



780 N. Commercial Street
P.O. Box 330
Manchester, NH 03105-0330

Erik Newman
Senior Counsel

603-634-2459
Erik.newman@eversource.com

August 11, 2020

Portsmouth City Council
1 Junkins Avenue
Portsmouth, NH 03801

**Re: REQUEST TO NAME AN UNNAMED PRIVATE ROAD AND ASSIGN 911
NUMBERING TO THE IMPROVEMENTS ACCESSED THEREFROM**

Dear Councilors:

This request is submitted on behalf of Public Service Company of New Hampshire d/b/a Eversource Energy ("Eversource"), owner of Portsmouth Assessor parcel 214-3 and assented to by the undersigned GSP Schiller LLC as owner of parcels 214-2 and 214-1 (collectively, herein "the Parties"). The Parties own improvements located on the aforementioned parcels (Tax Map 214 enclosed as Exhibit 1) that are accessed from a presently unnamed private road that is located upon lots 214-3, 214-2 and 214-1, the location of which is highlighted on the attached GIS aerial image (Exhibit 2) and depicted in more detail on the enclosed Easement Plan for Schiller Station prepared by Meridian Land Services, dated Sept. 14, 2107 and recorded as Plan D-40580 (Exhibit 3).

Said private road serves as the access point to various utility improvements owned and operated by the Parties and identified in the list below and whose location is highlighted on the Attached Exhibit 4. Notwithstanding that access is from the private road, those improvements all presently have addresses on Gosling Road. This creates challenges for emergency response, which is further complicated because several of the improvements are located on the same parcel. The Parties wish to resolve this confusion and facilitate emergency response by naming the private road and assigning the below identified improvements with individual 911 street numbers, whose location are highlighted in the attached Exhibits 4a (Eversource Facilities) and 4b (GSP Schiller LLC Facilities).

Eversource Facilities

Portsmouth Substation (parcel 214-3, presently addressed 300 Gosling Road)
Resistance Substation (parcel 214-1, presently 400 Gosling Road)

GSP Schiller LLC Facilities

The Red Building (parcel 214-2, presently 280 Gosling Road)
NT Tank Farm (parcel 214-2, presently 280 Gosling Road)
Wood Yard Building (parcel 214-2, presently 280 Gosling Road)
SR Tank Farm (parcel 214-2, presently 280 Gosling Road)

Note that the so-called Schiller Station, being the power plant located on parcel 214-1 would

retain its current address of 400 Gosling Road. Also, the so-called Schiller Substation, located on parcel 214-3 (location noted on Exhibit 4), would retain its address of 300 Gosling Road.

The State of New Hampshire Division of Emergency Services and Communications has confirmed that assigning separate 911 street numbers to different improvements located on the same parcel such as is being requested, is consistent with the State's Addressing Standards Guide, in pertinent part Section 10 (See attached email dated 3/25/20 from E911 Field Representative Kenny-Lynn Dempsey, Exhibit 5).

The Parties propose that the private road be named Jacona Road, after the generating stations ship "Jacona" which used to be stationed in the river adjacent to the Resistance Substation (See Photos - Exhibit 6).

Thank you for your consideration of this request. Please let me know if you have any questions.

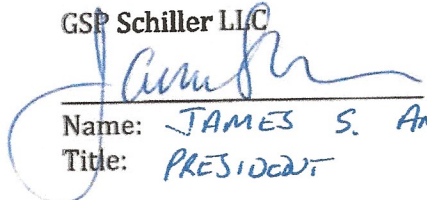
Sincerely,



Erik Newman
Senior Counsel

Assented to by:

GSP Schiller LLC



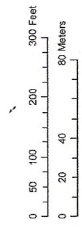
Name: JAMES S. ANDREWS
Title: PRESIDENT

Cc: James McCarty, GIS Manager City of Portsmouth

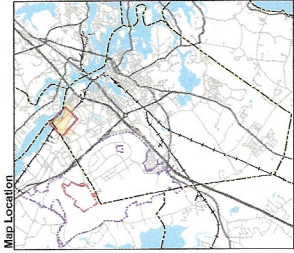
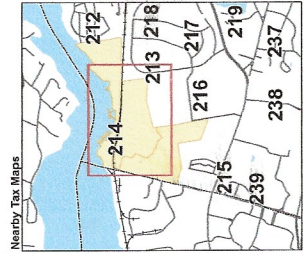
Exhibit 1

Partial Legend

- See this cover sheet for the complete legend.
- 7-5A Lot or building number
- 2.06 ac Parcel area in acres (ac) or square feet (sf)
- 213.07 Parcel number
- 213.07 Parcel number on a neighboring map
- or Parcel line dimension
- SHIMS AVE Street name
- Parcel/Parcel boundary
- Parcel/NOI boundary
- Water boundary
- Structure (1994 data)
- Parcel covered by this map
- Parcel from a neighboring map (see other map or contact assessor)



This map is for assessment purposes only. It is not intended for legal description or conveyance. Parcels are mapped as of April 1. The map may not reflect current titles and may not represent current structures. Streets appearing on this map may be paper (unbuilt) streets. Parcel numbers are address cover addresses (unbuilt addresses). Address numbers shown on this map may not represent posted or legal addresses.



