

93 PLEASANT STREET



PROJECT SUMMARY: NEW CONSTRUCTION ADDITION & RENOVATIONS

OFFICE USE, NEW STRUCTURE LOCATED AT PARKING LOT BEHIND TREADWELL-JENNESS HOUSE.
2 STORIES + 3RD SHORT STORY, 1 LEVEL UNDERGROUND PARKING.

DRAWING LIST

P0.1 COVER
P1.0 LANDSCAPE SITE PLAN
P1.3 ROOF PLAN
P1.8 FRONT PERSPECTIVE
P1.10 FRONT ELEVATION
P1.11 SIDE ELEVATION
P1.12 REAR ELEVATION

REVISIONS TO PREVIOUSLY APPROVED APPLICATION:

1. TEMPORARILY RELOCATE STONE WALL TO PROTECT STONE WALL FROM CONSTRUCTION IMPACTS OF UNDERGROUND UTILITIES INSTALLATION AND EXCAVATION VIBRATIONS. DOCUMENT, LABEL AND TEMPORARILY REMOVE STONE WALL, STORE SECURELY FOR REINSTALLATION IN SAME CONFIGURATION AFTER SITEWORK IS COMPLETED.
2. CHANGE COMPOSITE BORAL POLYASH SIDING TO FIBER CEMENT SIDING, TO MEET FIRE RATING REQUIREMENTS.
3. RAISE FLAT, SETBACK ROOF AREA OVER STAIR CONNECTOR BEHIND TREADWELL HOUSE, BY 1'-4" TO COORDINATE WITH STRUCTURAL REQUIREMENTS.

P0.0 **COVER**
93 PLEASANT STREET
HDC REVISION 2
9/28/2022



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| Plant List - Trees and Shrubs | | | | |
|-------------------------------|-----|-------------------------------------|--------------------------------------|----------------|
| ID | Qty | Latin Name | Common Name | Scheduled Size |
| AAM | 2 | Aronia melanocarpa 'Autumn Magic' | Black Chokeberry | 3-4' |
| AML | 3 | Amelanchier laevis 'Spring Flurry' | Spring Flurry Allegheny Serviceberry | 5-6' Ht. |
| BBG | 20 | Buxus microphylla 'Baby Gem' | Baby Gem Boxwood | 4-4 1/2' |
| BGG | 33 | Buxus 'Green Gem' | Green Gem Boxwood | 2-2.5' |
| BWG | 5 | Buxus 'Winter Gem' | Winter Gem Boxwood | 2 1/2' Ht. |
| CFF | 16 | Carpinus betulus 'Frans Fontaine' | Frans Fontaine Hornbeam | 1 1/2-2" Cal. |
| CTN | 1 | Chaenomeles speciosa 'Toyo Nishiki' | Toyo Nishiki Quince | 2 1/2" Cal. |
| PFC | 6 | Picea abies 'Fat Cat' | Fat Cat Norway Spruce | 10 Gal. |
| RYP | 15 | Rhododendron 'Yaku Princess' | Yaku Princess Rhododendron | 3-4' |
| TOS | 4 | Thuja occidentalis 'Smaragd' | American Arborvitae | 8-10' |

