NEW HAMPSHIRE DEPARTMENT OF ENVIRONMENTAL SERVICES
STANDARD DREDGE AND FILL WETLANDS PERMIT APPLICATION

Portsmouth Fish Pier – Building Replacement
Portsmouth, New Hampshire

Prepared For:

Pease Development Authority
Division of Ports and Harbors
555 Market Street
Portsmouth, NH 03801

September 24, 2024

Prepared By:

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Certified Wetland Scientist
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And

OAK POINT ASSOCIATES
architecture
engineering
planning

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Section 1

STANDARD DREDGE AND FILL WETLANDS PERMIT APPLICATION

Water Division / Land Resources Management

Check the Status of your Application

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

APPLICANT'S NAME: PDA Ports and Harbors **TOWN NAME:** Portsmouth

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 (NHFG) 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? ○ If yes, species or habitat name(s): See info in Section 2 ○ NHB Project ID #: NHB24-1178	( ) 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 description of the project and the purpose of the project, the need for the proposed impacts to jurisdictional areas, an outline of the scope of work to be performed, and whether impacts are temporary or permanent.

The project provides for removal of the existing building (5,075 sf) and portions of the existing foundations, and construction of a wood-framed building on existing foundations (2,000 sf). The existing building was constructed circa 1978 and two additions were added in later years. The existing building is inefficient for the fishermen's current needs and is in a state of disrepair.

SECTION 3 - PROJECT LOCATION

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

ADDRESS:	1 Peirce Island Road
TOWN/CITY:	Portsmouth
TAX MAP/BLOCK/LOT/UNIT:	208/1A
US GEOLOGICAL SURVEY (USGS) TOPO MAP WATERBODY NAME: ☐ N/A	Piscataqua River
(Optional) LATITUDE/LONGITUDE in decimal degrees (to five decimal places):	43.07571, -70.74893

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: Pease Development Authority Division of Ports and Harbors, Attn: Myles Greenway		
MAILING ADDRESS: 555 Market Street		
TOWN/CITY: Portsmouth	STATE: NH	ZIP CODE: 03801
EMAIL ADDRESS: M.Greenway@peasedev.org		
FAX:	PHONE: 603-534-6234	

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.: Steven Sargent, PE		
COMPANY NAME: Oak Point Associates		
MAILING ADDRESS: 85 Middle Street		
TOWN/CITY: Portsmouth	STATE: NH	ZIP CODE: 03801
EMAIL ADDRESS: ssargent@oakpoint.com		
FAX:	PHONE: 603-431-4849	

ELECTRONIC COMMUNICATION: By initialing here, 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:		
MAILING ADDRESS:		
TOWN/CITY:	STATE:	ZIP CODE:
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 project is not expected to have any impact on the self-sustaining ability of the tidal buffer zone to: provide habitat values, protect tidal environments from potential sources of pollution, provide stability of the coastal shoreline and maintain existing buffers intact. The project will have no adverse impact to: beach or tidal flat sediment replenishment, the movement of sediments along the shore, the tidal wetlands ability to dissipate wave energy and storm surge and, project runoff on salinity levels in adjacent tidal environments.

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: Day: Year:

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

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

JURISDICTIONAL AREA		PERM. SF	PERM. LF	PERM. ATF	TEMP. SF	TEMP. LF	TEMP. ATF
Wetlands	Forested Wetland			☐			☐
	Scrub-shrub Wetland			☐			☐
	Emergent Wetland			☐			☐
	Wet Meadow			☐			☐
	Vernal Pool			☐			☐
	Designated Prime Wetland			☐			☐
	Duly-established 100-foot Prime Wetland Buffer			☐			☐
Surface	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	4,815		☐	1,870		☒
	Docking - Tidal Water			☐			☐
TOTAL							

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):	6,685 SF	× $0.40 =	$ 2,674
Seasonal docking structure:	SF	× $2.00 =	$
Permanent docking structure:	SF	× $4.00 =	$
Projects proposing shoreline structures (including docks)		add $400 =	$
		Total =	$
The application fee for minor or major impact is the above calculated total or $400, whichever is greater =			$ 2,674

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: SS	To the best of the signer's knowledge and belief, all required notifications have been provided.
Initials: SS	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: SS	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.
Initials: SS	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: Myles Greenway	DATE: 9-25-24
SIGNATURE (APPLICANT, IF DIFFERENT FROM OWNER):	PRINT NAME LEGIBLY:	DATE:
SIGNATURE (AGENT, IF APPLICABLE): Steve Sargent, P.E. Digitally signed by Steve Sargent, P.E. Date: 2024.09.23 19:47:03 -04'00'	PRINT NAME LEGIBLY: Steven Sargent	DATE: 9-24-24

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”.

AVOIDANCE AND MINIMIZATION CHECKLIST

Water Division/Land Resources Management
Wetlands Bureau

Check the Status of your Application

RSA/Rule: RSA 482-A/ Env-Wt 311.07(c)

This checklist can be used in lieu of the written narrative required by Env-Wt 311.07(a) to demonstrate compliance with requirements for Avoidance and Minimization (A/M), pursuant to RSA 482-A:1 and Env-Wt 311.07(c).

