallest one in the Mount Vernon Street neighborhood and one of the smallest in Portsmouth's South End. (See attached tax maps.) The applicants propose to have Key Heating & Air Conditioning, Inc., install two outside condenser units in the southeast corner of their lot, between their cellar bulkhead and the boundary fence between their lot and the Hayes' lot (Tax Map/Lot No. 111-0036-000). The attached site plan and photographs show the proposed location of the condensers. For both aesthetic and technical reasons, this is the only place on the applicants' small lot where the condensers can be sited.

One of the condensers, which will cool the entire house except for the master bedroom, is a York Affinity CZF030. It is a 2.5-ton, 16 SEER, 30,000 BTU unit that is 30" high and will tuck into the space between bulkhead and fence. It is one of York's highest-end, smallest, and quietest units. The sound power level, as measured at the unit, averages 69 dBA.

The applicants' master bedroom in the rear, renovated barn part of the house is not heated. There is no ductwork to the upstairs room, and getting ductwork from cellar to second floor would be next to impossible. That is why the applicants need the second, totally separate ductless system—a Mitsubishi MSZ/MUZ-FH12 Hyper Heat single-zone heat pump system that will both heat and cool the upstairs master bedroom and bathroom. This high-end unit is very efficient (30.5 SEER) and puts out 12,000 BTU. The outside unit is about the size of a small suitcase, and its sound power level, as measured at the unit, is 49 to 51 dBA.

The applicants are applying to the Board of Adjustment (BOA) for two variances. Section 10.515.14 of the Portsmouth Zoning Ordinance requires that any mechanical systems (e.g., HVAC condensers, power generators) be set back at least ten feet from any property line. The applicants seek a variance from this requirement in order to site the condensers within inches of the rear boundary fence. The applicants are also seeking a variance from the sound pressure level requirements of section 10.1332.10 of the Zoning Ordinance. This ordinance limits sound in residential districts to 55 dBA during the daytime and 45 dBA at nighttime. Sound pressure level is measured at all major lot lines, at a height of four feet above ground level. Since the applicants are proposing to locate the condensers so close to their shared boundaries with their back and side yard neighbors (Hayes and Schulthesses), they cannot meet the ordinance's requirement.

If the BOA grants the applicants the requested variances, then the applicants must apply to the Historic District Commission (HDC) for a certificate of approval. Section 10.633.20(9) of the Zoning Ordinance exempts from the HDC certificate of approval process "ground-mounted mechanical or electrical equipment ... where (1) the equipment is located behind the **structure** and is not in public view, and (2) all duct work or equipment feeds are located in the building's interior or immediately adjacent to the equipment." The applicants can meet the second requirement, but not the first since the back of their house sits on the boundary line, and they cannot locate the equipment behind the house. Nick Cracknell's advice was to put a row of boxwood bushes in front of the condensers so that they cannot

be seen from the street. With the boxwood block and BOA approval, Nick felt that the HDC would grant administrative approval of the application.

39 MOUNT VERNON STREET ABUTTERS

Richard S. Hayes II
Jessica F. Hayes
241 South Street
Tax Map/Lot No. 0111-0036-0000

Eric A. Spear
Jean Speer
49 Mount Vernon Street
Tax Map/Lot No. 0111-0031-0000

Michael Quigley
Amy Quigley
40 Mount Vernon Street
Tax Map/Lot No. 0111-0028-0000

Drew Schulthess
Brittany Schulthess
15 Mount Vernon Street
Tax Map/Lot No. 0111-0033-0000

All four abutters, located on all four sides of the applicants' property, have expressed their support for this project in the attached emails.

VARIANCE CRITERIA

The requested variances are not contrary to the public interest, and they are consistent with the spirit of the ordinance. The proposed installation of air conditioning and heat pump equipment does not conflict with the explicit or implicit purposes of the ordinance and does not alter the essential residential character of the neighborhood, threaten public health, safety, or welfare, or otherwise injure "public rights."

Granting the requested variances would do substantial justice. The proposed air conditioning and heat pump installation benefits the applicants while doing no harm whatsoever to the general public or to other individuals.

Granting the requested variances will not diminish the values of surrounding properties.

Literal enforcement of the ordinance would result in unnecessary hardship to the applicants. The applicants' property is burdened by the zoning restrictions in a manner that is distinct from other similarly situated property. The applicants' lot, at .044 acres or

1,916.64 square feet, is the smallest one in the Mount Vernon Street neighborhood and one of the smallest in Portsmouth's South End. Nearly everything about the lot and house, the only structure on the lot, is nonconforming. Located in a General Residence B zone, the property does not meet minimum lot area, minimum front, side, or rear yard dimensions, or street frontage requirements. All sides of the structure lie with street or boundary setback areas.

Because of the special conditions of the property, the ordinance's restrictions, as applied to the property, do not serve the restrictions' purposes in a "fair and substantial" way. In particular, the proposed installation of air conditioning and heat pump equipment is (1) Consistent with the restrictions' residential purpose, (2) does not add significantly to intensity of land use, (3) does not significantly affect yard or open space in that the equipment pads take up less than 12 square feet of yard space, (4) does not significantly impact neighboring properties in terms of noise and vibration, (5) preserves the visual environment, (6) has minimal impact on the historic (circa 1885) structure, and (7) does no environmental harm.

The special conditions of the applicants' property are such that the proposed installation of air conditioning and heat pump equipment is reasonable and does not alter the essential residential character of the neighborhood. The size and configuration of the applicants' lot leave few options for siting the equipment. Locating the equipment anywhere in the three-foot-wide strip of land on the west side of the applicants' house (the side facing the Speers' lot) poses both technical and aesthetic problems. The equipment and their pads will not fit in this narrow area, they cannot be located near the gas meters on that side of the house, and they would be much more visible from the street. On the east side of the house, pocket gardens line both sides of the driveway and patio toward the rear of the house. Consideration was given to locating the equipment on the deck between front and rear sections of the house. While the mahogany deck is five feet wide, 13'6" long, and could accommodate the condensers, the equipment would take up already limited outdoor living space and significantly detract from the aesthetic appeal of this historic house. On the deck, elevated 16 to 18 inches above the ground/patio level, the condensers would be much more visible and difficult to conceal, even behind the pocket garden vegetation. The proposed location of the equipment at the very rear of the lot is farthest removed from the street as well as the closest neighbors' (the Schulthesses') house. Blocked by cellar bulkhead and potted boxwood plants, the condensers would be completely hidden from both street and neighbors' views.



Scale: 1" = 6.78'

X = HVAC condensers

🌳 = Boxwood planters

PROPOSED
CONDENSERS

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Tax Map/Lot No. 0111-0036-0000

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49 Mount Vernon Street
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Michael Quigley
Amy Quigley
40 Mount Vernon Street
Tax Map/Lot No. 0111-0028-0000

Drew Schulthess
Brittany Schulthess
15 Mount Vernon Street
Tax Map/Lot No. 0111-0033-0000

From: Drew Schulthess <drew@catchfirecreative.com>

To: Ric Hayes <richayes1@gmail.com>

Cc: Peter Carey <afjag@aol.com>; ericspearportsmouth <ericspearportsmouth@gmail.com>; michaeljquigs <michaeljquigs@hotmail.com>

Subject: Re: Portsmouth Board of Adjustment (BOA) Application - 39 Mount Street HVAC

Date: Fri, Mar 17, 2017 11:44 am

I personally prefer the KYX9000 (just kidding, I made that up). Brittany and I approve.

drew

Drew Schulthess
Strategy Director & Owner

catchfire

catchfirecreative.com

[603.373.8971](tel:603.373.8971)

[@catchfirecreate](https://www.instagram.com/catchfirecreate)

On Fri, Mar 17, 2017 at 9:41 AM, Ric Hayes <richayes1@gmail.com> wrote:

You have our approval.

Regards,

Ric Hayes
241 South Street
[6035022402](tel:6035022402)

Sent from my iPhone

On Mar 17, 2017, at 9:02 AM, afjag@aol.com wrote:

Hi, guys!

Thanks so much for getting back to MJ and me on our proposed HVAC project. We're hoping to have Key HVAC install two outside condenser units between our bulkhead and the boundary fence between the Hayes' property and ours. I've attached three photographs and a site plan that show the proposed location. Unfortunately, it's the only place on our tiny lot where Key can put the condensers.

One of the condensers, which will cool all of the house except for the master bedroom, is a York Affinity CZF030. It's a 2.5 ton, 16 SEER, 30,000 BTU unit that's 30" high and will tuck into the space between bulkhead and fence. It's one of York's smallest and quietest units. The sound power level, as measured at the unit, averages 69 dBA.

Our master bedroom in the renovated barn part of the house is not heated. There's no ductwork to

the room, and getting ductwork from cellar to second floor would be next to impossible. So, that's why we need to go with the second, totally separate ductless system. It's a Mitsubishi MSZ/MUZ-FH12 Hyper Heat single-zone heat pump system. The unit's very efficient (30.5 SEER) and puts out 12,000 BTU. The outside unit is about the size of a small suitcase, and its sound power level, again as measured at the unit, is 49 to 51 dBA.