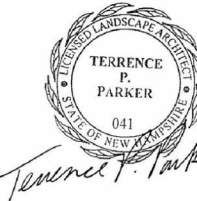
| Plant List - Perennials | | | | |
|-------------------------|-----|--------------------------------------|----------------------------|----------------|
| ID | Qty | Latin Name | Common Name | Scheduled Size |
| ABI | 34 | Amsonia 'Blue Ice' | Blue Star Flower | 1 Gal. |
| AMT | 26 | Amsonia tabernaemontana | Blue Star | 1 Gal. |
| AOS | 16 | Aster oblongifolius 'October Skies' | October Skies Aster | 2 QT |
| BAG | 9 | Baptisia 'American Goldfinch' | Yellow Baptisia | 2 QT |
| CVM | 9 | Coreopsis verticillata 'Moonbeam' | Threadleaf Coreopsis | 2 QT |
| CWB | 34 | Chrysanthemum weyrichii 'White Bomb' | Dwarf Chrysanthemum | 2 QT |
| DIG | 12 | Digitalis grandiflora 'Carillion' | Yellow Foxglove | 2 QT |
| DP | 142 | Dennstaedtia punctilobata | Hay-Scented Fern | 2 QT |
| EPI | 24 | Epimedium rubrum | Barrenwort | 2 QT |
| GMB | 65 | Geranium macrorrhizum 'Bevan's' | Cranesbill | 2 QT |
| LVP | 27 | Lavendula x intermedia 'Phenomenal' | Niko Lavender | 2 QT |
| PKW | 8 | Paeonia 'Krinkled White' | Single White Jap. Peony | 2 Gal. |