For the construction or modification of non-tidal shoreline structures over areas of surface waters without wetland vegetation, complete only Sections 1, 2, and 4 (or the applicable sections in Attachment A: Minor and Major Projects (NHDES-W-06-013).

The following definitions and abbreviations apply to this worksheet:

- "A/M BMPs" stands for Wetlands Best Management Practice Techniques for Avoidance and Minimization dated 2019, published by the New England Interstate Water Pollution Control Commission (Env-Wt 102.18).
- "Practicable" means available and capable of being done after taking into consideration cost, existing technology, and logistics in light of overall project purposes (Env-Wt 103.62).

SECTION 1 - CONTACT/LOCATION INFORMATION	
APPLICANT LAST NAME, FIRST NAME, M.I.: Pease Development Authority, Division of Ports and Harbors	
PROJECT STREET ADDRESS: 1 Peirce Island Road	PROJECT TOWN: Portsmouth
TAX MAP/LOT NUMBER: 208/1A	

SECTION 2 - PRIMARY PURPOSE OF THE PROJECT		
Env-Wt 311.07(b)(1)	Indicate whether the primary purpose of the project is to construct a water-access structure or requires access through wetlands to reach a buildable lot or the buildable portion thereof.	☐ Yes ☒ No

If you answered "no" to this question, describe the purpose of the "non-access" project type you have proposed:

The project provides for removal of the existing building (5,075 sf) and portions of the existing foundations, and construction of a wood-framed building on existing foundations (2,000 sf). The existing building was constructed circa 1978 and two additions were added in later years. The existing building is inefficient for the fishermen's current needs and is in a state of disrepair.

SECTION 3 - A/M PROJECT DESIGN TECHNIQUES Check the appropriate boxes below in order to demonstrate that these items have been considered in the planning of the project. Use N/A (not applicable) for each technique that is not applicable to your project.		
Env-Wt 311.07(b)(2)	For any project that proposes new permanent impacts of more than one acre or that proposes new permanent impacts to a Priority Resource Area (PRA), or both, whether any other properties reasonably available to the applicant, whether already owned or controlled by the applicant or not, 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.	☐ Check ☒ N/A
Env-Wt 311.07(b)(3)	Whether alternative designs or techniques, such as different layouts, construction sequencing, or alternative technologies could be used to avoid impacts to jurisdictional areas or their functions and values.	☒ Check ☐ N/A
Env-Wt 311.07(b)(4) Env-Wt 311.10(c)(1) Env-Wt 311.10(c)(2)	The results of the functional assessment required by Env-Wt 311.03(b)(10) were used to select the location and design for the proposed project that has the least impact to wetland functions.	☐ Check ☒ N/A
Env-Wt 311.07(b)(4) Env-Wt 311.10(c)(3)	Where impacts to wetland functions are unavoidable, the proposed impacts are limited to the wetlands with the least valuable functions on the site while avoiding and minimizing impacts to the wetlands with the highest and most valuable functions.	☐ Check ☒ N/A
Env-Wt 313.01(c)(1) Env-Wt 313.01(c)(2) Env-Wt 313.03(b)(1)	No practicable alternative would reduce adverse impact on the area and environments under the department's jurisdiction and the project will not cause random or unnecessary destruction of wetlands.	☒ Check ☐ N/A
Env-Wt 313.01(c)(3)	The project would not cause or contribute to the significant degradation of waters of the state or the loss of any PRAs.	☒ Check ☐ N/A
Env-Wt 313.03(b)(3) Env-Wt 904.07(c)(8)	The project maintains hydrologic connectivity between adjacent wetlands or stream systems.	☐ Check ☒ N/A
Env-Wt 311.10 A/M BMPs	Buildings and/or access are positioned away from high function wetlands or surface waters to avoid impact.	☐ Check ☒ N/A
Env-Wt 311.10 A/M BMPs	The project clusters structures to avoid wetland impacts.	☐ Check ☒ N/A
Env-Wt 311.10 A/M BMPs	The placement of roads and utility corridors avoids wetlands and their associated streams.	☐ Check ☒ N/A
A/M BMPs	The width of access roads or driveways is reduced to avoid and minimize impacts. Pullouts are incorporated in the design as needed.	☐ Check ☒ N/A
A/M BMPs	The project proposes bridges or spans instead of roads/driveways/trails with culverts.	☐ Check ☒ N/A