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Nick Cracknell, the City's principal planner, tells us that abutters' support for our BOA application is critical. If the BOA grants us variances, then the next step in the process is the Historic District Commission. Section 10.633.20(9) of the Zoning Ordinance exempts from the HDC certificate of approval process "ground-mounted mechanical or electrical equipment ... where (1) the equipment is located behind the **structure** and is not in public view, and (2) all duct work or equipment feeds are located in the building's interior or immediately adjacent to the equipment." We can meet the second requirement, but not the first since the back of our house sits on the boundary line, and we can't locate the equipment behind the house. Nick's advice was that we put a row of boxwood bushes in front of the condensers so that they can't be seen from the street. With the boxwood block and BOA approval, Nick felt that the HDC would grant administrative approval of our application.

So, if all this looks and sounds OK to you and your spouses, MJ and I would sure appreciate it if you would email us back your vote of support. Then, if it's OK with you, we'll share your endorsement with both BOA and HDC. In the meantime, if you have any questions or concerns, or want to wander over to our place and check things out, please just give us a holler. My cell number is 236-1494, and MJ's is 817-8876.

Many thanks for all your help!

Pete and MJ

<Photo 1.jpg>

<Photo 2.jpg>

<Photo 3.jpg>

<Site Plan - Tax Map:Lot 111-032-000.pdf>

<Tax Map.jpg>

<York Affinity CZF-CZH Brochure.pdf>

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From: Ric Hayes <richayes1@gmail.com>

To: afjag <afjag@aol.com>

Cc: ericspearportsmouth <ericspearportsmouth@gmail.com>; drew <drew@catchfirecreative.com>; michaeljquigs <michaeljquigs@hotmail.com>

Subject: Re: Portsmouth Board of Adjustment (BOA) Application - 39 Mount Street HVAC

Date: Fri, Mar 17, 2017 9:41 am

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Many thanks for all your help!

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From: Michael Quigley <michaelquigs@hotmail.com>

To: afjag <afjag@aol.com>

Subject: Re: Portsmouth Board of Adjustment (BOA) Application - 39 Mount Street HVAC

Date: Fri, Mar 17, 2017 9:46 am

You have our approval

Regards,

Mike

On Mar 17, 2017, at 9:02 AM, afjag@aol.com wrote:

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Many thanks for all your help!

Pete and MJ

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From: Eric Spear <ericspearportsmouth@gmail.com>

To: afjag <afjag@aol.com>

Subject: RE: Portsmouth Board of Adjustment (BOA) Application - 39 Mount Street HVAC

Date: Fri, Mar 17, 2017 9:49 am

Pete,

I completely support this project.

Eric

From: afjag@aol.com [<mailto:afjag@aol.com>]

Sent: Friday, March 17, 2017 9:02 AM

To: richayes1@gmail.com; ericspearportsmouth@gmail.com; drew@catchfirecreative.com; michaeliquigs@hotmail.com

Subject: Portsmouth Board of Adjustment (BOA) Application - 39 Mount Street HVAC

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Heating and Air Conditioning

TECHNICAL GUIDE

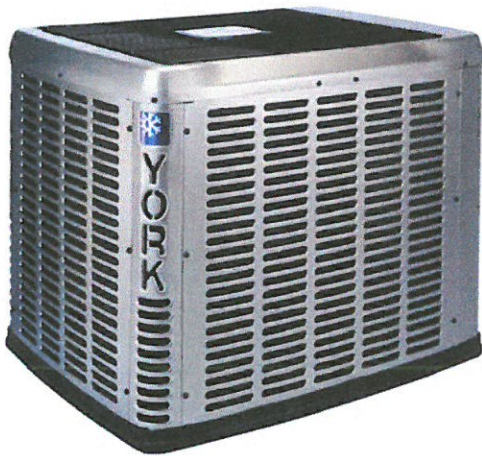
AFFINITY™ SERIES

SPLIT SYSTEM AIR CONDITIONERS

16 SEER – R-410A – 1 PHASE

2 THRU 5 NOMINAL TONS

MODELS: CZF024 THRU 060



Due to continuous product improvement, specifications are subject to change without notice.

Visit us on the web at

www.upgnet.com and www.york.com

Additional rating information can be found at

www.ahridirectory.org

WARRANTY SUMMARY*

Extended 10-Years limited parts warranty.

Extended Lifetime limited compressor warranty.

Extended parts and compressor warranties require online registration within 90 days of purchase for replacement or closing for new home construction.

*Does not apply to R-22 models, 3-Phase models, or internet sales. See Limited Warranty certificate in User's Information Manual for details.

DESCRIPTION

The 16 SEER Series unit is the outdoor part of a versatile climate system. It is designed with a matching indoor coil component from Johnson Controls Unitary Products. Available for typical applications, this climate system is supported with accessories and documents to serve specific functions.

FEATURES

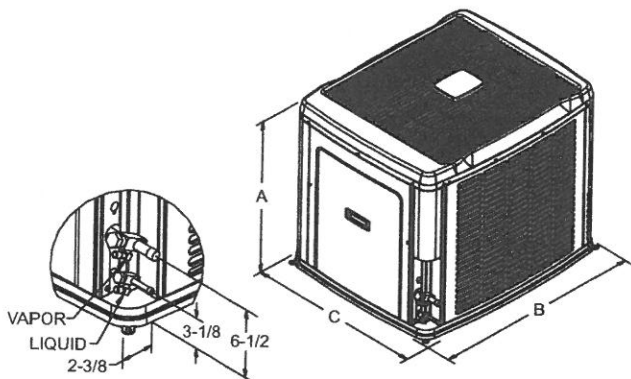
- **Superior Coil Protection** - A stamped, decorative metal coil guard protects the microchannel coil from debris and other damaging material.
- **Protected Compressor** - The compressor is safeguarded against abnormal pressures and temperatures by an internal pressure relief valve, an internal temperature sensor, and factory high and low pressure system controls. A factory installed liquid line filter-drier further protects the compressor against moisture and debris.
- **Environmentally Friendly Refrigerant** - The next generation refrigerant R-410A delivers environmentally friendly performance with zero ozone depletion.
- **Durable Finish** - An automotive quality finish provides the ultimate protection from harmful UV rays and rust creep, ensuring a long-lasting, high quality appearance. A powder-paint topcoat is applied over a baked-on primer using a galvanized, zinc coated steel base material. The result is a finish that has been proven in testing to provide 33% greater durability than conventional powder-coat finishes.
- **QuietDrive™ System** - Features combination of swept-wing fan, composite base pan, isolated compressor compartment, and single-stage compressor to reduce overall sound to a mere whisper.
- **Low RPM Fan Motor** - Helps to reduce airflow noise.
- **Swept Wing Fan** - A fan design boasting technology adapted from aeronautic and defense engineering provides for whisper-quiet operation by allowing air to flow smoothly and efficiently across the fan tips.
- **Composite Base Pan** - The strong and durable composite base pan provides added strength while resisting rust and corrosion, as well as reducing sound and vibration.
- **Isolated Compressor Compartment** - A molded composite bulkhead isolates the refrigeration components and the compressor from the rest of the unit, reducing sound and vibration.
- **Lower Installed Cost** - Designed to provide enhanced installability by featuring a slide-down control compartment that allows easy access to control components, along with angled service valves to reduce overall installation time and cost. Factory charged for a 15 foot lineset.
- **Factory Installed Filter-Drier** - A factory installed, solid core liquid line filter-drier removes harmful debris and moisture from the system.
- **Easy Service Access** - A full end, full service access panel with handle makes for easy entry to internal components.
- **Communications Capable** - Requiring only a simple 4-wire installation, the communicating capability enables the use of the Touch Screen Communicating Control, allowing real time visibility of system operation and the use of diagnostic features, while still maintaining the ability to function with a traditional thermostat.
- **Premium System Warranty*** - Limited lifetime compressor warranty when registered online within 90 days of installation.
- **Agency Listed** - Safety certified by CSA to UL 1995 / CSA 22.2. Performance certified to ANSI/AHRI Standard 210/240 in accordance with the Unitary Small Equipment certification program.