| PPT | 9 | Paeonia 'President Taft' | Single Jap. Pink Peony | 2 Gal. |
| PT | 7 | Parthenocissus tricuspidata | Boston Ivy | |
| PX | 10 | Polystichum acrostichoides | Christmas Fern | 2 QT |
| RF | 3 | Rudbeckia fulgida 'Goldstrum' | Goldstrum Black-Eyed Susan | 2 QT |
| SED | 28 | Sedum kamtschaticum | Stonecrop | 2 QT |
| SEDM | 34 | Sedum 'Matrona' | Matrona Stonecrop | 2 QT |
| SEDR | 34 | Sedum reflexum 'Angelina' | Stonecrop | 2 QT |
| SEDS | 28 | Sedum sexangulare | Stonecrop | 2 QT |
| STP | 28 | Sedum ternatum 'Larinem Park' | Stonecrop | 2 QT |
| WAL | 13 | Waldsteinia ternata | Siberian Barren Strawberry | 2 QT |

NOTES:
ALL DRIP EDGE TO BE ROUNDED RIVER STONE, 1/2"-3/4" DIA. (FINAL COLOR TO BE APPROVED BY LANDSCAPE ARCHITECT)

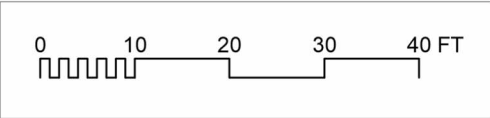
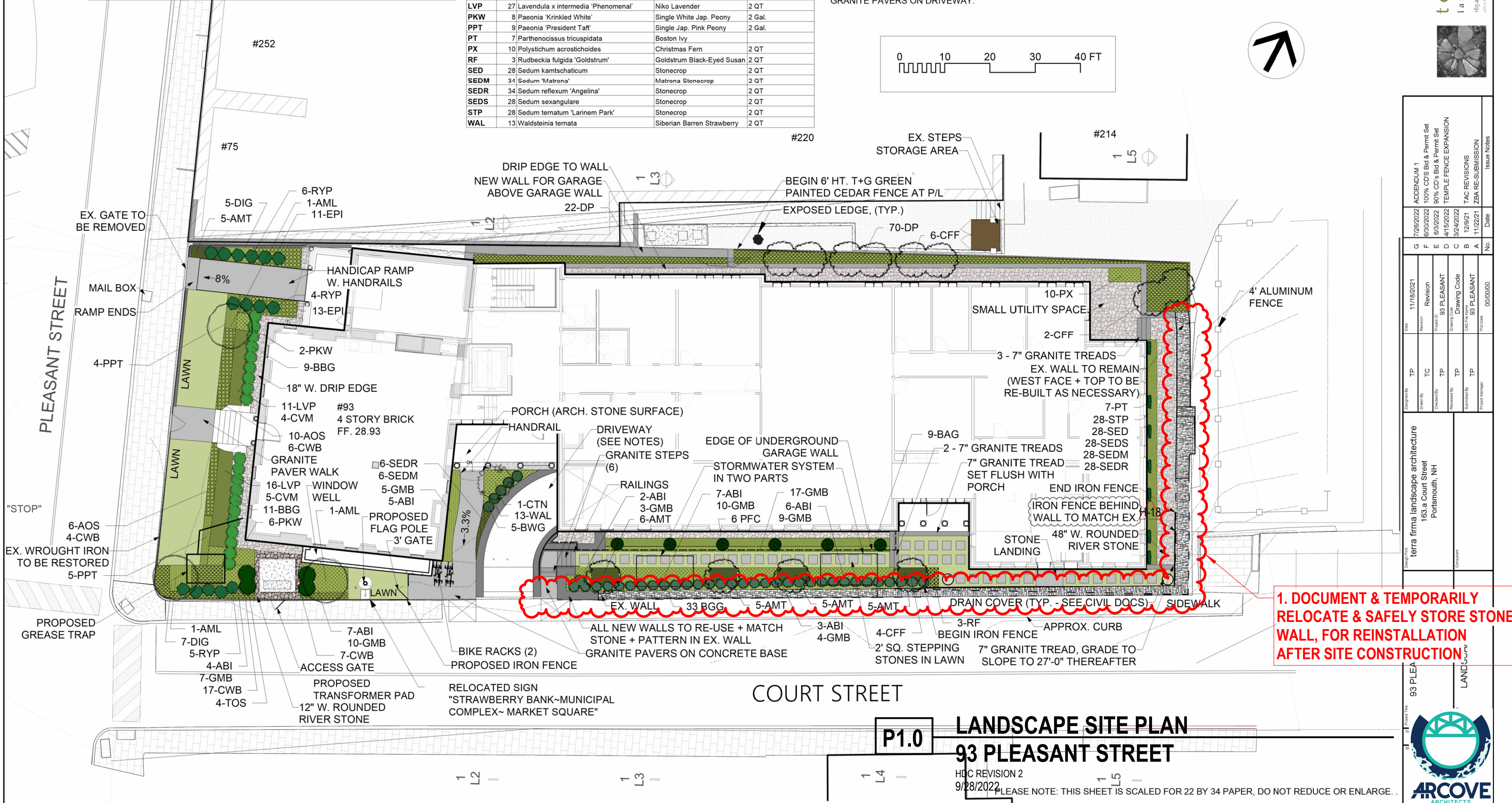
RENOVATION OF EXISTING FENCE: EXISTING FENCE SHALL BE TAKEN APART, FLAWED PARTS SHALL BE REMOVED AND REPLACED, FENCE SHALL BE STEEL SHOT BLASTED TO BARE METAL, ACID DIPPED, CLEANED, HOT DIPPED GALVANIZED, COATED WITH EPOXY PRIMER, PAINTED BLACK WITH URETHANE TOPCOAT.