A/M BMPs	The project is designed to minimize the number and size of crossings, and crossings cross wetlands and/or streams at the narrowest point.	☐ Check ☒ N/A
Env-Wt 500 Env-Wt 600 Env-Wt 900	Wetland and stream crossings include features that accommodate aquatic organism and wildlife passage.	☐ Check ☒ N/A
Env-Wt 900	Stream crossings are sized to address hydraulic capacity and geomorphic compatibility.	☐ Check ☒ N/A
A/M BMPs	Disturbed areas are used for crossings wherever practicable, including existing roadways, paths, or trails upgraded with new culverts or bridges.	☐ Check ☒ N/A
SECTION 4 - NON-TIDAL SHORELINE STRUCTURES		
Env-Wt 313.03(c)(1)	The non-tidal shoreline structure has been designed to use the minimum construction surface area over surfaces waters necessary to meet the stated purpose of the structure.	☐ Check ☒ N/A
Env-Wt 313.03(c)(2)	The type of construction proposed for the non-tidal shoreline structure is the least intrusive upon the public trust that will ensure safe navigation and docking on the frontage.	☐ Check ☒ N/A
Env-Wt 313.03(c)(3)	The non-tidal shoreline structure has been designed to avoid and minimize impacts on the ability of abutting owners to use and enjoy their properties.	☐ Check ☒ N/A
Env-Wt 313.03(c)(4)	The non-tidal shoreline structure has been designed to avoid and minimize impacts to the public's right to navigation, passage, and use of the resource for commerce and recreation.	☐ Check ☒ N/A
Env-Wt 313.03(c)(5)	The non-tidal shoreline structure has been designed, located, and configured to avoid impacts to water quality, aquatic vegetation, and wildlife and finfish habitat.	☐ Check ☒ N/A
Env-Wt 313.03(c)(6)	The non-tidal shoreline structure has 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.	☐ Check ☒ N/A

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Appendix B
New Hampshire General Permits
Required Information and USACE Section 404Checklist

USACE Section 404 Checklist

1. Attach any explanations to this checklist. Lack of information could delay a USACE 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 3 for information on single and complete projects.
4. Contact USACE at (978) 318-8832 with any questions.
5. The information requested below is generally required in the NHDES Wetland Application. See page 61 for NHDES references and Admin Rules as they relate to the information below.

1. Impaired Waters	Yes	No
1.1 Will any work occur within 1 mile upstream in the watershed of an impaired water? See the following to determine if there is an impaired water in the vicinity of your work area. * https://nhdes-surface-water-quality-assessment-site-nhdes.hub.arcgis.com/ https://www.des.nh.gov/water/rivers-and-lakes/water-quality-assessment https://www4.des.state.nh.us/onestopdatamapper/onestopmapper.aspx		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 tidal SAS, prime wetlands, or priority resource areas? 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://www4.des.state.nh.us/NHB-DataCheck/.		X
2.3 If wetland crossings are proposed, are they adequately designed to maintain hydrology, sediment transport & wildlife passage?	NA	
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?	NONE	
2.8 What % of the overall project sire will be previously and proposed filled wetlands?	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://www4.des.state.nh.us/NHB-DataCheck/. USFWS IPAC website: https://ipac.ecosphere.fws.gov/	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: https://wildlife.state.nh.us/wildlife/wap-high-rank.html. • 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 31?	NA	
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?	NA	
5. Historic/Archaeological Resources		
For a minimum, minor or major impact project - a copy of the 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 37 GC 14(d) of the GP document**	X	
6. Minimal Impact Determination (for projects that exceed 1 acre of permanent impact)	Yes	No
Projects with greater than 1 acre of permanent impact must include the following: • Functional assessment for aquatic resources in the project area. • On and off-site alternative analysis. • Provide additional information and description for how the below criteria are met.		
6.1 Will there be complete loss of aquatic resources on site?		
6.2 Have the impacts to the aquatic resources been avoided and minimized to the greatest extent practicable?		
6.3 Will all aquatic resource function be lost?		
6.4 Does the aquatic resource (s) have regional significance (watershed or ecoregion)?		
6.5 Is there an on-site alternative with less impact?		
6.6 Is there an off-site alternative with less impact?		
6.7 Will there be a loss to a resource dependent species?		
6.8 Are indirect impacts greater than 1 acre within and adjacent to the project area?		
6.9 Does the proposed mitigation replace aquatic resource function for direct, indirect, and cumulative impacts?		

*Although this checklist utilizes state information, its submittal to USACE is a federal requirement.

** If your project is not within Federal jurisdiction, coordination with NH DHR is not required under Federal law.

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Appendix B
New Hampshire General Permits
Required Information and USACE Section 404 Checklist

