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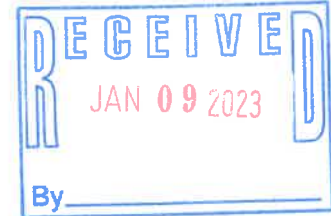
**NOTIFICATION FOR
 WETLANDS PERMIT AMENDMENT REQUEST**

VIA CERTIFIED MAIL

January 3, 2022

Project # 47099.01

Barbara McMillan, Chair
 Portsmouth Conservation Commission
 1 Junkins Avenue, 3rd Floor
 Portsmouth, NH 03801



RE: Wetlands Permit Amendment Request, 325 Little Harbor Road, Portsmouth, NH 03801 Tax Map: 205, Lot: 2

Dear Barbara McMillan, Chair:

This letter is to inform you that a Wetland Permit Amendment Request will be filed with the NH Department of Environmental Services to amend NHDES Wetlands Permit 2017-02662 issued to the aforementioned property on February 15, 2018. Under NHDES Wetlands Bureau Administrative Rule Env-Wt 314.07, we are required to notify you of this permit amendment request.

As demonstrated within the amended plans included with this letter, there is no change in total impact area. We do not anticipate any impacts to sensitive archaeological or historical resources. Should you have any questions regarding this wetland permit amendment request, you're welcome to contact me anytime.

Sincerely,
TFMoran, Inc.

Corey Colwell, LLS
 Division Manager / Principal

cc: NHDES Wetlands Bureau



LEGEND

- HIGHEST OBSERVABLE TIDE LINE (HOTL)
- 100' TIDAL WETLAND BUFFER BOUNDARY
- PROTECTED SHORELAND ZONE BEYOND TBZ
- TEMPORARY IMPACT AREA
- PERMANENT IMPACT AREA
- UNALTERED WOODLAND AREA
- PROPOSED WOODLAND AREA
- LIMIT OF IMPACTS
- PROPOSED TREE (OUTSIDE OF LANDSCAPED AREAS)
- OR EXISTING TREE TO REMAIN
- OR EXISTING TREE TO BE REMOVED
- ESTUARINE, INTERTIDAL, EMERGENT PERSISTENT
- IMPERVIOUS SURFACE
- PERVIOUS PAVERS
- GRAVEL SURFACE
- SALT MARSH

IMPERVIOUS AREA (PERMITTED)	
TOTAL EXISTING IMPERVIOUS AREA WITHIN 250' PROTECTED SHORELAND	45,095 SF (9.21%)
TOTAL PROPOSED IMPERVIOUS AREA WITHIN 250' PROTECTED SHORELAND	32,884 SF (6.72%)
TOTAL LOT AREA	489,466 SF
TOTAL LAND AREA WITHIN HOTL	498,469 SF

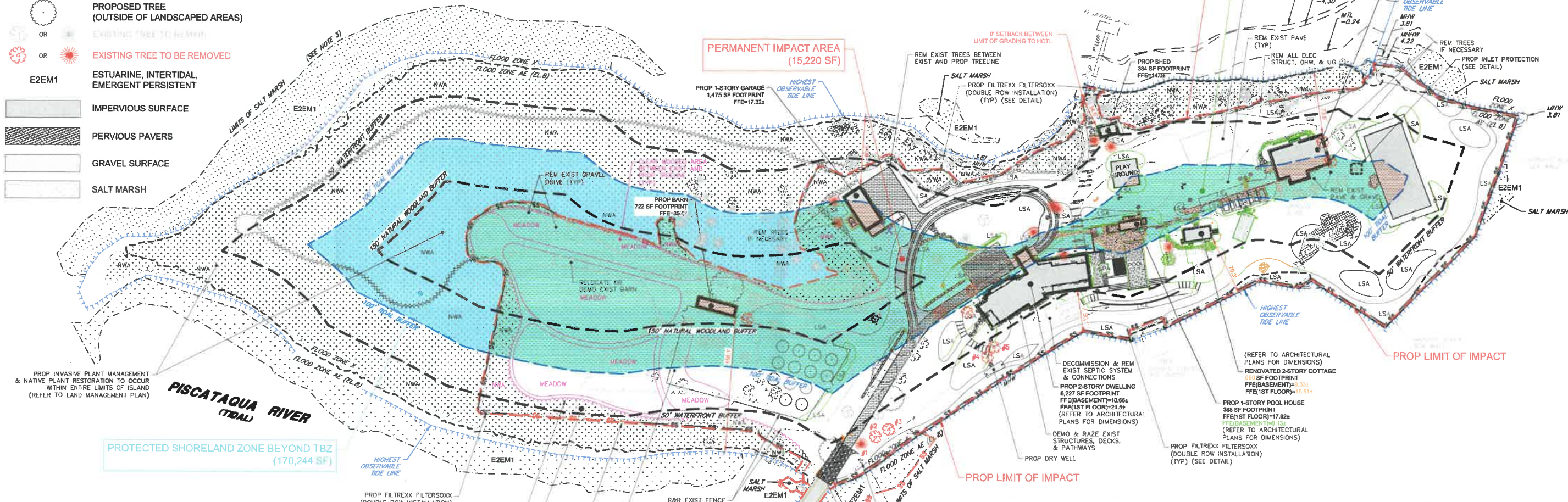
IMPERVIOUS AREA (AMENDED)	
TOTAL EXISTING IMPERVIOUS AREA WITHIN 250' PROTECTED SHORELAND BUFFER	51,371 SF (9.63%) (10.1%)
TOTAL PROPOSED IMPERVIOUS AREA WITHIN 250' PROTECTED SHORELAND BUFFER	34,818 SF (6.98%) (6.8%)
TOTAL LOT AREA	489,466 SF
TOTAL LAND AREA WITHIN HOTL	507,445 SF