Portsmouth, New Hampshire
2019
Tax Map 214

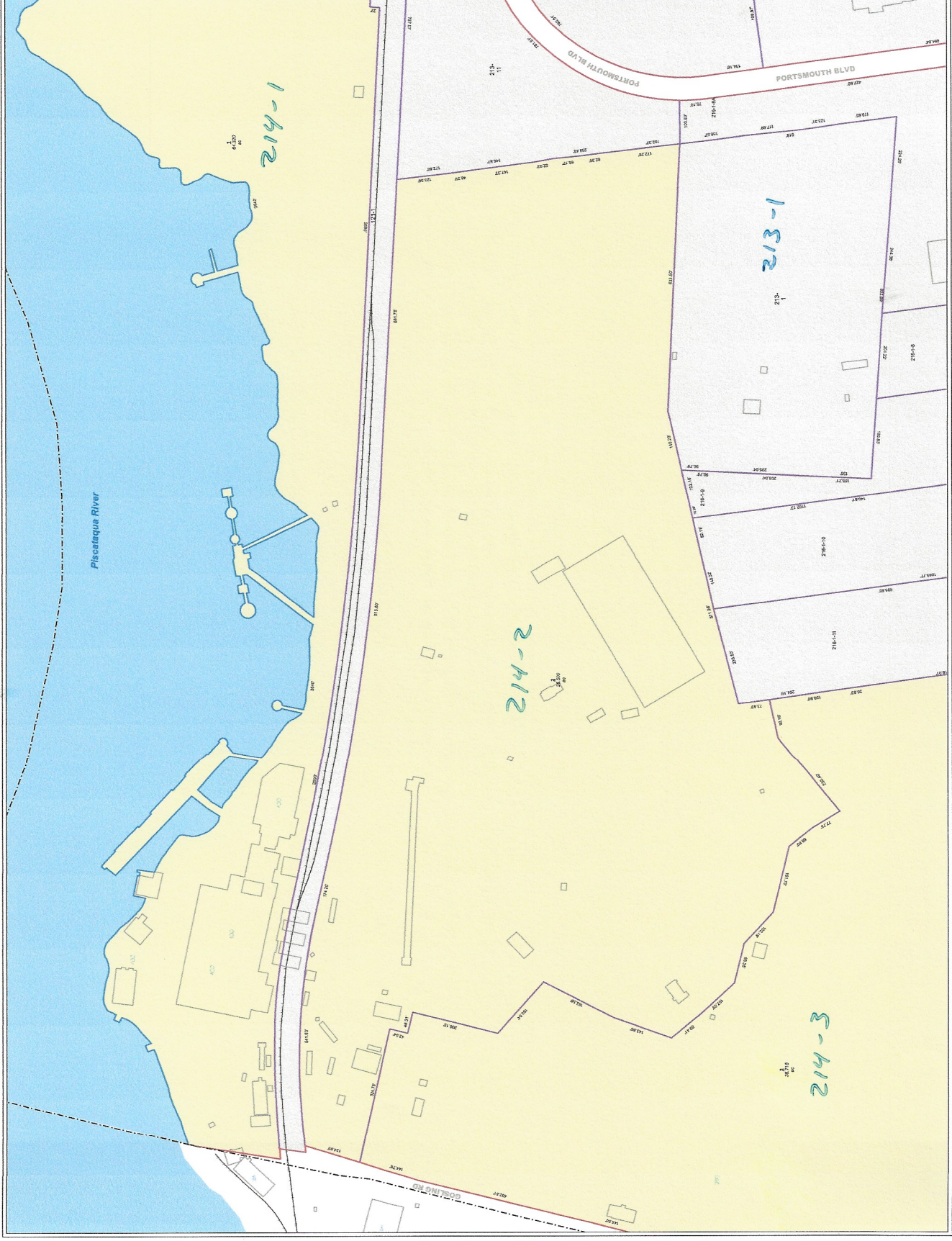


Exhibit 2



**MAP FOR REFERENCE ONLY
NOT A LEGAL DOCUMENT**

City of Portsmouth, NH makes no claims and no warranties, expressed or implied, concerning the validity or accuracy of the GIS data presented on this map.

Geometry updated 4/1/2019
Data updated 7/17/2019

Exhibit 3

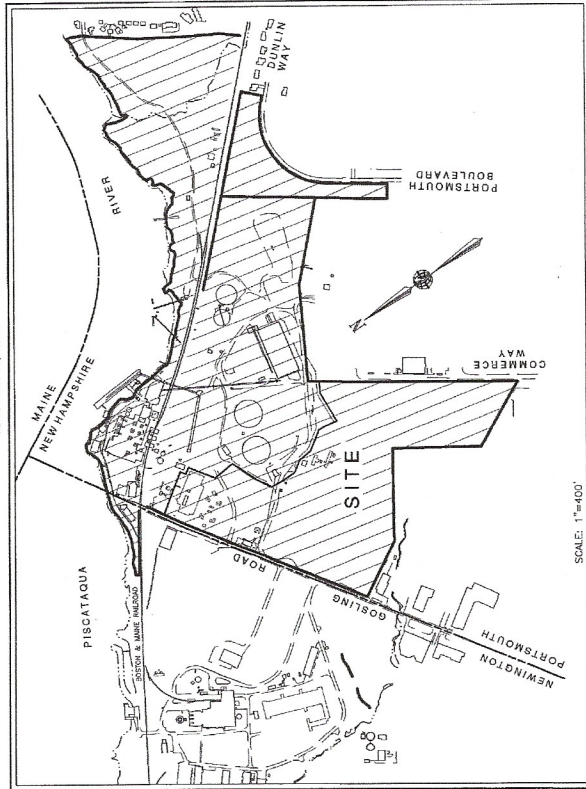
C/H L-CHIP 057208

EASEMENT PLAN PREPARED FOR PUBLIC SERVICE COMPANY OF NEW HAMPSHIRE d/b/a EVERSOURCE ENERGY

SCHILLER STATION

TAX MAP 214 LOTS 1, 2 & 3 AND TAX MAP 213 LOT 11 GOSLING ROAD & PORTSMOUTH BOULEVARD, PORTSMOUTH, N.H. & TAX MAP 28 LOT 6, GOSLING ROAD, NEWINGTON, N.H.