NHDES Rule Citations

Appendix B Requirements	NHDES Citation	NHDES Resource, Form & BMP
1. Impaired Waters		
1.1	See Env-Wt 307.03 Protection of Water Quality Required & Env-Wt 306.05 a) 7	https://nhdes-surface-water-quality-assessment-site-nhdes.hub.arcgis.com/ https://www.des.nh.gov/water/rivers-and-lakes/water-quality-assessment https://www4.des.state.nh.us/onestopdatamapper/onestopmapper.aspx
2. Wetlands		
2.1	N/A	N/A
2.2	Env 307.06; Env- Wt 311.01(a)(b) (c)	NH Online Forms System - Coastal Resource Worksheet. Version 2.0 Wetlands Permitting: Protected Species and Habitat (nh.gov) Wetlands Permitting: Priority Resource Area (nh.gov) https://www4.des.state.nh.us/NHB-DataCheck/.
2.3	Env-Wt 313.03(b)(3); Env-Wt 313.03(b)4)(7); Env-Wt 307.06	See Chapter 7, Stream & Wetland Crossings: *Wetlands Best Management Practice Techniques for Avoidance and Minimiz* Wetlands-BMP-Manual-2019.pdf (neiwpcc.org) (& Env-Wt 900 for Stream Crossings)
2.4	Env-Wt 604.02 (Tidal buffer zone); Env-Wt 704 (prime buffers)	
2.5	N/A	N/A
2.6	N/A	N/A
2.7	Env-Wt 311.04(g)	Standard application Section 11- NH Online Forms System - Standard Dredge and Fill Wetlands Permit Application . Version 3.5
2.8	N/A	N/A
3. Wildlife		
3.1	Env-Wt 103.69 "Protected species or habitat"; Env-Wt 307.06, 311.01	NHB DataCheck Tool: https://www4.des.state.nh.us/NHB-DataCheck/. Wetlands Permitting: Protected Species and Habitat (nh.gov) Wetlands Permitting: Priority Resource Area (nh.gov)
3.2	Env-Wt 311.02; 313.03(b)(2), (4), (7)(16); Env-Wt 313.03(b)(6) & See Env-Wt 808.19(g), Env-Wt 808.20	Wetlands Permitting: Protected Species and Habitat (nh.gov) Wetlands Permitting: Priority Resource Area (nh.gov)
3.3	N/A	N/A
3.4	NA	N/A
3.5	(Env-Wt 900) Microsoft Word - Env-Wt 900 as of 10-2020.docx (nh.gov)	New Hampshire Stream Crossing Guidelines (nh.gov) (2009 UNH) _ NH Online Forms System - Wetland Permit Application Stream Crossing Worksheet. Version 1.8 Stream Crossing Design (nh.gov) : https://www.nh.gov/dot/org/projectdevelopment/environment/units/program-management/documents/RR_V.9_FINAL_3-14-19.pdf Best Management Practices for Routine Roadway Maintenance Activities in New Hampshire. 2019. New Hampshire Department of Transportation.
4. Flooding/Floodplain Values		
4.1	Env-Wt 311.05; Env-Wt 103.66 517.03(b); 517.06(a)(6);	Wetlands Permitting: Priority Resource Area (nh.gov) NH Online Forms System - Coastal Resource Worksheet. Version 2.0 New Hampshire Coastal Flood Risk Summary | NH Department of

	527.02(e); 527.04(d); Env-Wt 600 Env-Wt 900	Environmental Services (cited in Env-Wt 603.05) NH Online Forms System - Wetland Permit Application Stream Crossing Worksheet. Version 1.8 hydraulic-vulnerability-handout.pdf (nh.gov)
4.2	Env-Wt 527.02 & 527.04 & 313.04 & Env-Wt 800; Wt 605.03 & 605.04	Yes, for permanent impacts to a PRA, impacts from public highway projects, & those projects where flood storage functions are lost when the mitigation threshold is reached. Wetlands Mitigation | NH Department of Environmental Services
5. Historical/Archeological Resources		
5.0	Env-Wt 311.02(f)(6)	
6. Minimal Impact Determination		
6.0	F/V assessment: (Env-Wt 311.10); Env-Wt 603.04 (Coastal Functional Assessment) Alternatives: (Env-Wt 311.07(b)(2))	NH Online Forms System - Wetlands Functional Assessment Worksheet. Version 1.3 NH Online Forms System - Coastal Resource Worksheet. Version 2.0
6.1		Wetlands Permitting: Avoidance, Minimization, and Mitigation (nh.gov)
6.2	Env-Wt 102.12 (“Avoidance”), Env-Wt 102.13 (“Avoidance, minimization, mitigation”), Env-Wt 102.14 (“Avoid and minimize”), Env-Wt 311.01, Env-Wt 313.03 (“Avoidance & Minimization") Env-Wt 311.07	See *Wetlands Best Management Practice Techniques for Avoidance and Minimization* - Wetlands-BMP-Manual-2019.pdf (neiwpcc.org)referenced in Env-Wt 313.03(a); A/M written narrative (NH Online Forms System - Avoidance and Minimization Written Narrative. Version 2.0); Avoidance and Minimization Checklist: NH Online Forms System - Avoidance and Minimization Checklist. Version 3.1
6.3	Env-Wt 311.10, 603.04	See Functional Assessment worksheets above
6.4	Env-Wt 311.02, Env-Wt 312.04. Env-Wt 306.05, 307.06, 311.01	See Protected Species or Habitat (including exemplary natural communities)
6.5	Env-Wt 311.01, Env-Wt 311.07, Env-Wt 311.10 & 313.01 c)1)	See Avoidance & Minimization cites above & BMPs
6.6	(Env-Wt 313.01c) (1) & Env-Wt 311.07(b)(2))	
6.7	Env-Wt 311.10, Env-Wt 103.69, Env-307.06, see Avoidance & minimization cites	NH Online Forms System - Wetlands Functional Assessment Worksheet. Version 1.3; Wetlands Permitting: Priority Resource Area (nh.gov) NH Online Forms System - Coastal Resource Worksheet. Version 2.0
6.8	Env-Wt 102.05 (Water quality BMPs)	Practices to minimize or prevent direct or indirect discharge of sediment or other pollutants into surface waters and wetlands, listed in Env-Wt 307
6.9	Env-Wt 800	

Project Narrative

The Portsmouth Commercial Fish Pier was developed circa 1978 to support the commercial fishing industry. The existing facility includes a pier, floating dock, 5,075 square foot building that includes cold storage facilities, utilities and parking. The area of the original building developed in 1978 is 2,000 square feet (sf) and the subsequent additions added in later years total approximately 3,075 sf. The existing building is inefficient for the fishermen's current needs and is in a state of disrepair.