NATURAL WOODLAND AREA	
TOTAL AREA OF LOT BETWEEN 50' AND 150' THAT EXISTS AS NATURAL WOODLAND	104,542 SF
TOTAL AREA OF LOT BETWEEN 50' AND 150' OF REFERENCE LINE	259,091 SF
25% X 259,091 SF =	64,773 SF
TOTAL AREA OF NATURAL WOODLAND TO REMAIN UNALTERED	95,173 SF

PROPOSED IMPACT AREA (PERMITTED)	
TOTAL PROPOSED PERMANENT IMPACT AREA WITHIN 100'-250' PROTECTED SHORELAND	40,710 SF
TOTAL PROPOSED TEMPORARY IMPACT AREA WITHIN 100'-250' PROTECTED SHORELAND	0 SF
TOTAL IMPACT AREA	40,710 SF

PROPOSED IMPACT AREA (AMENDED)	
TOTAL PROPOSED PERMANENT IMPACT AREA WITHIN 100'-250' PROTECTED SHORELAND	18,718 SF
TOTAL PROPOSED TEMPORARY IMPACT AREA WITHIN 100'-250' PROTECTED SHORELAND	100,762 SF
TOTAL IMPACT AREA	112,365 SF

1. PERCENTAGE IS CALCULATED BASED ON TOTAL LOT AREA, AS IT WAS CALCULATED IN THE ORIGINAL 2018 PERMIT APPLICATION
 2. PERCENTAGE IS CALCULATED BASED ON TOTAL LAND AREA WITHIN THE HOTL, AS REQUIRED PER NHDES.



NOTES

- SEE NOTES ON SHEET C-01.
- NO IMPACTS ARE PROPOSED TO NATURAL GROUND COVERS WITHIN THE WATERFRONT BUFFER. IMPACT ARE ONLY PROPOSED TO EXISTING GRANDFATHERED OPEN AREA.
- SALT MARSH TOWARDS THE EAST END OF ISLAND TENDS TO BE REGULARLY FLOODED (E2EM1) WHILE THOSE AT THE WEST END TEND TO BE IRREGULARLY FLOODED (E2EMIP). THE DOMINANT CONDITION OF ALL AREAS ADJACENT TO THE ISLAND THAT ARE NOT SALT MARSH IS: ESTUARINE, INTERTIDAL, UNCONSOLIDATED SHORE, MUD, IRREGULARLY EXPOSED (E2US3M).
- FIVE TREES ARE PROPOSED TO BE CUT WITHIN THE 50' WATERFRONT BUFFER, AS FOLLOWS:
 - 30" BLACK PINE (DEAD/DYING)
 - 8" APPLE WITH BROKEN TOP
 - 18" APPLE
 - 14" APPLE
 - 15" APPLE
 THESE TREES ARE SHOWN IN RED AND NUMBERED TO MATCH THE LIST ABOVE. 23 TREES, 1,600 SHRUBS AND 4,460 PERENNIALS AND GROUND COVER ARE PROPOSED WITHIN THE 50' WATERFRONT BUFFER. SINCE THE POINT SCORE FOR THE WATERFRONT BUFFER IS SIGNIFICANTLY IMPROVED, POST CONSTRUCTION, EACH GRID SEGMENT WITH POINT SCORE IS NOT SHOWN.