SEPTEMBER 14, 2017



SCALE: 1"=400'

CERTIFICATION: I CERTIFY THAT THIS SURVEY PLAN IS NOT A SUBDIVISION... DATE: 12/14/17



D-40580 Sheet 1 of 8

PROJECT NO.: 3384-10 SHEET NO.: 1 OF 8

NOTES:

- 1. THE PURPOSE OF THIS PLAN IS TO DEPICT EXISTING EASEMENTS OF RECORD... 2. THE OWNER OF THE LOTS IS PUBLIC SERVICE COMPANY OF NEW HAMPSHIRE... 3. RECORD INFORMATION... 4. FIELD LOCATIONS... 5. THE BOUNDARY... 6. THE LIMIT OF THE TITLE...

REFERENCE PLANS:

- 1. ALMA / ALMA LAND TITLE SURVEY PLAN - PREPARED FOR PUBLIC SERVICE COMPANY OF NEW HAMPSHIRE... 2. EVERSOURCE ENERGY... 3. LOT LINE SURVEY PLAN... 4. SHERWOOD... 5. SHERWOOD... 6. SHERWOOD... 7. SHERWOOD... 8. SHERWOOD... 9. SHERWOOD... 10. SHERWOOD... 11. SHERWOOD... 12. SHERWOOD... 13. SHERWOOD... 14. SHERWOOD... 15. SHERWOOD... 16. SHERWOOD... 17. SHERWOOD... 18. SHERWOOD... 19. SHERWOOD... 20. SHERWOOD... 21. SHERWOOD... 22. SHERWOOD... 23. SHERWOOD... 24. SHERWOOD... 25. SHERWOOD... 26. SHERWOOD... 27. SHERWOOD... 28. SHERWOOD... 29. SHERWOOD... 30. SHERWOOD... 31. SHERWOOD... 32. SHERWOOD... 33. SHERWOOD... 34. SHERWOOD... 35. SHERWOOD... 36. SHERWOOD... 37. SHERWOOD... 38. SHERWOOD... 39. SHERWOOD... 40. SHERWOOD... 41. SHERWOOD... 42. SHERWOOD... 43. SHERWOOD... 44. SHERWOOD... 45. SHERWOOD... 46. SHERWOOD... 47. SHERWOOD... 48. SHERWOOD... 49. SHERWOOD... 50. SHERWOOD... 51. SHERWOOD... 52. SHERWOOD... 53. SHERWOOD... 54. SHERWOOD... 55. SHERWOOD... 56. SHERWOOD... 57. SHERWOOD... 58. SHERWOOD... 59. SHERWOOD... 60. SHERWOOD... 61. SHERWOOD... 62. SHERWOOD... 63. SHERWOOD... 64. SHERWOOD... 65. SHERWOOD... 66. SHERWOOD... 67. SHERWOOD... 68. SHERWOOD... 69. SHERWOOD... 70. SHERWOOD... 71. SHERWOOD... 72. SHERWOOD... 73. SHERWOOD... 74. SHERWOOD... 75. SHERWOOD... 76. SHERWOOD... 77. SHERWOOD... 78. SHERWOOD... 79. SHERWOOD... 80. SHERWOOD... 81. SHERWOOD... 82. SHERWOOD... 83. SHERWOOD... 84. SHERWOOD... 85. SHERWOOD... 86. SHERWOOD... 87. SHERWOOD... 88. SHERWOOD... 89. SHERWOOD... 90. SHERWOOD... 91. SHERWOOD... 92. SHERWOOD... 93. SHERWOOD... 94. SHERWOOD... 95. SHERWOOD... 96. SHERWOOD... 97. SHERWOOD... 98. SHERWOOD... 99. SHERWOOD... 100. SHERWOOD...