The proposed project provides for removal of the existing building and construction of a building (2,000 sf) on the existing original 1978 portion of the existing foundations. The building will have a wood framed structure, similar to the existing building. The characteristics of the building aim to blend with the architectural style of the surrounding neighborhood. The building envelope will be finished with composite trim, and asphalt shingles. The interior will house a utility room, forklift storage area, and cold storage spaces for bait, ice production and catch to serve the commercial fishermen.

Ground disturbances associated with the project include shallow excavations for the purpose of temporary termination of existing utility services, restoration of utility services and removal of a portion of the existing foundation system (portion not to be reused) to 12 inches below the finish grade. The total area to be disturbed at the exterior of the original 1978 portion of the existing building is approximately 5,705 sf, which includes the area of the existing foundation to be removed. A portion of the existing slab within the interior of the original 1978 portion of the existing building (approximately 980 sf) will be replaced.

All work is within the limits of existing paved areas, except for approximately 12 linear feet of underground conduits within a maintained gravel and turf area that extend to the existing shed to support the gas and diesel system high-level alarms. No work is proposed along the shoreline.

<u>Alternatives Analysis</u>

During the study phase of the project, several alternatives were considered for replacement of the building program on-site:

1. Construction of a wood-framed building on the existing foundations (1978 portion);
2. Construction of various types of buildings (pre-engineered metal, pole-barn and wood framed) on new foundations, generally located within the footprint of the existing building;
3. Renovation of the existing building; and
4. Multiple buildings; one within the footprint of the existing building and another located within the parking area closest to Peirce Island Road.

The proposed plan was found to be the most favorable alternative and selected for the replacement of the building for the following reasons:

1. Maintains building facilities and functions within close proximity to the pier and docks;
2. Reuses the 1978 portion of the existing foundation system, minimizing the extent of disturbance, demolition and construction required. Other types of buildings would require complete demolition of the existing foundations and construction of new foundations that can accommodate the structure loading;
3. A replacement wood-framed building provides the best opportunity to blend with the architectural style of the surrounding neighborhood;
4. Renovation of the existing building was found to be impractical, due to the extent of renovations/reconstruction required to meet current building codes, risks associated with unknown existing conditions and project costs. Also, this alternative would result in a similar area of disturbance within the tidal buffer zone as the proposed plan.

Work Sequence

The project must be awarded by the end of the 2024 calendar year, due to funding constraints. The goal is to begin construction in January 2025 to allow for beneficial use of the building in the summer of 2025. The general construction timeline is as follows:

Table 1 - Construction Timeline

Item	Schedule	
	Begin	Complete
Mobilization, fence and erosion controls	January 2025	January 2025
Building abatement and temporary termination of existing utility services	January 2025	February 2025
Building and site demolition	February 2025	March 2025
Building construction	March 2025	July 2025
Site and utility construction	April 2025	July 2025
Permanent site stabilization	May 2025	July 2025

Section 2

NHB DataCheck Results Letter
NH Natural Heritage Bureau
Please note: maps and NHB record pages are **confidential** and shall be redacted from public documents.

To: Steven Sargent, Oak Point Associates
85 Middle Street
Portsmouth, NH 03840
ssargent@oakpoint.com

From: NHB Review
NH Natural Heritage Bureau
Main Contact: Ashley Litwinenko - nhbreview@dncr.nh.gov

cc:

Date: 04/25/2024 (valid until 04/25/2025)
Re: DataCheck Review by NH Natural Heritage Bureau and NH Fish & Game
Permits: OTHER - Project evaluation

NHB ID: NHB24-1178

Town: Portsmouth
Location: 1 Pierce Island Road

Project Description: The project being evaluated includes demolition of the existing 5,100 square foot building, reconstruction of a portion of the building (1,750 sf) on the existing foundations, and paving the remaining former building area.

Next Steps for Applicant:

NHB's database has been searched for records of rare species and exemplary natural communities. Please carefully read the comments and consultation requirements below.

NHB Comments: If all work is within existing paved areas then NHB has no concerns. If any work is proposed along the shoreline, then please contact NHB with proposed plans and representative photos during the growing season of the shoreline proposed to be impacted.

NHFG Comments: No comments at this time.

NHB Consultation

If this NHB DataCheck letter includes records of rare plants and/or natural communities/systems, please contact NHB and provide any requested supplementary materials by emailing nhbreview@dncr.nh.gov.