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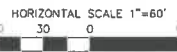
SITE DEVELOPMENT PLANS
 TAX MAP 205 LOT 2
NHDES AMENDED SHORELAND PERMIT IMPACT PLAN
LADY ISLE SITE RENOVATIONS
325 LITTLE HARBOR ROAD, PORTSMOUTH, NH
 OWNED BY & PREPARED FOR
ADL 325 LITTLE HARBOR ROAD TRUST
 1"=120' (11"x17")
 SCALE: 1"=60' (22"x34")
SEPTEMBER 29, 2021

Seacoast Division

 Civil Engineers
 Structural Engineers
 Traffic Engineers
 Land Surveyors
 Landscape Architects
 Scientists
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 Portsmouth, NH 03801
 Phone (603) 431-2222
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 www.tfmoran.com

47099.01
 OR HEG FB
 CK JCC CADFILE 47099-01_NHDES-SHORE_MAIN
 C-02

REV	DATE	DESCRIPTION	DR	CHK
8	9/23/2021	REVISED PER NHDES SHORE/WET & GRADING	JUN	JCC
7	4/7/2022	REVISED FOR NHDES WETLAND & SHORELAND	HEG	JCC
6	8/18/2022	REVISED PER TAC COMMENTS & SEWER LOWERS	HEG	JCC
5	3/22/2022	REVISED PER TAC COMMENTS	HEG	JCC
4	2/18/2022	REVISED PER NHDES & UTILITIES	HEG	JCC
3	2/15/2022	REVISED PER NHDES & UTILITIES PER TAC	HEG	JCC
2	2/2/2022	REVISED PER NHDES & UPDATE SURVEY/UTILITIES	HEG	JCC
1	11/23/2021	REVISED PER NHDES & PROJECT COORDINATION	HEG	JCC



Sep 23, 2022 - 11:49am
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LEGEND