FOR DISTRIBUTION USE ONLY - NOT TO BE USED AT POINT OF RETAIL SALE

Physical and Electrical Data

MODEL	CZF02413(C)	CZF03013(C)	CZF03613(C)	CZF04213(C)	CZF04814(C)	CZF06013(C)
Unit Supply Voltage	208-230V, 1 ϕ , 60Hz					
Normal Voltage Range ¹	187 to 252					
Minimum Circuit Ampacity	17.3	18.1	22.9	23.7	26.1	29.5
Max. Overcurrent Device Amps ²	30	30	40	40	45	50
Min. Overcurrent Device Amps ³	20	20	25	25	30	40
Compressor Type	Scroll	Scroll	Scroll	Scroll	Scroll	Scroll
Compressor Amps	Rated Load	13.4	14.1	17.3	17.9	21.4
	Locked Rotor	58	73	97	112	135
Crankcase Heater	No	No	No	No	No	No
Factory External Discharge Muffler	No	No	No	No	No	No
Factory External Check Valve	No	No	No	No	No	No
HS Kit Required with TXV ⁴	No	No	No	No	No	No
Fan Motor Amps	Rated Load	0.5	0.5	1.3	1.3	2.8
Fan Diameter Inches	22	22	22	22	24	24
Fan Motor	Rated HP	1/15	1/15	1/4	1/4	1/3
	Nominal RPM	850	850	850	850	915
	Nominal CFM	2020	2045	3240	3300	3900
Coil	Face Area Sq. Ft.	14.1	14.0	16.1	19.3	22.8
	Rows Deep	1	1	1	1	1
	Fins / Inch	23	23	23	23	23
Liquid Line Set OD (Field Installed)	3/8	3/8	3/8	3/8	3/8	3/8
Vapor Line Set OD (Field Installed)	3/4	3/4	3/4	7/8	7/8	1-1/8
Unit Charge (Lbs. - Oz.) ⁵	3 - 12	4 - 6	5 - 0	6 - 4	7 - 5	6 - 14
Charge Per Foot, Oz.	0.62	0.62	0.62	0.67	0.67	0.75
Operating Weight Lbs.	159	166	192	209	250	235

1. Rated in accordance with AHRI Standard 110-2012, utilization range "A".
2. Dual element fuses or HACR circuit breaker. Maximum allowable overcurrent protection.
3. Dual element fuses or HACR circuit breaker. Minimum recommended overcurrent protection.
4. See Hard Start Kit Accessory Installation Manual for Hard Start Kit part number for each model.
5. The Unit Charge is correct for the outdoor unit, smallest matched indoor unit, and 15 feet of refrigerant tubing. For tubing lengths other than 15 feet, add or subtract the amount of refrigerant, using the difference in length multiplied by the per foot value.



Unit Model	Dimensions (Inches)			Refrigerant Connection Service Valve Size	
	A	B	C	Liquid	Vapor
024	30	37	31	3/8	3/4
030	30	37	31		
036	34	37	31		
042	40	37	31		7/8
048	40	42-1/4	34		
060	40	42-1/4	34	7/8 *	

* Adapter fitting required for 1-1/8" line set.

All dimensions are in inches and are subject to change without notice.
Overall height is from bottom of basepan to top of fan guard.
Overall length and width include screw heads.

ACCESSORIES

Start Assist Kit (S1-2SA067) - Provides increased starting torque for areas with low voltage. See Hard Start Kit Accessory Installation Manual for Hard Start Kit part number for each model.

TXV Kits - S1-1TVM series thermal expansion valves precisely meter refrigerant for optimum performance over a wide range of conditions. See System Charge table for TXV part number for each model.

Low Ambient Pressure Switch Kit (S1-2LA06700424) - Allows use of air conditioning at low outdoor ambient temperatures. For use with models containing R-410A refrigerant only.

Dehumidistat (S1-2HU16700124) - Provides increased dehumidification when matched with variable speed furnace or air handler.

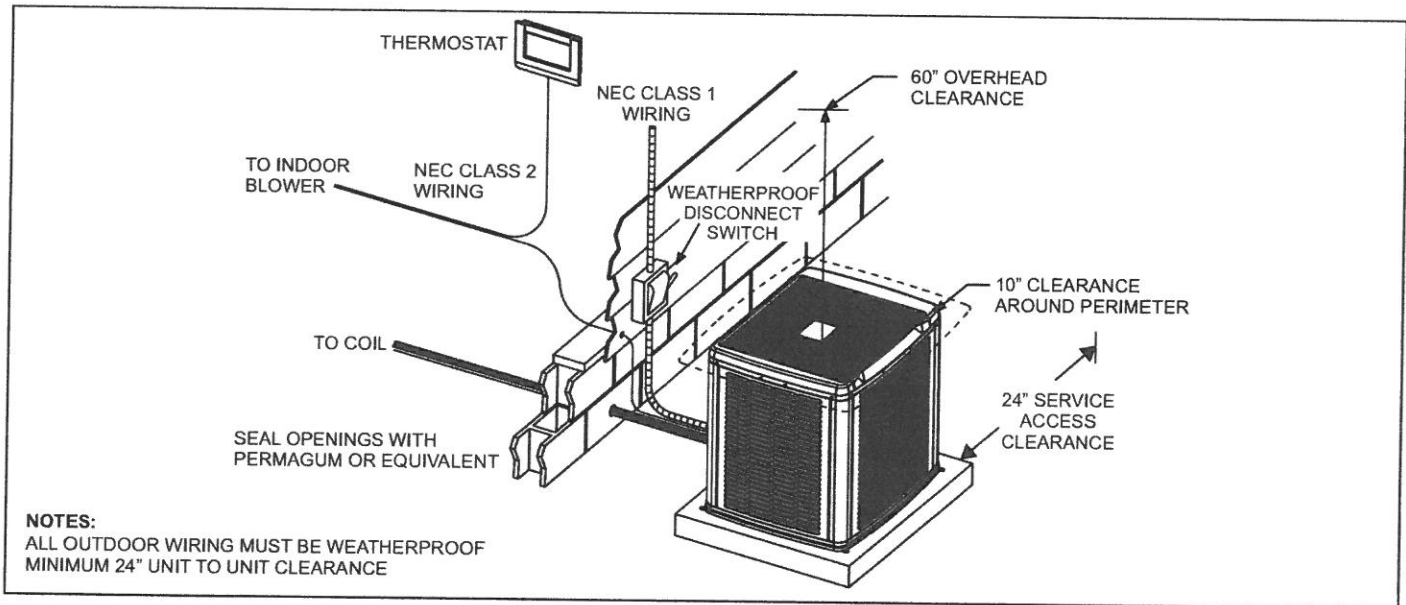
Thermostats - Compatible thermostat controls are available through accessory sourcing. For optimum performance, these outdoor units are fully compatible with the **Residential Touchscreen Communicating Control S1-TTSCC01**.

SOUND POWER LEVEL - TYPICAL OCTAVE BAND SPECTRUM ((db re. 1-pW)

Model Number	63	125	250	500	1000	2000	4000	8000	dBA
024	72	75	66	66	61	54	47	40	67
030	70	77	67	69	66	58	51	47	70
036	74	73	70	71	69	63	57	51	73
042	78	72	69	70	67	61	55	48	71
048	72	69	69	70	67	62	57	50	71
060	76	73	74	70	70	62	58	55	74

Rated in accordance with ARI Standard 270.

TYPICAL INSTALLATION



PRODUCT GUIDE

H2i™ MSZ-FH SINGLE-ZONE HEAT PUMP



Product Overview

Heat pumps are now a realistic option for any home, in any climate. The new MSZ-FH family of Hyper-Heating INVERTER residential systems offer year-round, high-efficiency cooling and heating for a variety of rooms, including bedrooms, basements, sunrooms and more. The slim, wall-mounted indoor units provide zone comfort control while the INVERTER-driven compressor and electric LEVs offer higher efficiency with controlled power usage.

- Industry-leading efficiency of 30.5 SEER (MSZ-FH09NA).
- Hyper-Heating performance down to -13° F outdoor ambient.
- 100% heating capacity at 5° F outdoor ambient.
- Triple-action filtration.
 - Nano-platinum filter.
 - Electrostatic anti-allergen enzyme filter.
 - Deodorizing filter.
- Double-vane air delivery for enhanced circulation.
 - Option to set each vane separately.
 - Indirect or direct setting option.
 - Natural flow setting that creates air movement like a natural breeze.
- i-see Sensor™ 3D.
 - Infrared human sensing technologies to measure location of human heat signatures.
 - i-see sensing floor temperature to deliver conditioned air to those areas by double-van airflow.
- NEW multi-function wireless controller.
- Optional controllers.
 - MHK1 wireless wall-mounted controller (compatible with Honeywell Remote Internet Gateway for iPhone, Android, smart device control via the internet).
 - Wired wall-mounted controller (PAR-31MAA requires MAC-333IF).
 - Simple MA remote controller (PAC-YT53CRAU requires MAC-333IF).