If this NHB DataCheck letter DOES NOT include any records of rare plants and/or natural communities/systems, no further consultation with NHB is required.

NH Fish and Game Department Consultation

If this NHB DataCheck letter DOES NOT include ANY wildlife species records, then, based on the information submitted, no further consultation with the NH Fish and Game Department pursuant to Fis 1004 is required.

If this NHB DataCheck letter includes a record for a threatened (T) or endangered (E) wildlife species, consultation with the New Hampshire Fish and Game Department under Fis 1004 may be required. To review the Fis 1000 rules (effective February 3, 2022), please go to https://www.wildlife.nh.gov/wildlife-and-habitat/nongame-and-endangered-species/environmental-review. All requests for consultation and submittals should be sent via email to NHFGreview@wildlife.nh.gov or can be sent by mail, and **must include the NHB DataCheck results letter number and "Fis 1004 consultation request" in the subject line**.

If the NHB DataCheck response letter does not include a threatened or endangered wildlife species but includes other wildlife species (e.g., Species of Special Concern), consultation under Fis 1004 is not required; however, some species are protected under other state laws or rules, so coordination with NH Fish & Game is highly recommended or may be required for certain permits. While some permitting processes are exempt from required consultation under Fis 1004 (e.g., *statutory permit by notification, permit by rule, permit by notification, routine roadway registration, docking structure registration, or conditional authorization by rule*), coordination with NH Fish & Game may still be required under the rules governing those specific permitting processes, and it is recommended you contact the applicable permitting agency. For projects not requiring consultation under Fis 1004, but where additional coordination with NH Fish and Game is requested, please email NHFGreview@wildlife.nh.gov, and include the NHB DataCheck results letter number and "review request" in the email subject line.
Contact NH Fish & Game at (603) 271-0467 with questions.

NHB DataCheck Results Letter
NH Natural Heritage Bureau
Please note: maps and NHB record pages are **confidential** and shall be redacted from public documents.

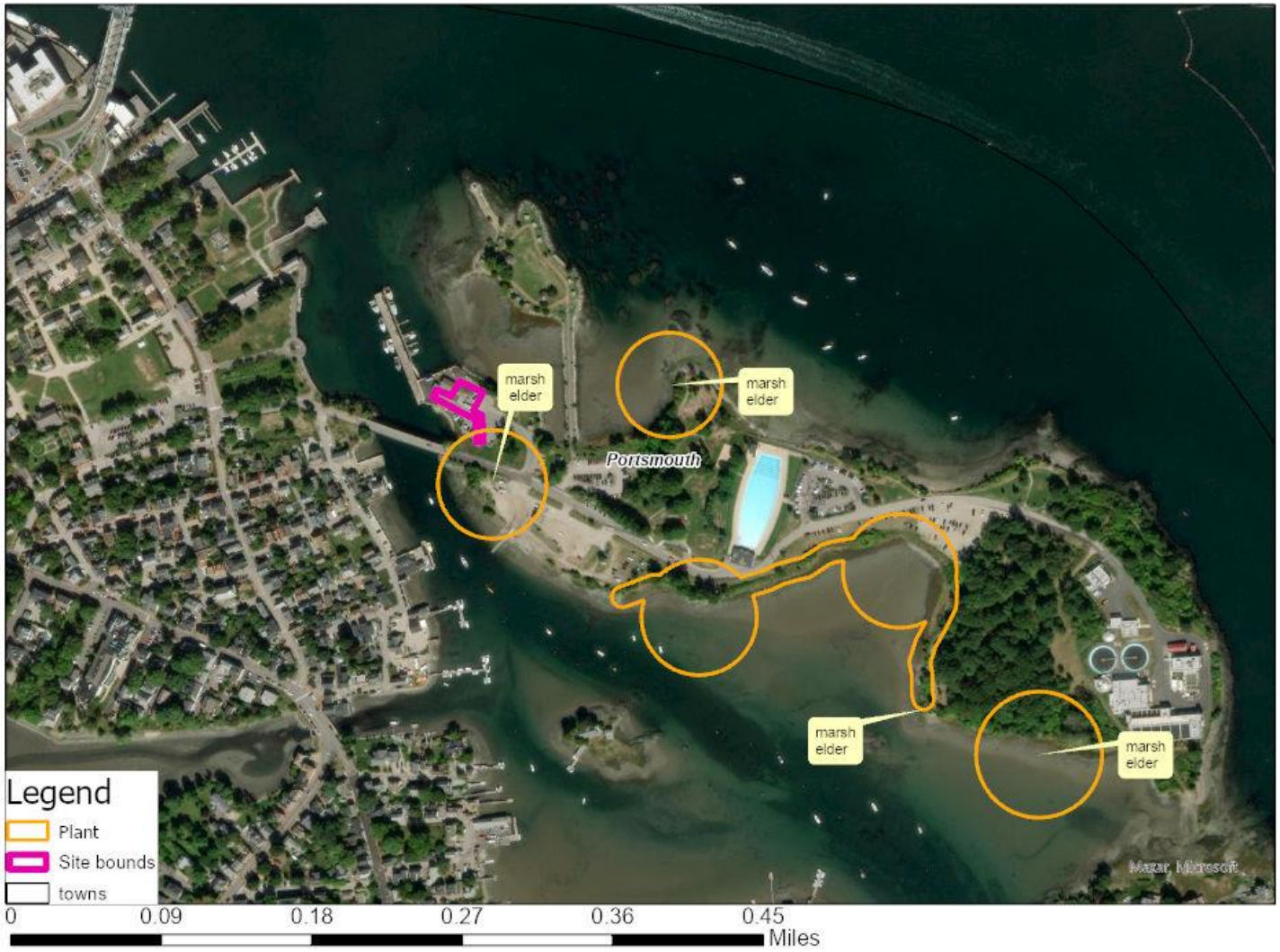
NHB Database Records:
The following record(s) have been documented in the vicinity of the proposed project.
Please see the map and detailed information about the record(s) on the following pages.