ALL STONE SHOULD BE WOODBURY GRANITE OR EQUAL.

GENERAL CONTRACTOR TO DESIGN AND BUILD A RADIANT SLAB SYSTEM TOPPED WITH GRANITE PAVERS ON DRIVEWAY.



terra firma
landscape architecture
163.a court street | portsmouth, nh 03801
phone: 603.430.8988 | terrence@terrafirmalandscape.com



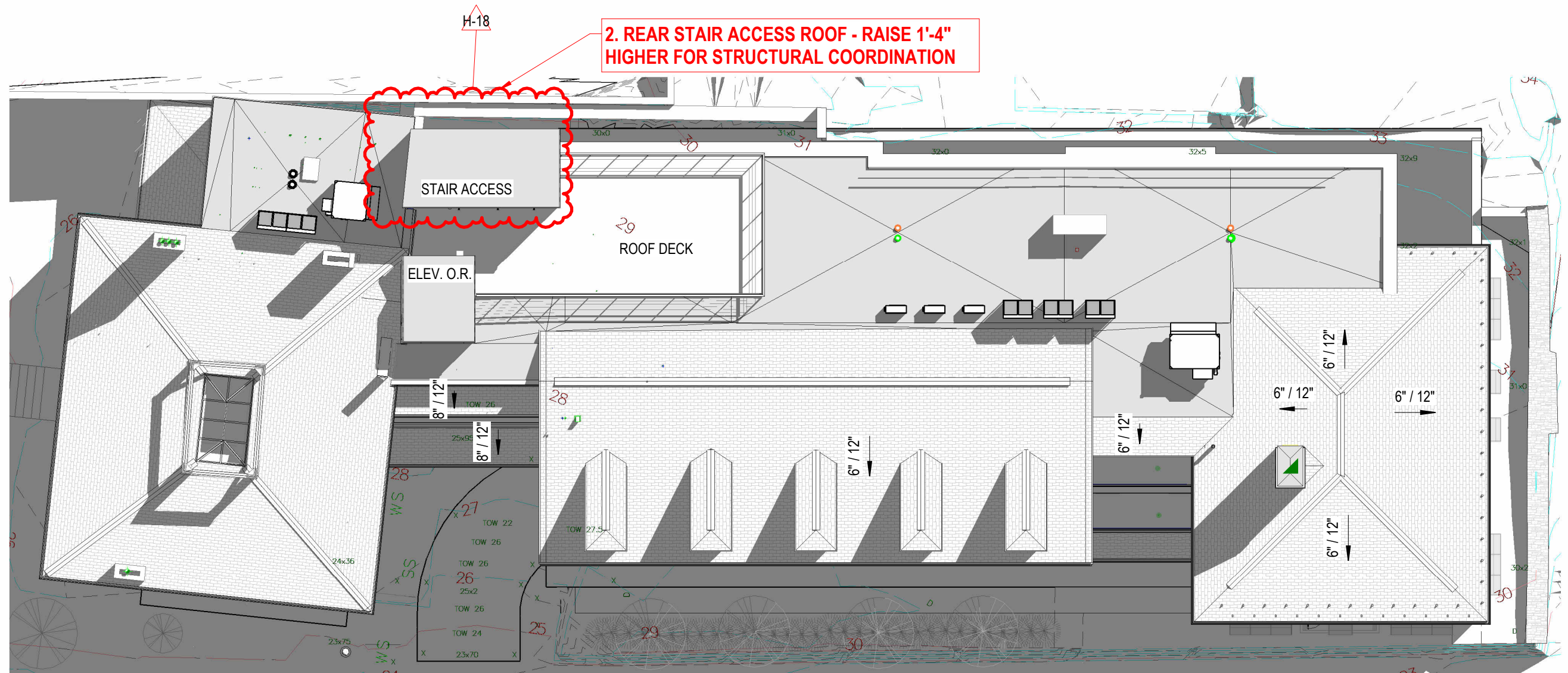
1. DOCUMENT & TEMPORARILY RELOCATE & SAFELY STORE STONE WALL, FOR REINSTALLATION AFTER SITE CONSTRUCTION

| No. | Date | Revision | By | Check | Issue Notes |
|-----|-----------|---------------------------|----|-------|-------------|
| G | 7/26/2022 | ADDENDUM 1 | | | |
| F | 6/30/2022 | 100% CDS Bid & Permit Set | | | |
| E | 6/2/2022 | 90% CD's Bid & Permit Set | | | |
| D | 4/15/2022 | TEMPLE FENCE EXPANSION | | | |
| C | 3/24/2022 | TAC REVISIONS | | | |
| B | 12/9/21 | ZBA RE-SUBMISSION | | | |
| A | 11/22/21 | | | | |

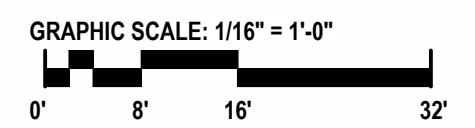
P1.0 LANDSCAPE SITE PLAN
93 PLEASANT STREET

HDC REVISION 2
9/28/2022
PLEASE NOTE: THIS SHEET IS SCALED FOR 22 BY 34 PAPER, DO NOT REDUCE OR ENLARGE.