MSZ-FH**NA



Model Name	Indoor Unit		MSZ-FH09NA	MSZ-FH12NA	MSZ-FH15NA
	Outdoor Unit		MUZ-FH09NA	MUZ-FH12NA	MUZ-FH15NA
Cooling *1	Rated Capacity	Btu/h	9,000	12,000	15,000
	Capacity Range	Btu/h	2,800-9,000	2,800-12,000	6,450 - 19,000
	Rated Total Input	W	560	870	1,200
	Energy Efficiency	SEER	30.5	26.1	22.0
	Moisture Removal	Pints/h	0.6	1.9	4.0
	Sensible Heat Factor		0.920	0.830	0.700
Heating at 47° F *2	Rated Capacity	Btu/h	10,900	13,600	18,000
	Capacity Range	Btu/h	1,600 - 18,000	3,700 - 21,000	5,150 - 24,000
	Rated Total Input	W	710	950	1,300
	HSPF (IV)	Btu/hW	13.5	12.5	12.0
Heating at 17° F *3	Rated Capacity	Btu/h	6,700	8,000	11,000
	Rated Total Input	W	600	720	1,020
	Maximum Capacity	Btu/h	12,200	13,600	18,000
Heating at 5° F	Maximum Capacity	Btu/h	10,900	13,600	18,000
Power Supply	Phase, Cycle, Voltage		1 Phase, 60Hz, 208/230V *4		
Voltage	Indoor - Outdoor S1 - S2		AC 208 / 230V		
	Indoor - Outdoor S2 - S3		DC ±24V		
	Indoor - Remote Controller		Wireless Type (Optional Wired Controller: DC12V)		
Indoor Unit	MCA	A	1.0		
	Blower Motor (ECM)	F.L.A.	0.67		
	Airflow at Cooling (Lo-Med-Hi-Super Hi-Powerful) *1	DRY (CFM)	137-167-221-304-381	137-167-221-304-398	225-262-304-355-411
		WET (CFM)	117-143-190-261-328	117-143-190-261-342	194-225-261-305-354
	Airflow at Heating (Lo-Med-Hi-Super Hi-Powerful) *2	WET (CFM)	140-167-225-325-437	140-167-225-325-454	201-254-317-394-497
	Sound Pressure Level at Cooling (Lo-Med-Hi-Super Hi-Powerful) *1	dB(A)	20-23-29-36-40	21-24-29-36-41	27-31-35-39-44
	Sound Pressure Level at Heating (Lo-Med-Hi-Super Hi-Powerful) *2	dB(A)	20-24-29-36-42	21-24-29-36-42	25-29-34-39-46
	External Finish Color		Munsell No. 1.0Y 9.2 / 0.2		
	Dimension Unit	W: In.	36-7/16		
		D: In.	9-3/16		
		H: In.	12(+11/16)		
	Weight Unit	Lbs.	29		
Field Drainpipe Size O.D.	In.	19/32			
Remote Controller	Type		Select from MHKT (Preferred), PAR-31MAA, or PAC-YT53CRAU Remote Controllers		
Outdoor Unit	MCA	A	11	16	
	MOCP	A	15	20	
	Fan Motor (ECM)	F.L.A.	0.50	0.93	
	Compressor	Model (Type)	DC INVERTER-driven Twin Rotary		
		R.L.A.	8.2	12.0	
		L.R.A.	10.3	15.0	
	Airflow (Cooling/Heating)	CFM	1,150/1,280	1,190/1,320	
	Refrigerant Control	Linear Expansion Valve			
	Defrost Method	Reverse Cycle			
	Sound Pressure Level at Cooling *1	dB(A)	48	49	51
	Sound Pressure Level at Heating *2	dB(A)	49	51	55
	External Finish Color		Munsell No. 3Y 7.8 / 1.1		
	Dimensions	W: In.	31-1/2	33-1/16	
		D: In.	11-1/4	13	
		H: In.	21-5/8	34-5/8	
Weight	Lbs.	81	83	124	
Refrigerant	Type	R410A			
	Charge	Lbs., Oz.	2, 9	3, 7	
	Oil	Type (fl. oz.)	FV50S 350cc	FV50S 400cc	
Refrigerant Pipe	Gas Side O.D.	In.	3/8	1/2	
	Liquid Side O.D.	In.	1/4		
Refrigerant Pipe Length	Height Difference (Max.)	Ft.	40	50	
	Length (Max.)	Ft.	65	100	
Connection Method	Indoor/Outdoor		Flared/Flared		

NOTES: Test conditions are based on AHRI 210/240.

*1. Rating conditions (cooling)-Indoor: D.B. 80° F (27° C), W.B. 67° F (19° C); Outdoor: D.B. 95° F (35° C), W.B. 75° F (24° C).

*2. Rating conditions (heating)-Indoor: D.B. 70° F (21° C), W.B. 60° F (16° C); Outdoor: D.B. 47° F (8° C), W.B. 43° F (6° C).

*3. Rating conditions (heating)-Indoor: D.B. 70° F (21° C), W.B. 60° F (16° C); Outdoor: D.B. 17° F (-8° C), W.B. 15° F (-9° C).

*4. Indoor units receive power from outdoor units through field-supplied interconnected wiring. Specifications are subject to change without notice.

LIMITED WARRANTY | Seven-year warranty on compressor. Five-year warranty on parts.

2. 133 Islington Street (skylight)

- Approved

Date Application Rec'd _____

Application for Administrative Approval Historic District Commission

Administrative Use Only:
Date of Meeting: _____
Payment: _____
Payment Type: _____
Index/Permit #: _____

Owner: P. Jackson and L. Letizio

Applicant (if different): _____

Address: 133 Islington Street, Unit #9
(Street)
Portsmouth, NH 03801
(City, State, Zip)

Address: _____
(Street)

(City, State, Zip)

Phone: 813-613-5033

Phone: _____

Signature: _____

Location of Structure: Map 138, Lot 15

Street Address: 133 Islington Street, Unit #9

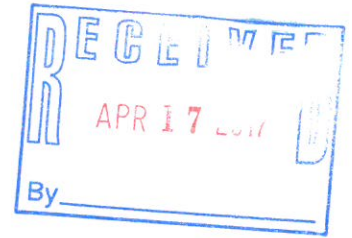
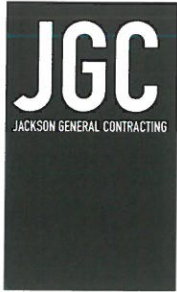
To permit the following: Install a skylight in northeast section of the rear building

Action Taken by H.D.C.	
Date:	
As Per Plan:	
Stipulations:	
Signature of Principal Planner:	

If approved, please acknowledge below:

I hereby acknowledge that all changes or variation in the design as presented shall require further Historic District Commission approval.

Owner



4/13/17

Re: Application for Skylight approval at 133 Islington street, Unit # 9.

Attn: Liz Good
Planning Department
City of Portsmouth
1 Junkins Ave
Portsmouth, NH 03801

Please find our materials for this application in the enclosed package.

This letter will serve as the introduction and mitigating narrative for the application for this proposed skylight in our condominium unit.

Lisa and I live in a Historic District in the City of Tampa and are very familiar and sensitive to with working with the Historic District Commission down here, and have done so with great success on many projects. I knew that our first stop on this project was at the Historic District Commission.

Our building, also known as Captain Andrew Hussey House, has mostly 3 living levels with windows or dormers on each level allowing the users/owners the most efficient use of their 3rd level space. For whatever reason at the time of development there were 2 units that never had dormers built into their 3rd floor level, and unit #9 was one of them. Our unit faces North and the other unit faces South. Our 3rd level is a single room of almost 500 sq ft. Without a window it is a dark featureless room in a very bright home. Basically it can only be used for storage, whereas if we can brighten it and ventilate it, the room can become a living space.

Our goals are to bring natural light and ventilation into the 3rd level, while remaining low-profile and hugging the plane of the roof. The most efficient way to achieve this would be with a skylight. We have applied for and received approval from the Home Owners Association to proceed with this application and the work. I have retained architects to take care of the design the engineering aspects of the project and assist with the permitting documentation of the project as well.

Being in the Historic District we have provided photographs with our application as well as an aerial photo to depict the position of the proposed skylight from the roof perimeter. In this package you will find:

Elevation drawings - East and North.
Photos, annotated
Aerial photo, annotated
Letter from HOA
Brochure from Skylight manufacturer, VELUX, USA.
Technical drawing detail from VELUX, USA
Filing fee of \$100.00

Thank you.

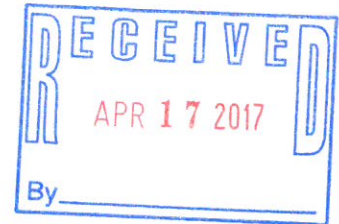


Paul Jackson
General Contractor/President
Jackson General Contracting, Inc.
CGC-1522445
4803 N Grady Ave.
Tampa, FL 33614
813-613-5033
paul@jacksongc.com



Lisa Letizio
LetizioL@me.com
727-460-2315

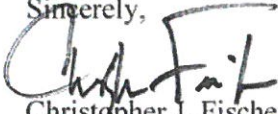
THE CAPTAIN ANDREW HUSSEY HOUSE
CONDOMINIUM ASSOCIATION
133 Islington Street
Portsmouth, New Hampshire 03801



To Whom It May Concern:

Please be advised that Paul Jackson and Lisa Letizio, owners of Unit 9 of the Captain Andrew Hussey House Association, requested the association's approval to install a skylight on the third floor of Unit 9.

After due consideration, the association approved Paul Jackson's and Lisa Letizio's request to install a skylight in Unit 9.

Sincerely,

Christopher J. Fischer
HOA President

Historic District Commission, Skylight evaluation photographs for 133 Islington Street, City of Portsmouth, NH.

Supporting photographic material.