	HIGHEST OBSERVABLE TIDE LINE (HOTL)
	100' TIDAL WETLAND BUFFER BOUNDARY
	TIDAL BUFFER ZONE
	TEMPORARY IMPACT AREA
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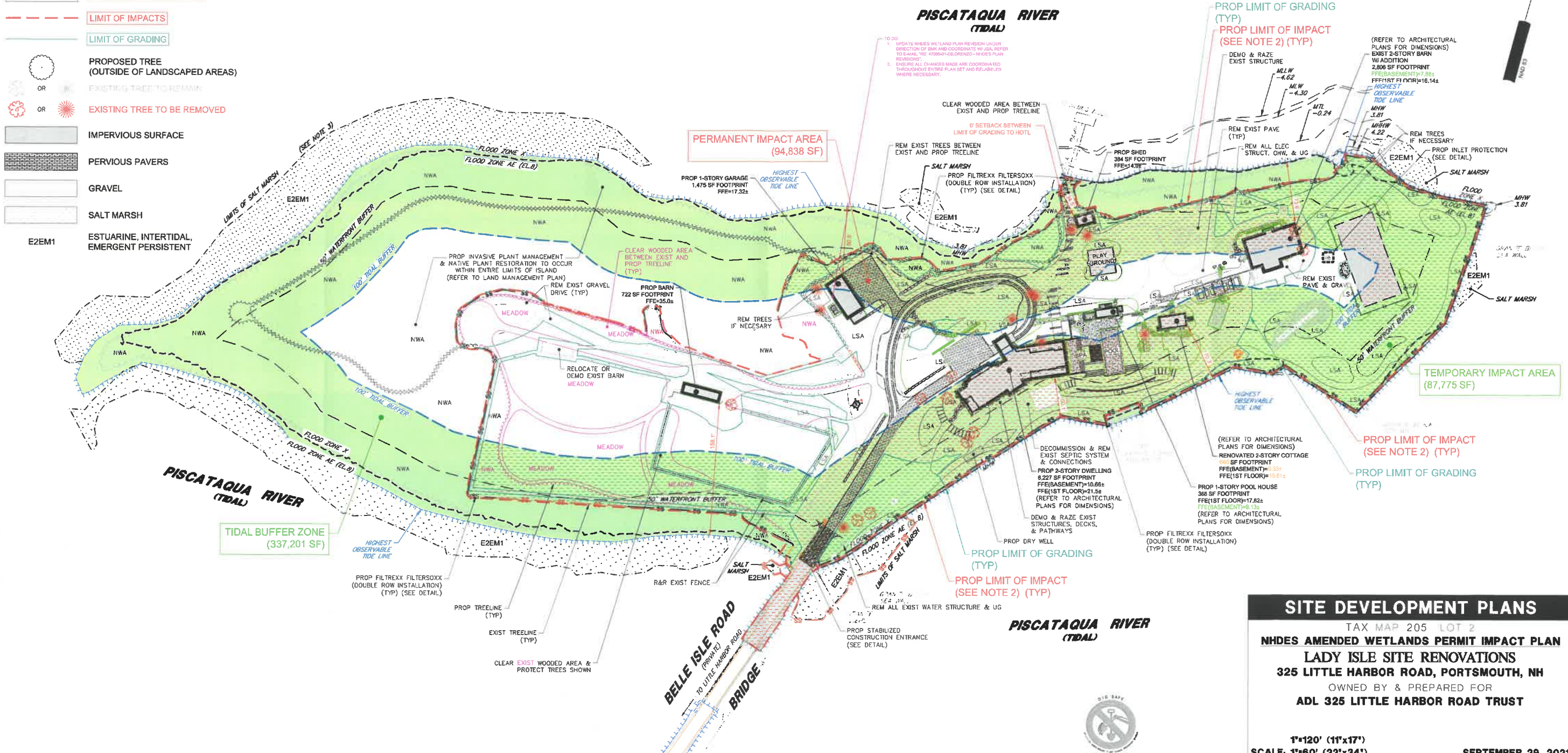
- NOTES**
- SEE NOTES ON SHEET C-01.
 - THE PROPOSED LIMIT OF IMPACT INCLUDES THE LIMIT OF GRADING AND OTHER AREAS WHICH WILL BE LANDSCAPED WITH MECHANIZED EQUIPMENT, PER THE LANDSCAPE ARCHITECTURE PLANS.
 - SALT MARSH TOWARDS THE EAST END OF ISLAND TENDS TO BE REGULARLY FLOODED (E2EM1) WHILE THOSE AT THE WEST END TEND TO BE IRREGULARLY FLOODED (E2EM1P), THE DOMINANT CONDITION OF ALL AREAS ADJACENT TO THE ISLAND THAT ARE NOT SALT MARSH IS: ESTUARINE, INTERTIDAL, UNCONSOLIDATED SHORE, MUD, IRREGULARLY EXPOSED (E2USSM).

PROPOSED IMPACT AREA (PERMITTED)

TOTAL PROPOSED PERMANENT IMPACT AREA WITHIN 100' TIDAL BUFFER ZONE	149,508 SF
TOTAL PROPOSED TEMPORARY IMPACT AREA WITHIN 100' TIDAL BUFFER ZONE	4,995 SF
TOTAL IMPACT AREA WITHIN 100' TIDAL BUFFER ZONE	154,503 SF

PROPOSED IMPACT AREA (AMENDED)

TOTAL PROPOSED PERMANENT IMPACT AREA WITHIN 100' TIDAL BUFFER ZONE	94,838 SF
TOTAL PROPOSED TEMPORARY IMPACT AREA WITHIN 100' TIDAL BUFFER ZONE	87,775 SF
TOTAL PROPOSED IMPACT AREA WITHIN 100' TIDAL BUFFER ZONE	182,613 SF
MAXIMUM ALLOWED INCREASE IN IMPACT AREA PER RSA 482-A:3, XIV(e) WITHIN 100' TIDAL BUFFER ZONE (154,503 SF) + (154,503 SF X 20%)	185,404 SF



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TFM		Structural Engineers	Portsmouth, NH 03801
		Land Engineers	Phone (603) 431-2222
		Land Surveyors	Fax (603) 431-0910
		Landscape Architects	www.tfmoran.com
		Scientists	
47099.01	DR	HEG	FB
	CK	JCC	CADFILE
			47099-01_NHDES WET_MAIN
			C-03

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 D:\Lorenzo - 325 Little Harbor Rd.dwg
 PROJECT TITLE: DRAWINGS: 47099-01 - NHDES Wet_Main.dwg