| ROOF LEGEND | |
|-------------|-----------|
| DS | DOWNSPOUT |
| ---- | GUTTER |

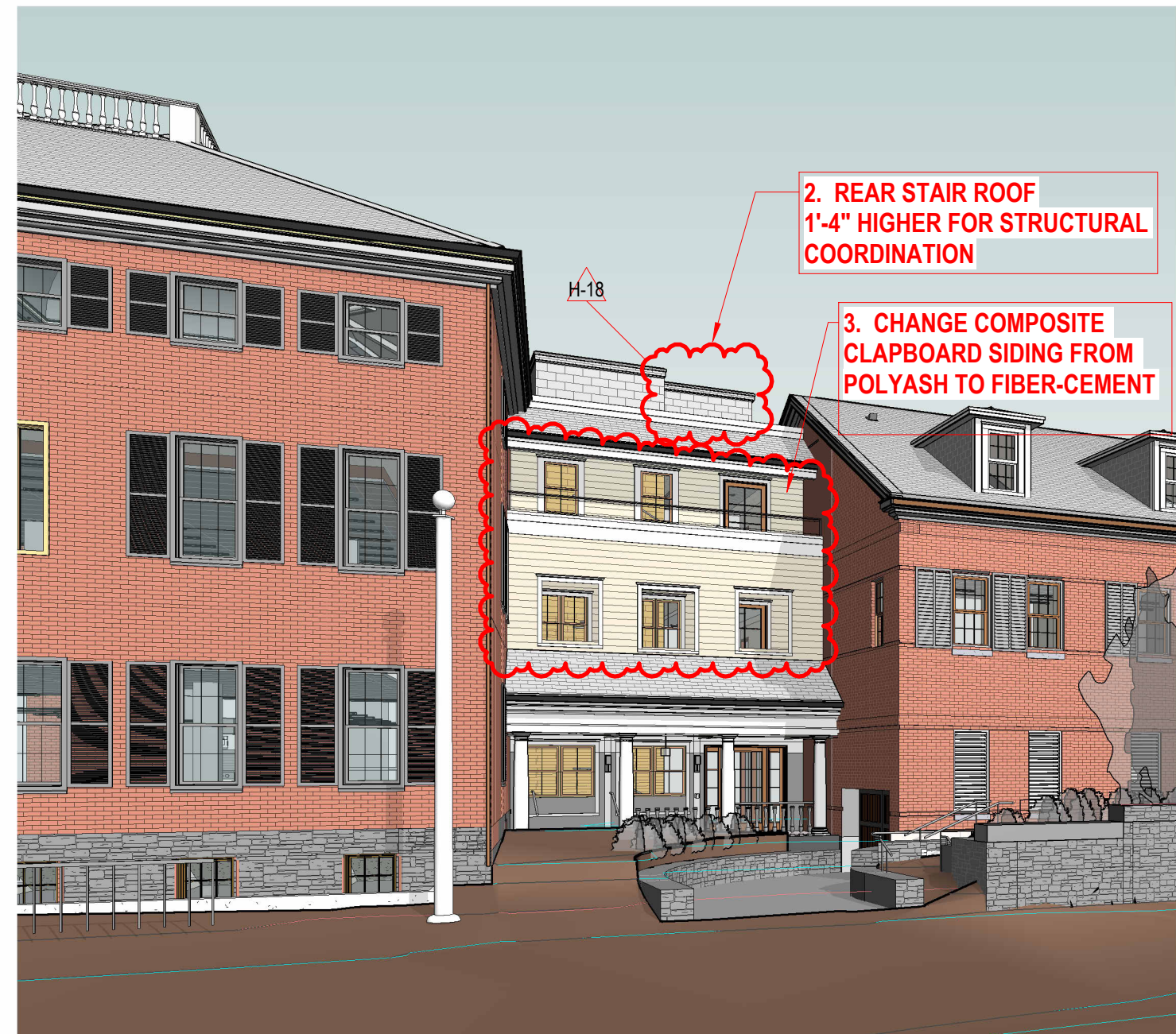


P1.3 **ROOF PLAN**
93 PLEASANT STREET
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PREVIOUSLY APPROVED



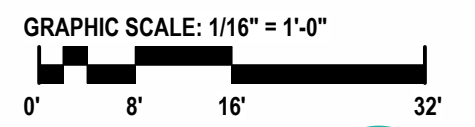
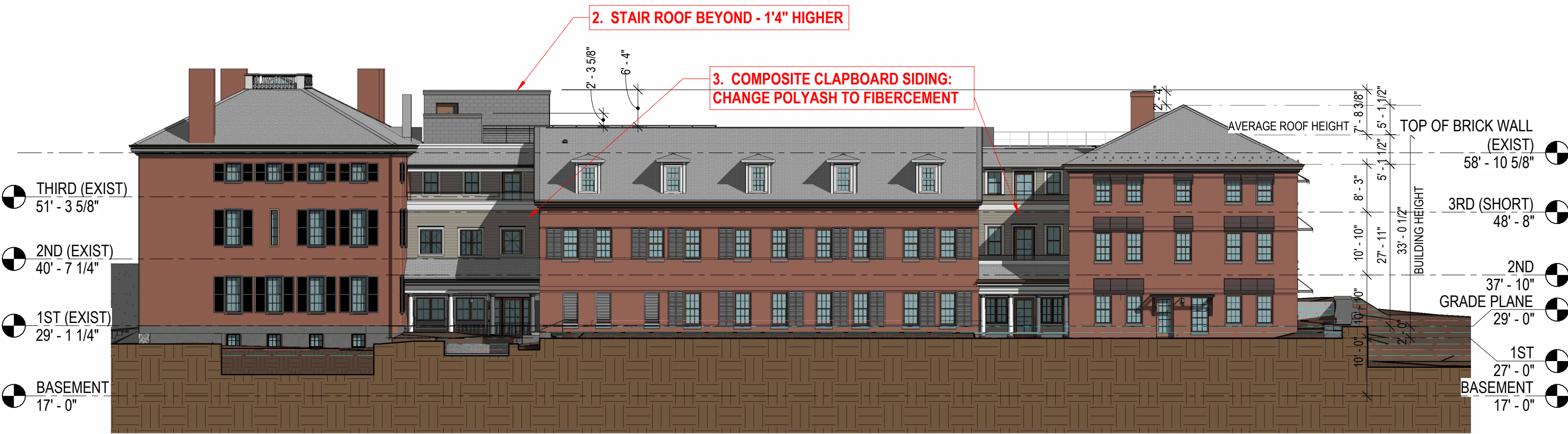
PROPOSED

P1.8 PERSPECTIVE VIEW - SW
93 PLEASANT STREET

9/28/2022



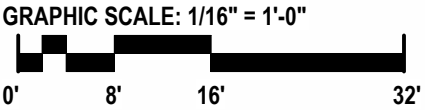