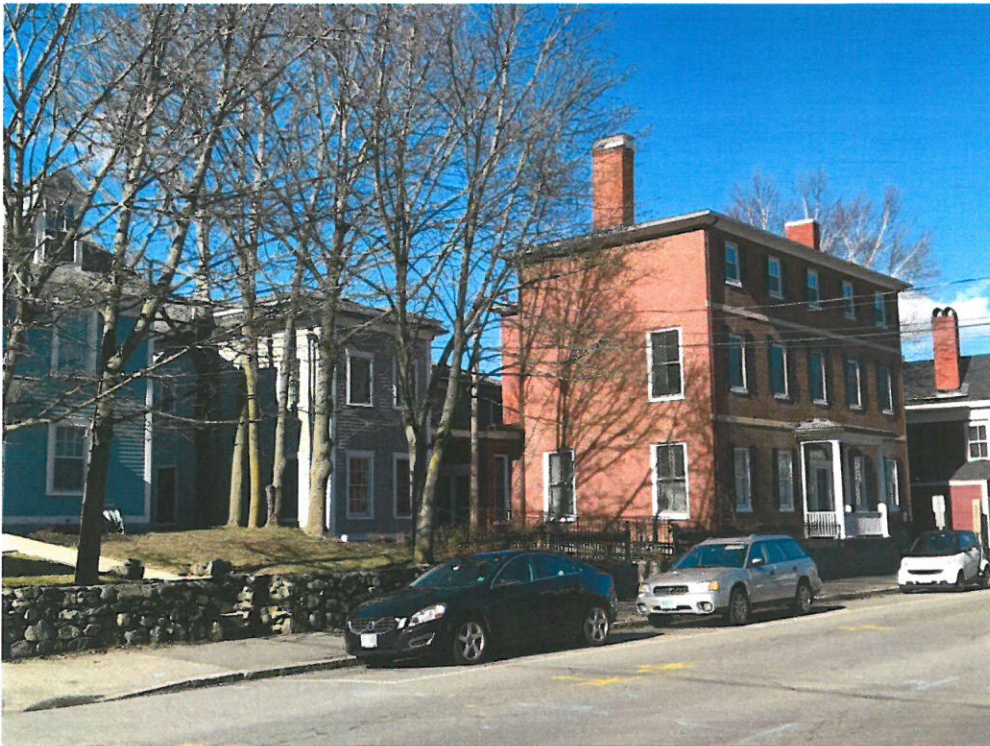
Photograph 1 – Directly across from entry at 133 Islington street.

This photos taken from directly across the street shows how the position of the proposed skylight would not ever be visible from Islington street in the immediate vicinity of the entrance to 133 Islington Street.





Photograph 2 – slightly South from photograph 1, also directly across the street from 133 Islington street.



Photograph 3 – further South, shows still less possibility to see any skylight on the North side of the condo roof.



Photograph 4 – This taken from further Northwards along Islington street, facing west.

It is only when one travels more than 200 feet towards the town center and then turns to look back that one can see between the rear of the roof of the building on the W corner of Rock St and Islington street, and the front edge of the parapet of Davies Tire store, the portion of roof that is the position of the proposed skylight at unit 9 of 133 Islington Street. This is illustrated in the photo below.

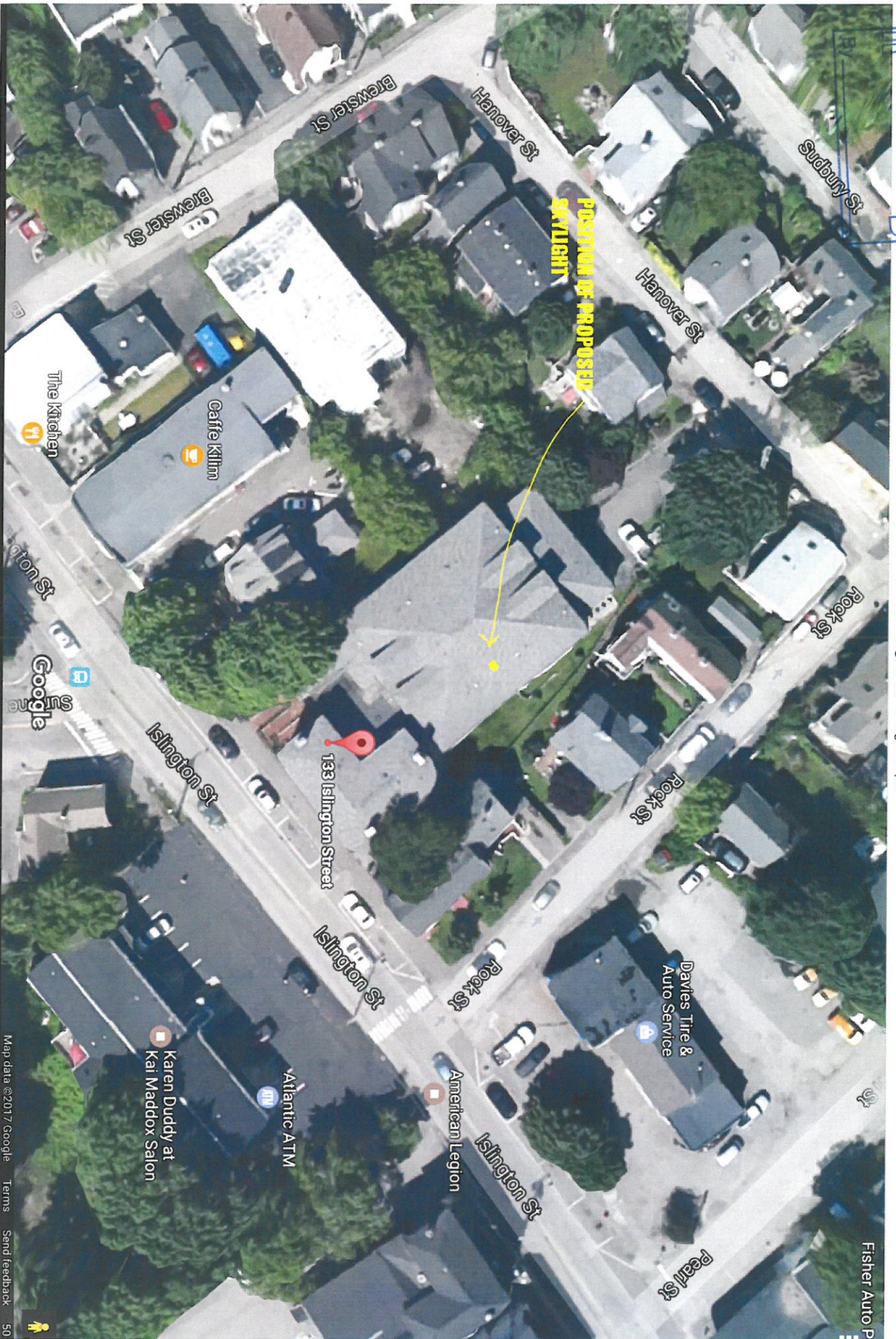


Photograph 5 – Taken from the rear vehicle lot of Davies Tire store.

From this position one gets the clearest view of a potential skylight when looking between the 2 buildings on Rock Street. The North-facing roof of the rear Condo building of 133 Islington Street is clearly in view if you step back enough into this vehicle lot at the rear of the Davies Tire store. From this position, the proposed skylight will clearly be visible by people at ground level.

RECEIVED
APR 17 2017

133 Islington St - Google Maps



13 Rock St
Portsmouth, New Hampshire
Street View - Sep 2011



POSITION OF PROPOSED
SVAFLIGHT

VIEW FROM ROCK STREET - NORTH ELEVATION

Google

Image capture: Sep 2011 © 2017 Google Terms Report a problem

Deck mounted skylight size chart (Rough openings)



Inch	14 1/2	21	22 1/2	30 1/16	44 1/4
mm	368	533	572	763	1123
22 15/16			FS D26		
26 7/8	FS; VS; VSE; VSS C01			FS; VS; VSE; VSS S01	
30			FS; VSS M02		
37 7/8	FS; VS; VSE; VSS C04		FS; VS; VSE; VSS M04		
45 3/4	FS A06	FS; VS; VSE; VSS C06	FS D06	FS; VS; VSE; VSS M06	FS; VS; VSE; VSS S06
54 7/16		FS; VS; VSE; VSS C08		FS; VS; VSE; VSS M08	
70 1/4	FS C12				

Deck mounted skylight flashing

Model	Installation	Roofing
EDL	Single	Shingle/Slate (14°- 85° roof pitch)
EDW	Single	Tile (14°- 85° roof pitch)
EDM	Single	Metal (14°- 85° roof pitch)
EKL	Gang	Shingle/Slate (14°- 85° roof pitch)
EKW	Gang	Tile (14°- 85° roof pitch)
ECB*	Low pitch; single	Site built curb (14°- 85° roof pitch)

*Does not come with VELUX adhesive skylight underlayment, and is not covered by the No Leak warranty.