Plant species	State[1]	Federal	Notes
marsh elder (*Iva frutescens*)	T	--	Threats are primarily alterations to the hydrology of the wetland, such as ditching or tidal restrictions that might affect the sheet flow of tidal waters across the intertidal flat, activities that eliminate plants, and increased input of nutrients and pollutants in storm runoff.

[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 20 or more years ago.

Disclaimer: NHB's database can only tell you of known occurrences that have been reported to NHFG/NHB. Known occurrences are based on information gathered by qualified biologists or members of the public, reported to our offices, and verified by NHB/NHFG.
However, many areas have never been surveyed, or have only been surveyed for certain species.
NHB recommends surveys to determine what species/natural communities are present onsite.

NHB24-1178


marsh elder
marsh elder
Portsmouth
marsh elder
marsh elder
Legend
Plant
Site bounds
towns
0
0.09
0.18
0.27
0.36
0.45
Miles

NHB24-1178 EOCODE: PDAST58090*005*NH

New Hampshire Natural Heritage Bureau - Plant Record

marsh elder (*Iva frutescens*)

Legal Status		**Conservation Status**	
Federal:	Not listed	Global:	Demonstrably widespread, abundant, and secure
State:	Listed Threatened	State:	Imperiled due to rarity or vulnerability

Description at this Location

Conservation Rank: Excellent quality, condition and landscape context ('A' on a scale of A-D).
Comments on Rank: This rank may be for the state rather than relative to others in the region.

Detailed Description: 2023: Transplant, Lady Isle: 10 plants transplanted to this location from the west side of both ends of the Lady Isle Bridge (old locations not mapped in database). 2021: Lady Isle: Plants intermittently distributed along the westernmost portion of the island. 2020: Tidal Pool: Species observed in flower. 2017: Leachs Island: Several thousand plants spread along 800+ feet of shoreline. 10-20% dieback, 10-15% yellowing, 65-80% normal to vigorous. Aphids observed on 80% of clumps. 2016: Peirce Island: Additional subpopulations located, raising total number of plants to over 600. Plants appear to be in much better health than 2014, with all individuals in fruit and in good vigor. Shaws Hill: Several clumps over an area approximately 30 x 15 feet. Estimated at over 200 individuals. Tidal Pool: Plants in 3 areas along shoreline near tidal pool. 2014 Peirce Island: Over 500 plants were observed, all stunted, with approximately 50-60% dead stems, mostly confined to the upper portions of the plants. 1996: Constant observation since 1953 reported, including all stages of phenology and age structure. 1982: Good clump observed.

General Area: 2023: Transplant, Lady Isle: Plants transplanted next to a known marsh elder (*Iva frutescens*) stand. This area has full-sun exposure and soil composition that supports this species. The transplant site is just above the highest observable tide line and is not subject to prolonged periods of flooding and saturation. The site is adjacent to a well-established, naturally wooded, upland buffer bordering a salt marsh with no nearby development. The invasive plants Japanese barberry (*Berbis thunbergia*), glossy buckthorn (*Frangula alnus*), and Japanese honeysuckle (*Lonicera japonica*) were present at the site and removed along with large overhanging oak (*Quercus sp.*) limbs. 2017: Leachs Island: Upper edge of brackish marsh/rocky shore. Plants absent from areas with broader expanse of marsh. Rocks present in most areas where the plants are growing. Associated species include black oak (*Quercus velutina*), saltmarsh rush (*Juncus gerardii*), sea-blite (*Suaeda* sp.), hastate-leaved orache (*Atriplex* cf. *prostrata*), smooth cordgrass (*Spartina alterniflora*), Carolina sea-lavender (*Limonium carolinianum*), and seaside plantain (*Plantago maritima* ssp. *juncoides*). 2016: Peirce Island: Population forms a narrow band immediately above the highest observed wrack line along the shore. Associated upland species include staghorn sumac (*Rhus hirta*), autumn-olive (*Elaeagnus umbellata* var. *parvifolia*), Asian bittersweet (*Celastrus orbiculatus*), and speckled alder (*Alnus incana* ssp. *rugosa*). The saline areas downslope