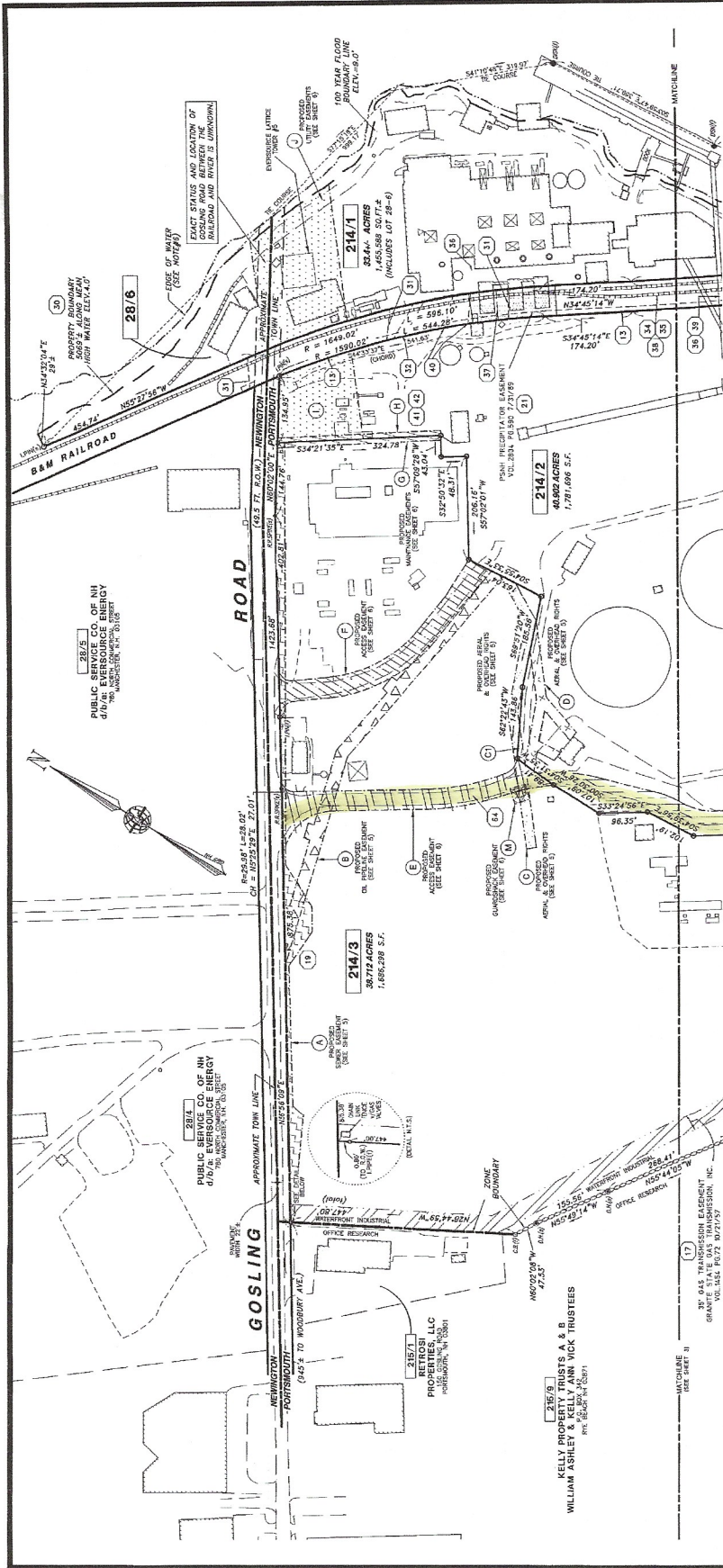
INDEX OF EXISTING EASEMENTS 'RECOVERED'

- SEE SHEETS (12) THRU (64) ON SHEETS 2 THRU 4... 12. SHERWOOD... 13. SHERWOOD... 14. SHERWOOD... 15. SHERWOOD... 16. SHERWOOD... 17. SHERWOOD... 18. SHERWOOD... 19. SHERWOOD... 20. SHERWOOD... 21. SHERWOOD... 22. SHERWOOD... 23. SHERWOOD... 24. SHERWOOD... 25. SHERWOOD... 26. SHERWOOD... 27. SHERWOOD... 28. SHERWOOD... 29. SHERWOOD... 30. SHERWOOD... 31. SHERWOOD... 32. SHERWOOD... 33. SHERWOOD... 34. SHERWOOD... 35. SHERWOOD... 36. SHERWOOD... 37. SHERWOOD... 38. SHERWOOD... 39. SHERWOOD... 40. SHERWOOD... 41. SHERWOOD... 42. SHERWOOD... 43. SHERWOOD... 44. SHERWOOD... 45. SHERWOOD... 46. SHERWOOD... 47. SHERWOOD... 48. SHERWOOD... 49. SHERWOOD... 50. SHERWOOD... 51. SHERWOOD... 52. SHERWOOD... 53. SHERWOOD... 54. SHERWOOD... 55. SHERWOOD... 56. SHERWOOD... 57. SHERWOOD... 58. SHERWOOD... 59. SHERWOOD... 60. SHERWOOD... 61. SHERWOOD... 62. SHERWOOD... 63. SHERWOOD... 64. SHERWOOD... 65. SHERWOOD... 66. SHERWOOD... 67. SHERWOOD... 68. SHERWOOD... 69. SHERWOOD... 70. SHERWOOD... 71. SHERWOOD... 72. SHERWOOD... 73. SHERWOOD... 74. SHERWOOD... 75. SHERWOOD... 76. SHERWOOD... 77. SHERWOOD... 78. SHERWOOD... 79. SHERWOOD... 80. SHERWOOD... 81. SHERWOOD... 82. SHERWOOD... 83. SHERWOOD... 84. SHERWOOD... 85. SHERWOOD... 86. SHERWOOD... 87. SHERWOOD... 88. SHERWOOD... 89. SHERWOOD... 90. SHERWOOD... 91. SHERWOOD... 92. SHERWOOD... 93. SHERWOOD... 94. SHERWOOD... 95. SHERWOOD... 96. SHERWOOD... 97. SHERWOOD... 98. SHERWOOD... 99. SHERWOOD... 100. SHERWOOD...

Table with 4 columns: REV., DATE, DESCRIPTION, C/O. Includes entries for 12/14/17 and 12/14/17.

- INDEX OF EXISTING EASEMENTS 'RECOVERED' (CONTINUED) 31. BOSTON AND MAINE MARINE... 32. BOSTON AND MAINE MARINE... 33. BOSTON AND MAINE MARINE... 34. BOSTON AND MAINE MARINE... 35. BOSTON AND MAINE MARINE... 36. BOSTON AND MAINE MARINE... 37. BOSTON AND MAINE MARINE... 38. BOSTON AND MAINE MARINE... 39. BOSTON AND MAINE MARINE... 40. BOSTON AND MAINE MARINE... 41. BOSTON AND MAINE MARINE... 42. BOSTON AND MAINE MARINE... 43. BOSTON AND MAINE MARINE... 44. BOSTON AND MAINE MARINE... 45. BOSTON AND MAINE MARINE... 46. BOSTON AND MAINE MARINE... 47. BOSTON AND MAINE MARINE... 48. BOSTON AND MAINE MARINE... 49. BOSTON AND MAINE MARINE... 50. BOSTON AND MAINE MARINE... 51. BOSTON AND MAINE MARINE... 52. BOSTON AND MAINE MARINE... 53. BOSTON AND MAINE MARINE... 54. BOSTON AND MAINE MARINE... 55. BOSTON AND MAINE MARINE...