VELUX®

VELUX America LLC

450 Old Brickyard Road • PO Box 5001 • Greenwood, SC 29648-5001
Tel 1-800-888-3589 • Fax 1-864-943-2631 • veluxusa.com

Choosing the right glass for your skylight

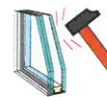
For out of reach applications



Clean, Quiet & Safe glass (xx04)
recommended

Standard on: VSS, VSE
Available on: VS, FS

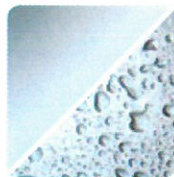
Clean, Quiet & Safe glass also available in the following options:



Impact (xx06)
Available on: VSS, VSE, VS, FS



Snowload (xx10)
Available on: VSE, VS, FS



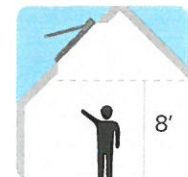
Clean

Features Neat® glass coating to keep your skylight cleaner longer, leaving skylights virtually spotless



Quiet

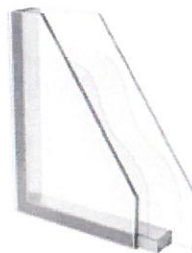
Reduce unwanted outside noise by up to 25% compared to a standard double pane glass, and up to 50% compared to a plastic skylight



Safe

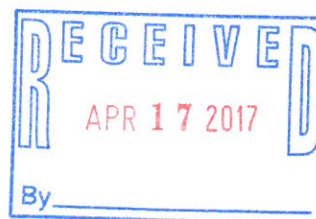
VELUX recommends and building codes require laminated glass for out of reach applications

For in reach applications

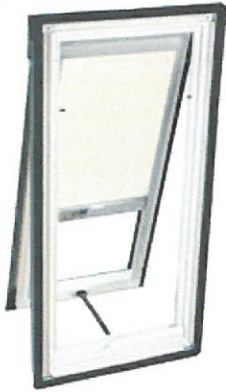


Dual pane tempered glass (xx05)

Available on: FS, VS, QPF



facebook.com/veluxamerica
twitter.com/veluxamerica
youtube.com/veluxusa



Manual "Fresh Air" skylight—Model VS

- Optional factory installed in-stock blinds available
- Features pre-finished white wood frame and protective aluminum or copper cladding.
- Smooth-turning handle available for when the skylight is installed within reach.



Fixed skylight—Model FS

- Optional factory installed in-stock blinds available
- Features pre-finished white wood frame and protective aluminum or copper cladding.
- Streamlined exterior profile does not obstruct your roofline.

Factory installed in-stock blinds

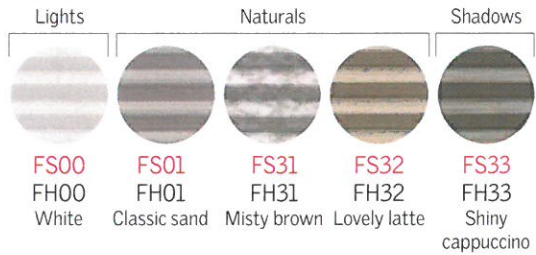
If one of the in-stock blinds below are ordered with your skylights, VELUX will factory install your blind for you, or you may select one of our special order blinds. Please visit veluxusa.com to see a listing of special order blinds.

Note: Special order blinds are not pre-installed with your skylight order and require a two-week lead time.

In-stock room darkening - double pleated blinds (Solar powered/manual)



In-stock light filtering - single pleated blinds (Solar powered/manual)



In-stock venetian blind (FS and VS only) (Manual)



	FS	VS	VSE	VSS
Manual room darkening (CH)	●			
Manual light filtering (FH)	●			
Solar room darkening (CS)	●	●	●	●
Solar light filtering (FS)	●	●	●	●
Manual venetian (PA)	●	●		

Note: On the VS skylight, removal of the insect screen is required to operate or adjust the venetian blind. Blinds not available for FS size C12. Solar blinds not available for FS size A06.

30% Federal tax credit on solar powered blinds*
Available in room darkening - double pleated blinds, blackout blinds, light filtering - single pleated blinds and light filtering blinds

Product Sizes

Deck Mounted Skylight Codes

FS C06 2004

Model

- FS
- VS
- VSE
- VSS

Sizes

- A06
- C01
- C04
- C06
- C08
- C12
- D26
- D06
- M02
- M04
- M06
- M08
- S01
- S06

Interior finish

- 0 Stain grade wood
- 2 White
- 9 Special

Cladding

- 0 Aluminum
- 1 Copper
- 9 Special

Glazings

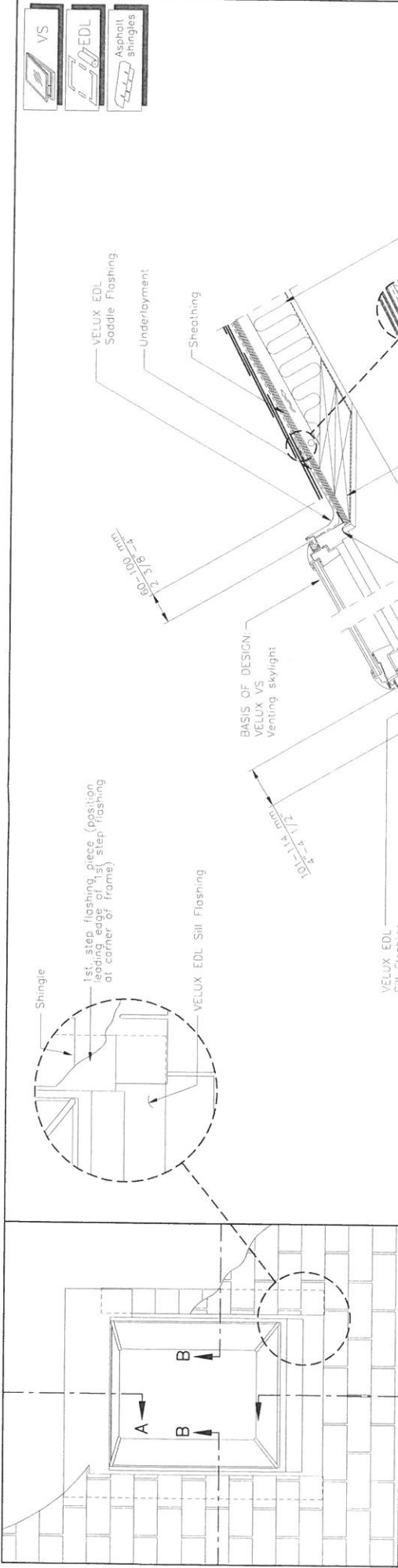
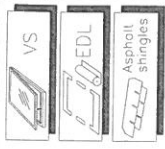
- 04 Low E³/ Lami (74)
- 05 Low E³/ Temp (75)
- 06 Impact
- 08 White lami
- 10 Snowload
- 99 Special

Deck Mounted Skylight Size Chart

Rough openings / Outside frame

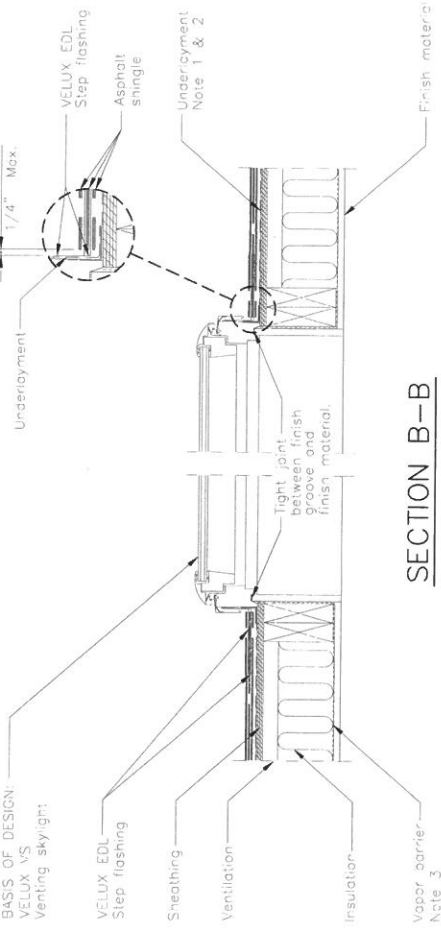
inches	14 1/2 15 1/2	21 21 1/2	22 1/2 23 1/2	30 1/16 30 7/16	44 1/4 44 1/2
22 15/16 23 1/16			FS; 2.78 Fixed D26		
26 7/8 27 1/4		FS; VS; VSE; VSS 3.56 Fixed 2.27 Vented C01			FS; VS; VSE; VSS 6.92 Fixed 5.57 Vented S01
30 30 1/2				FS; VS; VSS 5.15 Fixed 4.11 Vented M02	
37 7/8 38 1/4		FS; VS; VSE; VSS 4.43 Fixed 3.50 Vented C04		FS; VS; VSS 6.64 Fixed 5.48 Fixed M04	
45 3/4 46 1/4	FS 3.56 Fixed A06	FS; VS; VSE; VSS 4.43 Fixed 3.50 Vented C06	FS; 5.94 Fixed D06	FS; VS; VSE; VSS 8.13 Fixed 6.86 Vented M06	FS; VS; VSE; VSS 12.36 Fixed 10.73 Vented S06
54 7/16 54 9/16		FS; VS; VSE; VSS 6.52 Fixed 5.34 Vented C08		FS; VS; VSE 9.77 Fixed 8.36 Vented M08	
70 1/4 70 1/2		FS 8.52 Fixed C12			
Fits on center inches	16	24	24	16	16 or 24

Daylight in sq ft



ELEVATION

SECTION A-A



SECTION B-B

GENERAL NOTES

1. Wrap frame in ZOC 215 adhesive underlayment provided with VELLUX flashing.
2. Underlayment to be folded up against all sides of curb.
3. Vapor barrier should be used to avoid moisture.