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P1.10 **ELEVATION - FRONT**
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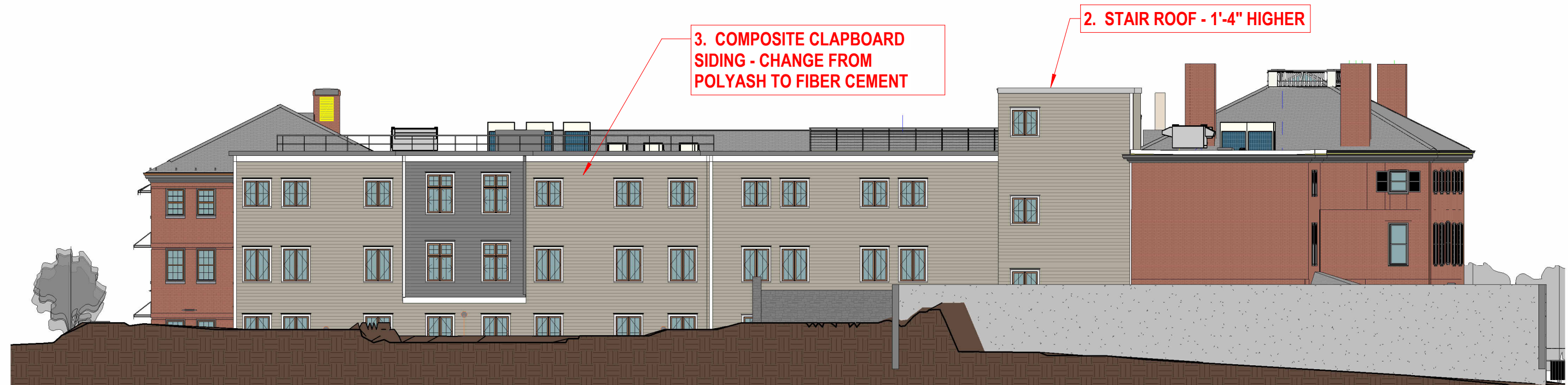


| EXTERIOR LIGHTING LEGEND | |
|--------------------------|---------------------------------------|
| EL1 | EXTERIOR LIGHTING - WALL SCONCE |
| EL2 | EXTERIOR LIGHTING - HANGING LIGHT |
| EL3 | EXTERIOR LIGHTING - SOFFIT COVE LIGHT |
| EL4 | EXTERIOR LIGHTING - EMERGENCY LIGHT |