30 DEC 22 PM 3:04

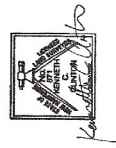


EASEMENT PLAN
 PREPARED FOR
PUBLIC SERVICE COMPANY OF NEW HAMPSHIRE
 d/b/a/ EVERSOURCE ENERGY
SCHILLER STATION
 TAX MAP 214 LOTS 1, 2 & 3 AND TAX MAP 213 LOT 11
 GOSLING ROAD & PORTSMOUTH BLVD., PORTSMOUTH, N.H.
 & TAX MAP 28 LOT 6, GOSLING ROAD, NEWINGTON, N.H.

SCALE: 1" = 100'
 SEPTEMBER 14, 2017
MERIDIAN
LAND SERVICES, INC.
 ENGINEERING, SURVEYING, PERMITTING,
 SOIL & WATER TESTING, LEPTIC DESIGN
 3100 NARRAGANSETT AVENUE, SUITE 1000
 PORTSMOUTH, NH 03801 TEL: 603-877-1444
 MERIDIANLANDSERVICES.COM FAX: 603-877-1443
 PROJECT NO. 3358-10 SHEET NO. 2 OF 8



GENERAL NOTES:
 1. THIS SURVEY IS A PART OF A SUBDIVISION
 PLANNED TO THIS DATE AND THAT THE LINES OF STREETS
 AND ALIENS SHOWN ARE NOTS OF PUBLIC AND PRIVATE
 RIGHTS. THE LINES OF STREETS AND ALIENS SHOWN
 NEW WAYS ARE SHOWN (REF. 87616.00 & 87617.00).
 DATE: 12/22/17



LINE SYMBOL AND ABBREVIATION LEGEND:

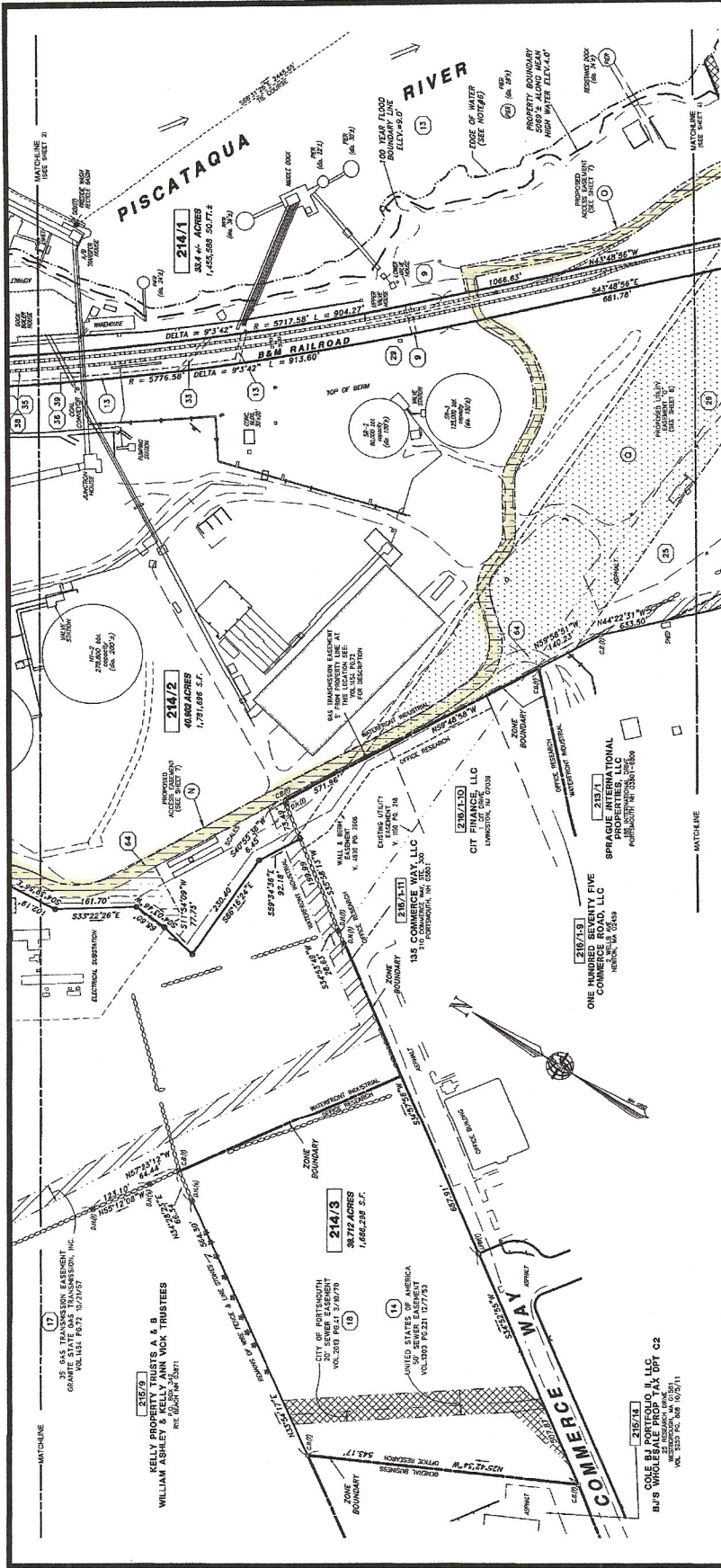
- 20-9 SUBJECT TO MAP/LOT /
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- 30-12 ADJUTER TO MAP/LOT /
- 30-13 ADJUTER TO MAP/LOT /
- 30-14 ADJUTER TO MAP/LOT /
- 30-15 ADJUTER TO MAP/LOT /
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GRAPHIC SCALE

| REV. | DATE | DESCRIPTION | C/O | DK |
|------|----------|---------------------|-----|----------|
| 1 | 12/22/17 | ISSUE FOR RECORDING | EL | JLS, KOS |