VELUX
1418 Evans Pond Road
Greenwood, SC 29649
1-800-88-VELUX
www.VELUXUSA.com

VS - Residential/Commercial
Roof Section (Cathedral Ceiling
with Asphalt Shingles)

Name	Date
Drawn by JDH	Apr 10
Checked by WC, JH, Apr 10	
Drawing No.	

VS-02-1208

This drawing is an instrument of service and is provided for informational use only.

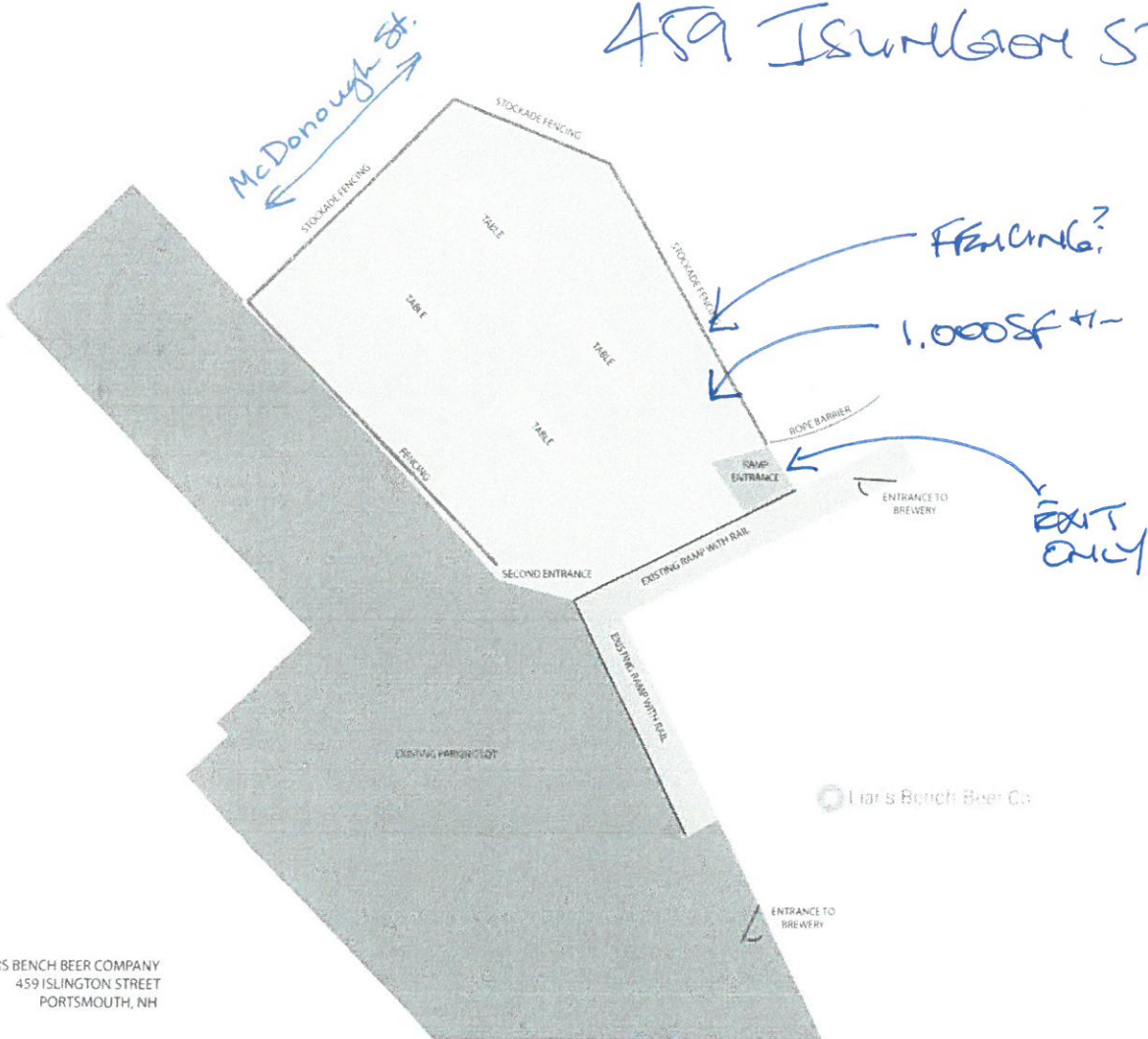
© 2010 VELUX AS/NIP

VELUX is a registered trademark.

3. 459 islington Street (fencing and lighting)