P1.11 **ELEVATION - SIDE**
93 PLEASANT STREET
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| EXTERIOR LIGHTING LEGEND | |
|--------------------------|---------------------------------------|
| EL1 | EXTERIOR LIGHTING - WALL SCONCE |
| EL2 | EXTERIOR LIGHTING - HANGING LIGHT |
| EL3 | EXTERIOR LIGHTING - SOFFIT COVE LIGHT |
| EL4 | EXTERIOR LIGHTING - EMERGENCY LIGHT |

P1.12 **ELEVATION - REAR**
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STONE WALL - EXISTING CONDITIONS

SEVERINO

TRUCKING CO. INC.

P.O. Box 202
Phone: 603-483-2133

www.severinotrucking.com

Candia, NH 03034
Fax: 603-483-2998

Ms. Lynn Kramer
Executive Vice President
McNabb Group
3 Pleasant Street, Suite 400
Portsmouth, NH

September 26, 2022

Re: 93 Pleasant Street
Mortar Rubble Wall Reconstruction

Ms. Kramer,

Based on our site meeting last Thursday we offer the following process and procedure. The wall will be removed and reconstructed in like or better condition, maintaining and enhancing the historic value and appearance.

Removal:

1. Close sidewalk with MUTCD signage and add crosswalks at appropriate locations.
2. Remove sidewalk and place portable concrete barrier.
3. Document face of wall appearance with pictures and elevations.
4. Brace wall face.
5. Excavate wall on back side.
6. Remove each stone, clean, number, place on pallet and photograph.
7. Cover pallets with black polyethylene sheeting to preserve numbers.
8. Transport to staging area.

Reconstruction:

1. Excavate and pour new reinforced 1' x 5' concrete footing at 4' deep for frost protection.
2. Transport pallets sequentially as wall construction begins.
3. Increase depth and width of wall with additional stones and concrete below grade and on backside to create 1:4 batter.
4. Place and mortar salvaged stones on backside to give "laid-dry" appearance.
5. Place 4" aggregate underdrain with stone and fabric.
6. Backfill with granular backfill material.

Please see attached picture of bridge in Peterborough, NH reconstructed with similar method this month.

Thank you,

Bernard F. Lee
Chief Estimator

CC: Ryan Duntley

EXCAVATING CONTRACTOR

SEVERINO

TRUCKING CO. INC.

*P.O. Box 202
Phone: 603-483-2133*

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EXCAVATING CONTRACTOR

SITE DEVELOPMENT

ROAD CONSTRUCTION

SAND AND GRAVEL

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EXCAVATING CONTRACTOR

SITE DEVELOPMENT

ROAD CONSTRUCTION

SAND AND GRAVEL

HardieTrim®

Form meets function at every angle with HardieTrim® boards. With an authentic look, HardieTrim boards provide design flexibility for columns, friezes, doors, windows and other accent areas.

Better than wood, it will complement your long-lasting, lower maintenance James Hardie® siding – adding punctuation to your design statement.

HardieTrim®
Boards
Khaki Brown

HardiePlank®
Lap Siding
Navajo Beige

The performance you require.

THE DISTINCTIVENESS YOU DESIRE.

HardiePlank®

Thickness 5/16 in
Length 12 ft planks

SELECT CEDARMILL® & SMOOTH

| | Width | 5.25 in | 6.25 in | 7.25 in | 8.25 in |
|----------------------|-------|---------|---------|---------|---------|
| Exposure | | 4 in | 5 in | 6 in | 7 in |
| Prime Pcs/Pallet | | 360 | 308 | 252 | 230 |
| ColorPlus Pcs/Pallet | | 324 | 280 | 252 | 210 |
| Pcs/Sq | | 25.0 | 20.0 | 16.7 | 14.3 |

SELECT CEDARMILL®



| | Width | 5.25 in | 6.25 in | 7.25 in | 8.25 in |
|-----------------------|-------|---------|---------|---------|---------|
| STATEMENT COLLECTION™ | | ✓ | ✓ | | |
| DREAM COLLECTION™ | | ✓ | ✓ | ✓ | ✓ |
| PRIME | | ✓ | ✓ | ✓ | ✓ |