D-40580 Sheet 2 of 8

30/1 DEC 22 PM 3:04



EASEMENT PLAN
 PREPARED FOR:
PUBLIC SERVICE COMPANY OF NEW HAMPSHIRE
 676/67 EVERSOURCE ENERGY

SCHILLER STATION
 TAX MAP 214 LOTS 1, 2 & 3 AND TAX MAP 215 LOT 11
 GOSLING ROAD & PORTSMOUTH BLVD., PORTSMOUTH, N.H.
 & TAX MAP 28 LOT 6, GOSLING ROAD, WENNINGTON, N.H.
 SEPTEMBER 14, 2017

SCALE: 1" = 100'

MERIDIAN
 LAND SERVICES, INC.
 ENGINEERING | SURVEYING | PERMITTING
 SOIL & WETLAND MAPPING | SEPTIC DESIGN
 310 EDENBORO ROAD, WENNINGTON, NH 03091 | FAX: 603-273-1844
 WWW.MERIDIANLANDSERVICES.COM

PROJECT NO. 3384-10 SHEET NO. 3 OF 8



CERTIFICATION:
 I, [Name], CERTIFY THAT THIS SURVEY PLAN IS NOT A SUBDIVISION
 AND DOES NOT AFFECT THE RIGHTS OF PUBLIC OR PRIVATE
 STREETS OR RIGHTS ESTABLISHED AND THAT NO
 NEW TAXING DISTRICTS (ARTICLE 100, RSA 103-101)
 DATE: 12/22/17

LINE SYMBOLS AND ABBREVIATIONS LEGEND:

| | | | |
|-----|-------------------------------------|-----|------|
| --- | CONCRETE BOUNDARY | --- | 20-9 |
| --- | GRANITE BOUNDARY | --- | 12-8 |
| --- | ASBESTOS BOUNDARY | --- | 10-7 |
| --- | WOOD BOUNDARY | --- | 10-6 |
| --- | PAVING BOUNDARY | --- | 10-5 |
| --- | EXISTING TOWN OR ZONE LINE | --- | 10-4 |
| --- | RIGHT OF WAY LINE | --- | 10-3 |
| --- | BOUNDARY LINE | --- | 10-2 |
| --- | EASEMENT LINE | --- | 10-1 |
| --- | PROPOSED EASEMENT LINE | --- | 10-0 |
| --- | PROPOSED RIGHT OF WAY LINE | --- | 9-9 |
| --- | PROPOSED BOUNDARY LINE | --- | 9-8 |
| --- | PROPOSED ASBESTOS BOUNDARY LINE | --- | 9-7 |
| --- | PROPOSED WOOD BOUNDARY LINE | --- | 9-6 |
| --- | PROPOSED PAVING BOUNDARY LINE | --- | 9-5 |
| --- | PROPOSED EXISTING TOWN OR ZONE LINE | --- | 9-4 |
| --- | PROPOSED RIGHT OF WAY LINE | --- | 9-3 |
| --- | PROPOSED BOUNDARY LINE | --- | 9-2 |
| --- | PROPOSED EASEMENT LINE | --- | 9-1 |