- Approved

459 Islington St.



LIARS BENCH BEER COMPANY
459 ISLINGTON STREET
PORTSMOUTH, NH

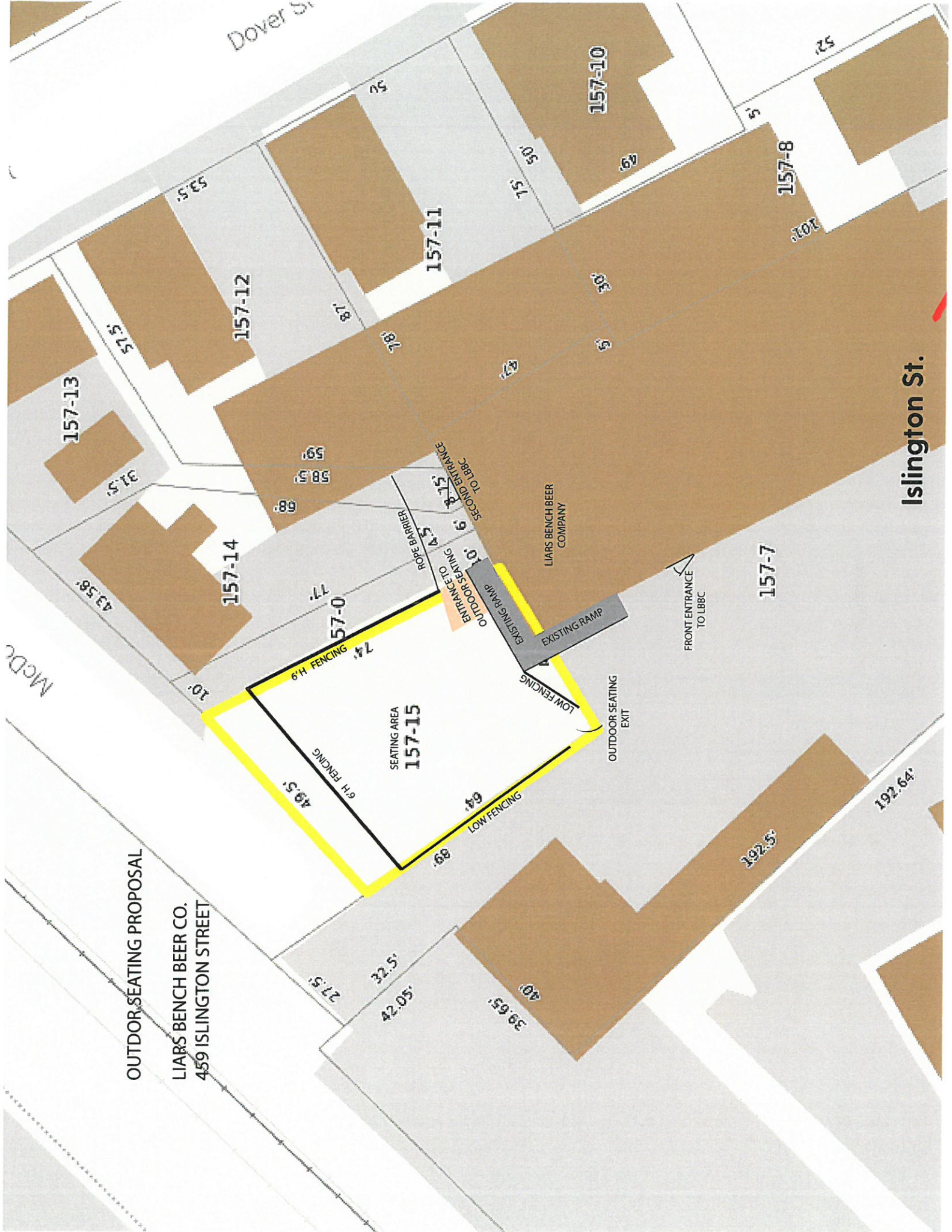
← Islington St. →

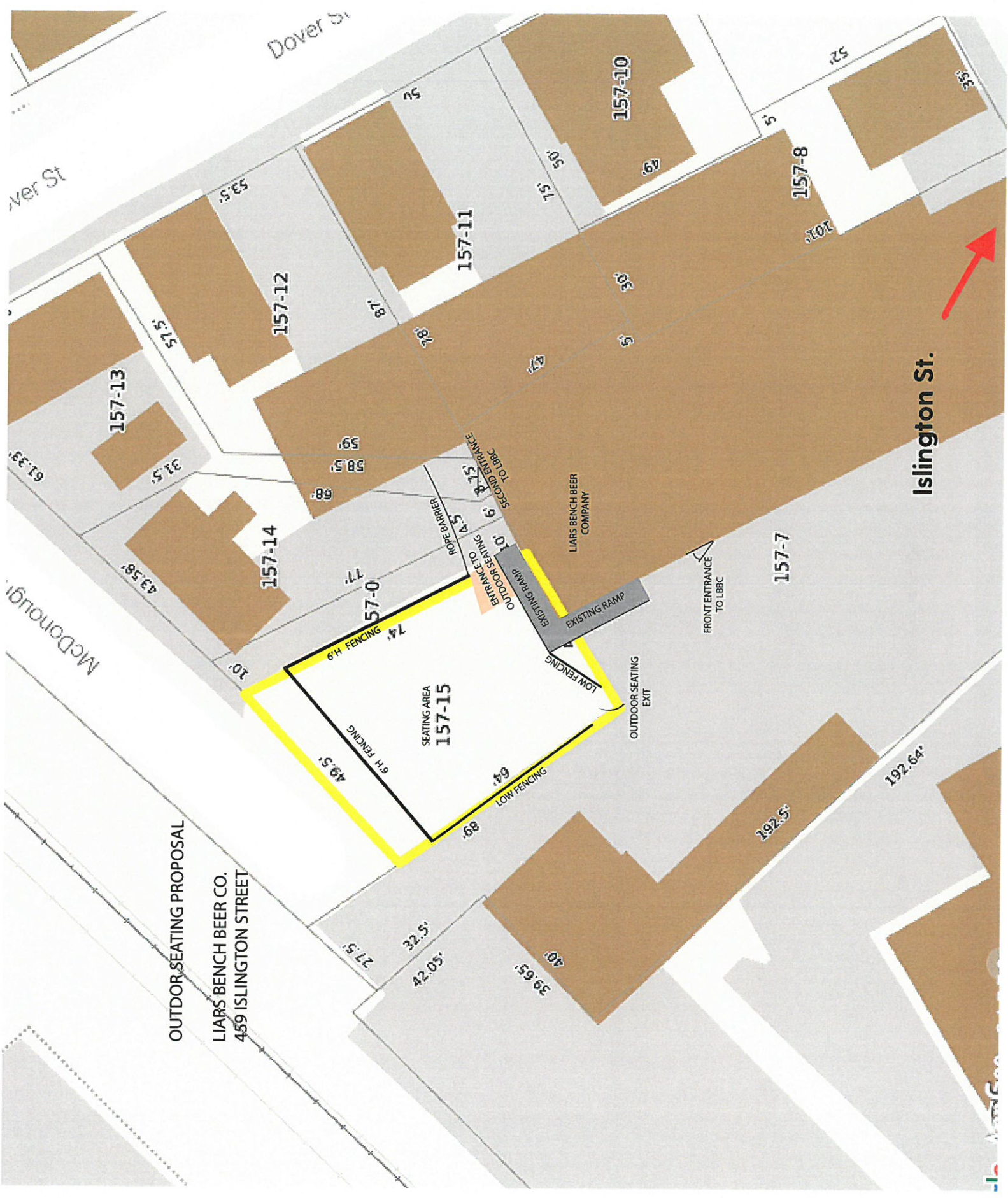
CO - SUB.
POA - FIRE
AA - FENCE

RECEIVED
 APR 19 2017
 By _____

OUTDOOR SEATING PROPOSAL

**LIARS BENCH BEER CO.
459 ISLINGTON STREET**





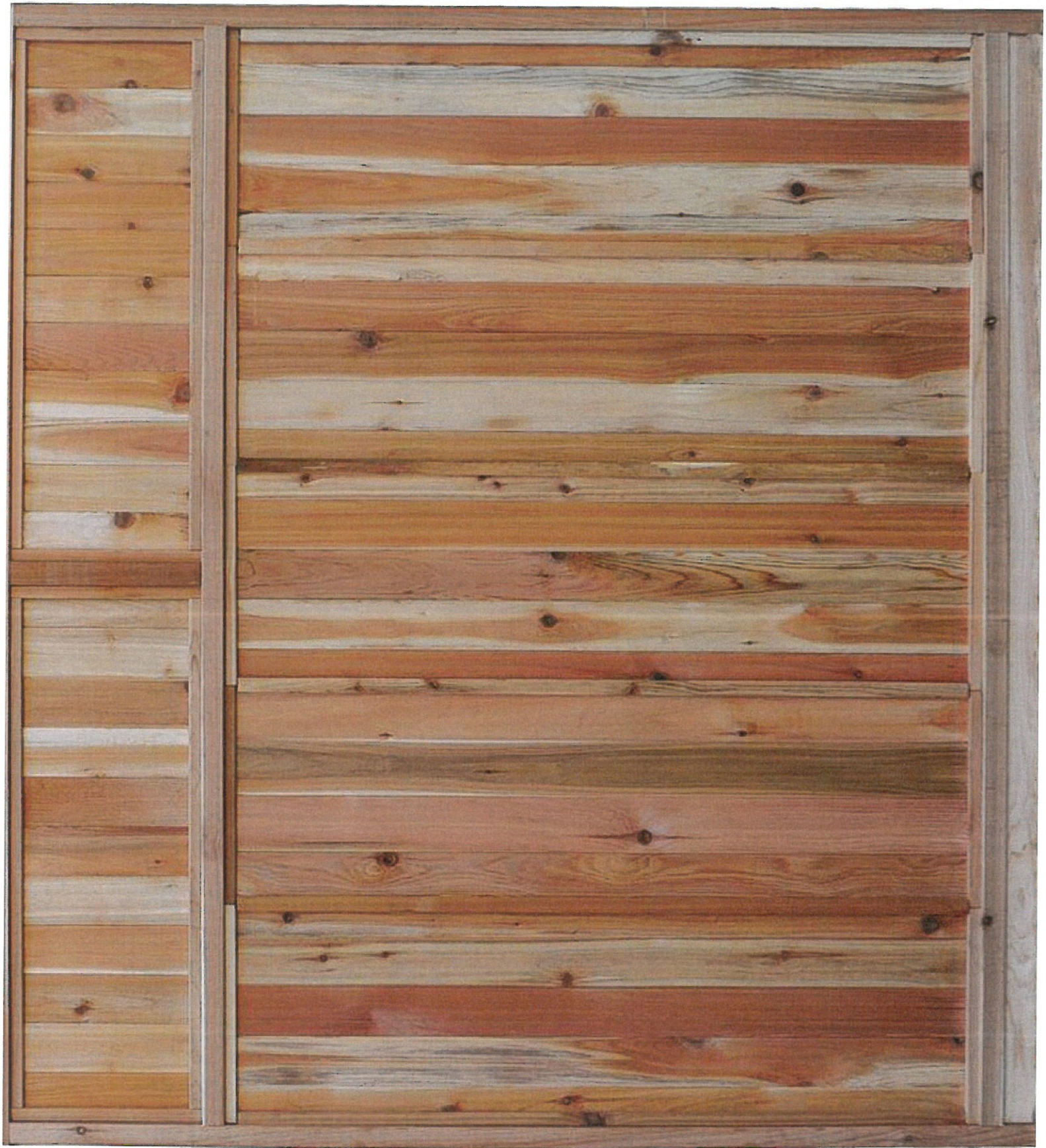
OUTDOOR SEATING PROPOSAL

LIARS BENCH BEER CO.
459 ISLINGTON STREET

Islington St.











Nicholas J. Cracknell

From: Dagan Migirditch <dagan@liarsbenchbeer.com>
Sent: Wednesday, April 26, 2017 3:46 PM
To: Nicholas J. Cracknell
Subject: Proposed Outdoor Space--Liars Bench Beer Co.
Attachments: Liars Bench Layout.png; Liars Bench Outdoor Space 1.JPG; Liars Bench Outdoor Space 2.JPG; Proposed Fence.jpg; Proposed Outdoor Lights.jpg

Greetings Nick,

attached you'll find the information you requested for the proposed outdoor space at 459 Islington. The lighting and fencing are both available through home depot and I've included links to supplement the photos should you need them. If you'd like hard copies of anything provided we'll gladly get them over to you and if there is anything additional information you require let us know. One note to make on the map-geo diagram, the low fencing will measure 4 ft. tall.

Thank you for your time,

Dagan Migirditch
Co-Founder & General Manager
Liars Bench Beer Co.

[Fencing](#)

[Lighting](#)