SMOOTH



| | Width | 5.25 in | 6.25 in | 7.25 in | 8.25 in |
|-----------------------|-------|---------|---------|---------|---------|
| STATEMENT COLLECTION™ | | ✓ | ✓ | | |
| DREAM COLLECTION™ | | ✓ | ✓ | ✓ | ✓ |
| PRIME | | ✓ | ✓ | ✓ | ✓ |

BEADED CEDARMILL®

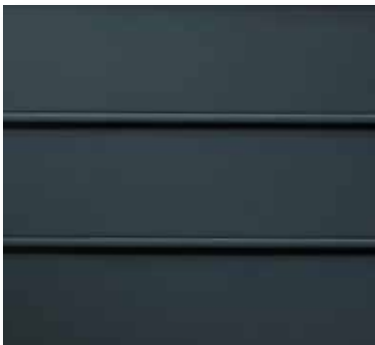


BEADED CEDARMILL® & BEADED SMOOTH

| | |
|----------------------|---------|
| Width | 8.25 in |
| Exposure | 7 in |
| Prime Pcs/Pallet | 240 |
| ColorPlus Pcs/Pallet | 210 |
| Pcs/Sq | 14.3 |

| | |
|-----------------------|-------|
| STATEMENT COLLECTION™ | _____ |
| DREAM COLLECTION™ | ✓ |
| PRIME | ✓ |

BEADED SMOOTH



STATEMENT COLLECTION™

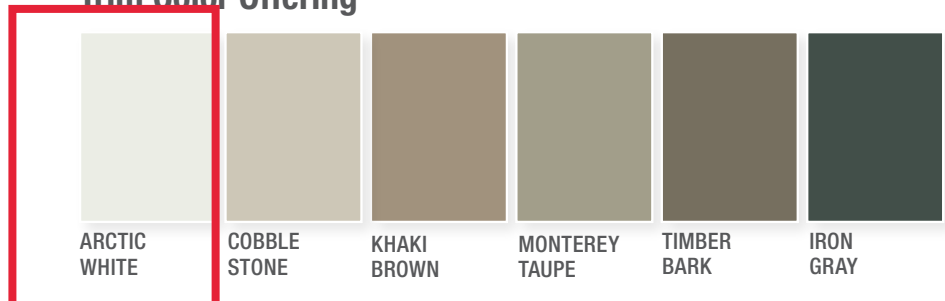
Make your next home stand out with our Statement Collection™ products. Carefully curated by our design experts specifically for your market, the collection brings together the most popular James Hardie ColorPlus® siding and trim styles, textures, and colors. This stunning selection is locally stocked and designed for simplicity - making it easier than ever to get a beautiful, long-lasting home exterior.

ColorPlus® Technology

Plank, Panel, Shingle and Batten Color Offering



Trim Color Offering



Colors shown are as accurate as printing methods will permit. Please see actual product sample for true color.

HardiePlank®



SELECT CEDARMILL®

Width 5.25 in 6.25 in
Exposure 4 in 5 in

HardiePanel®



SELECT CEDARMILL®

Size 4 ft x 10 ft



SMOOTH

Width 5.25 in 6.25 in
Exposure 4 in 5 in



SMOOTH

Size 4 ft x 10 ft

HardieShingle®



STRAIGHT EDGE PANEL

Height 14 in 15.25 in
Exposure 5 in 7 in

HardieTrim®

4/4 SMOOTH



Thickness .75 in
Length 12 ft boards
Width 3.5 in 5.5 in 7.25 in 11.25 in

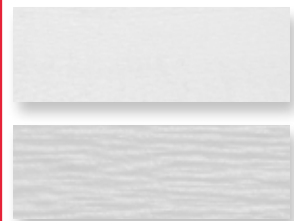
5/4 SMOOTH



Thickness 1 in
Length 12 ft boards
Width 3.5 in 4.5 in 5.5 in 7.25 in 11.25 in

BATTEN BOARDS

4/4 SMOOTH & RUSTIC GRAIN®



.75 in
2.5 in



Selecting a color? Request a product sample at jameshardiepros.com/samples