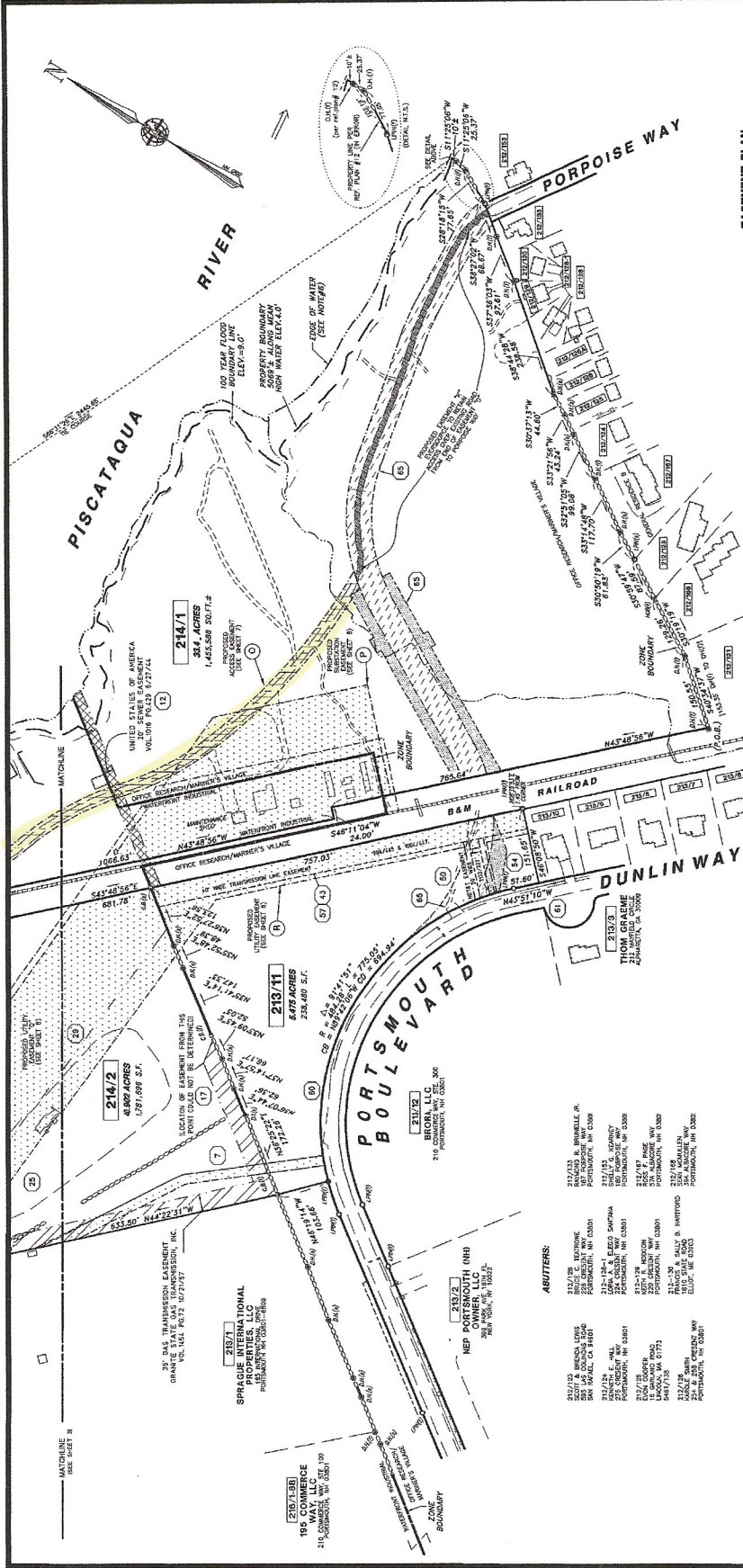
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| 1 | 12/22/17 | ISSUE FOR RECORDING | CE | DK |
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D-40580 Sheet 3 of 8

18 W137820917 12/28/17 10:21 AM 6/25



EASEMENT PLAN
PREPARED FOR:
PUBLIC SERVICE COMPANY OF NEW HAMPSHIRE
d/b/a/ EVERSOURCE ENERGY

SCHILLER STATION
 TAX MAP 214 LOTS 1, 2 & 3 AND TAX MAP 213 LOT 11
 GOSLING ROAD & PORTSMOUTH BLVD., PORTSMOUTH, N.H.
 & TAX MAP 28 LOT 6, GOSLING ROAD, NEWINGTON, N.H.

SCALE: 1" = 100' SEPTEMBER 14, 2017

MERIDIAN
LAND SERVICES, INC.
 ENGINEERING | SURVEYING | PERMITTING
 SOIL & WETLAND MAPPING | SEPTIC DESIGN
 310 MAIN STREET, SUITE 200
 PORTSMOUTH, NH 03801 TEL: 603-721-1884

CERTIFICATION:
 I CERTIFY THAT THIS SURVEY PLAN IS NOT A SUBDIVISION AND DOES NOT REQUIRE THE RECORDATION OF A PLAT. THE STREETS OF THIS SURVEY ARE NOT OPEN TO PUBLIC OR PRIVATE TRAFFIC AND ARE NOT TO BE USED AS SUCH. I HAVE NOT BEEN PAID FOR THIS SURVEY.
 DATE: 12/28/17



LINE SYMBOL AND ABBREVIATION LEGEND:

| | |
|------|--|
| 20-9 | PROJECT TO MAP LOT # |
| --- | ALTERED TO MAP LOT # |
| --- | TOWN OR ZONE LINE |
| --- | BOUNDARY LINE |
| --- | CONCRETE LINE |
| --- | CONCRETE LINE WITH 3/4" x 3/4" x 1/2" CURBS ON |
| --- | CONCRETE LINE WITH 3/4" x 3/4" x 1/2" CURBS ON |
| --- | ALTERED LINE |
| --- | EDGE PAVEMENT |
| --- | EDGE GRAVEL |
| --- | REFLECTIVE WALL |
| --- | PAVING TRUCKS |
| --- | CONCRETE BOUNDARY |
| --- | GRAVEL BOUNDARY |
| --- | SOIL HOLE OR STONE |
| --- | SET |
| --- | INDICATE PROPOSED EASEMENTS |
| --- | INDICATE PROPOSED EASEMENTS |
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| --- | INDICATE PROPOSED EASEMENTS |

GRAPHING SCALE

0 20 40 60 80 100 120 140 160 180 200 220 240 260 280 300 320 340 360 380 400 420 440 460 480 500

| REV. | DATE | BY | CHK. | NO. |
|------|----------|--------------------|------|-----|
| 1 | 12/22/17 | ASAP FOR RECORDING | ET | JK |
| 2 | | | CO | DR |
| 3 | | | CK | CK |

PROJECT NO. 1554-10 SHEET NO. 4 OF 8
 FILE: 33410010.dwg

D-40580 Sheet 4 of 8

Exhibit 4a



**MAP FOR REFERENCE ONLY
NOT A LEGAL DOCUMENT**

City of Portsmouth, NH makes no claims and no warranties, expressed or implied, concerning the validity or accuracy of the GIS data presented on this map.

Geometry updated 4/1/2019
Data updated 7/17/2019

Exhibit 46



Exhibit 5

NEWMAN, ERIK R

From: Dempsey, Kenny-Lynn <Kenny-Lynn.Dempsey@dos.nh.gov>
Sent: Wednesday, March 25, 2020 10:17 AM
To: NEWMAN, ERIK R
Subject: Portsmouth - Schilling Power Plant addressing recommendation
Attachments: Addressing Standards - revised 02152017.pdf

EVERSOURCE IT NOTICE – EXTERNAL EMAIL SENDER ** Don't be quick to click! ******

Do not click on links or attachments if sender is unknown or if the email is unexpected from someone you know, and never provide a user ID or password. Report suspicious emails by selecting 'Report Phish' or forwarding to SPAMFEEDBACK@EVERSOURCE.COM for analysis by our cyber security team.

Good morning Erik:

Per our conversation this morning, the Division of Emergency Services and Communications does not have an issue with a single parcel having more than one address.

The addressing recommendation from the Division of Emergency Services and Communications is that communities should refrain from assigning an address that is already in use when there are multiple buildings on the same parcel. Although the standard refers to buildings, the standard actually refers to any addressable structure. Page 10 of the attached Addressing Standards Guide.

Respectfully,

Kenny-Lynn Dempsey

E9-1-1 Field Representative
Data Operations Unit

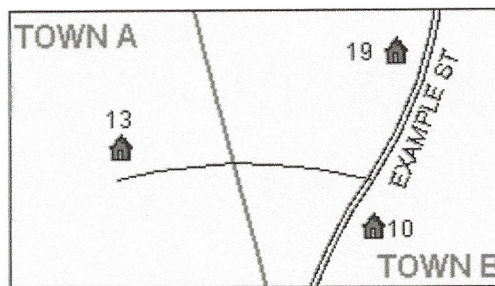
State of New Hampshire
Division of Emergency Services and Communications
50 Communications Dr
Laconia, NH 03246

603-527-2069
603-856-5379 (Cell)
603-527-2073 (fax)
Kenny-Lynn.Dempsey@dos.nh.gov



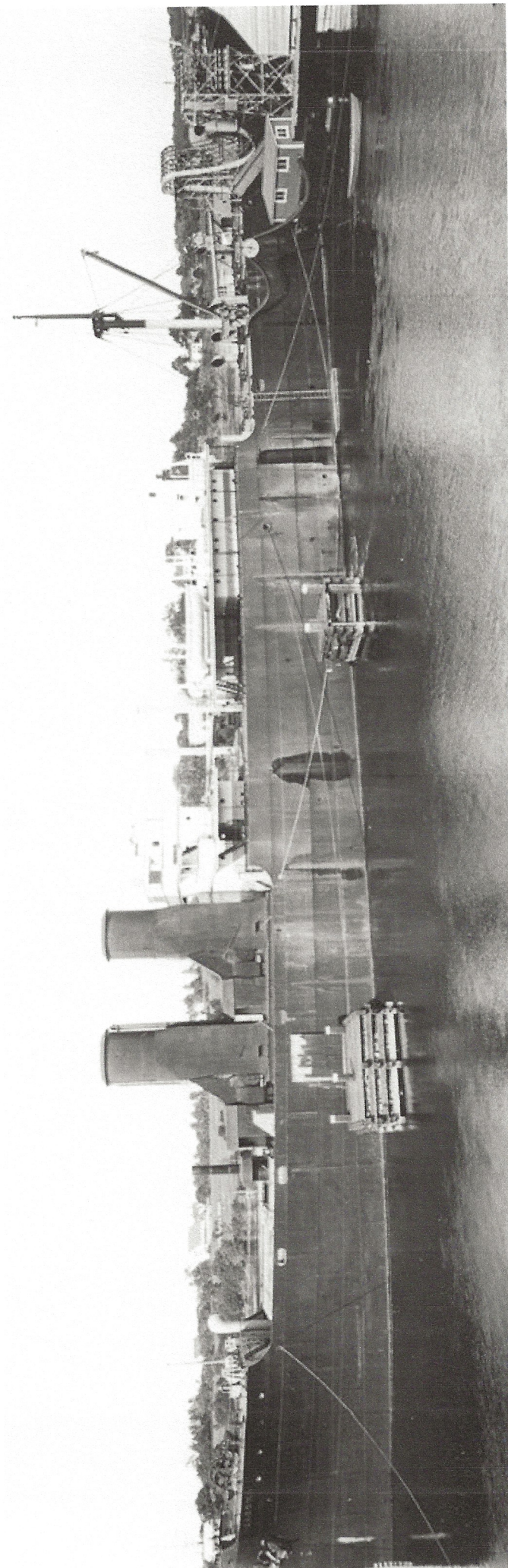
Please note that my email address has changed from KDempsey@E911.NH.gov to Kenny-Lynn.Dempsey@dos.nh.gov. Thank you!

- Structures accessed from semicircular driveways are addressed at the midpoint between the two driveway accesses, assuming that there are no buildings or buildable lots between the structure being addressed and the road.
- Structures should be addressed from the municipality where the building is located, even if the driveway access point falls in a neighboring municipality. In these cases, the structure will receive a street address consistent with the addressing system in use by the municipality where the access point is located.
 - Exception: If the road name used by the neighboring municipality is duplicate or similar sounding to any of the issuing municipality's road names, the driveway that provides access to the structure should become a named road and the structure should be addressed off the newly named driveway.



- Individual structures within campgrounds will be considered addressable if the structure is independent of the main office or building, or the structure is left at a site year round.
- Addresses should not contain either fractional numbers or letters. Addresses containing either of these should be reassigned a numeric address.
- Communities should refrain from assigning an address that is already in use even when there are multiple buildings on the same parcel.

Exhibit 6





Jacobs Wharf and Mooring