of the marsh elder contained over 50% unvegetated substrate, as well as a mixture of cordgrass (*Spartina* sp.) and saltgrass (*Distichlis spicata*). Shaws Hill: Surrounding land use is developed. All plants below highest observable tide line in ***high salt marsh***, located among saltmeadow cordgrass (*Spartina patens*), smooth cordgrass (*Spartina alterniflora*), and seaside goldenrod (*Solidago sempervirens*). Tidal Pool: Sagamore Creek/Great Bay shoreline, with smooth cordgrass (*Spartina alterniflora*), saltmarsh rush (*Juncus gerardii*), saltmeadow cordgrass (*Spartina patens*), seaside goldenrod (*Solidago sempervirens*), and sea-blite (*Suaeda* spp.). 1996: On shores of several islands and peninsulas in the more or less enclosed bay system. Associated plant species: *Solidago sempervirens* (seaside goldenrod), *Juncus gerardii* (salt marsh rush), *Spartina patens* (salt-meadow cord-grass), *Triglochin maritimum* (arrow-grass), *Elymus virginicus* (Virginia wild rye), *Atriplex patula* (narrow-leaved orach), and *Artemisia vulgaris* (common mugwort). Substrate: gravel and marsh peat and muck. 1982: On shore at Pleasant Point.

General Comments: 2023: Transplant, Lady Isle: Bill Nichols the State botanist noted this may not have been the best location for the transplant and suggested the plants should have been planted within the high salt marsh along its upper edge where inundated by spring (full and new moon) tides. He noted the marsh elder likely would have had a much better chance to survive if transplanted in with the marsh graminoids below the oak seedlings mixed in with the graminoids. 2021: Lady Isle: Site is referred to Belle Isle on reporting form, and appears as Belle Island on some maps, but is called Lady Isle on USGS topo. 2016: Peirce Island: "The population currently appears to be in good health, although the results of the June 2014 surveys indicated that there may be some intermittent pressure on this population. The propensity of this species to grow in a very narrow band along the tide line does not allow for rapid adaptation to changing sea levels, storm events, or polluted runoff that a larger, robust population may resist. If sea levels gradually rise as expected, the marsh elder will be unable to move inland due to a small but steep cut bank that forms the upland break adjacent to the marsh elder population. The remaining subpopulations may also be getting shaded by the adjacent upland vegetation, which appears to be encroaching on the shoreline. This vegetation is comprised of large shrub species and the invasive Oriental bittersweet that is capable of overtaking the native plants in the area."

Management Comments: 2023: Transplant, Lady Isle: Ten plants transplanted to this site next to an existing marsh elder population. The transplant site was prepared by removing invasive species and their root systems and removing large overhanging oak limbs to allow for greater sun penetration. Ten holes were dug to accommodate the roots masses of the shrubs to be transplanted. To avoid transplant shock by way of heat exposure, the transplanting occurred on an overcast day with intermittent showers and breaks from the sun where the temperature did not exceed 68 degrees Fahrenheit. To avoid damage to the root system, a large pry bar was used. This allowed the transplant team to get well beneath the entire root system and loosen the surrounding soil with only minimal damage to the root systems. The shrubs were then extracted by hand from the substrate. Immediately following removal, team members placed the root mass of the shrubs in a bucket and they were individually walked to the transplant site. The holes dug the previous day were reworked to ensure they accommodated each plant and the root ball was then inserted into the ground so the crown of the plant rested at

the soil line. To facilitate maximum water uptake, wet soils at the transplant site were used to cover the root masses. Dryer soils from the transplant area were used to backfill any remaining void spaces. Once the plants were in the ground and the parent soil material was backfilled, natural mulch and duff in the surrounding area was used to cover the surface of ground surrounding the transplants. Rocks were also placed around each plant to increase stability during high tides. Lime green ribbon was placed on the transplants so they can be more readily differentiated from the surrounding landscape during follow-up inspections. Following the transplant the marsh elder will continue to be monitored for three years and will be watered during any abnormally dry conditions.

Location

Survey Site Name: Little Harbor, back channel
Managed By: Little Harbor Trust

County: Rockingham
Town(s): Portsmouth
Size: 61.6 acres Elevation:

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

Directions: 2021: Lady Isle: Shoreline along western end of Lady Isle. 2017: Leachs Island: Island in New Castle only accessible by boat. Plants observed on south shore of island. 2016: Peirce Island: Along the southern shore of Peirce Island, along the edge of a small cove west of the wastewater treatment facility. Shaws Hill: Take Laurel Lane off New Castle Avenue, bear left onto driveway right-of-way servicing 51A & 51B Laurel Lane. At end of right-of-way, 51B will be located on the right. Tidal Pool: Along Sagamore Creek shoreline on Creek Farm Reservation property in Portsmouth. In the vicinity of Rte. 1B which encircles the Little Harbor back channel from Portsmouth to New Castle and Rye. Many of the sites are visible only by boat.

Dates documented

First reported: 1953 Last reported: 2023-06-07

OAK POINT ASSOCIATES
architecture
engineering
planning

August 8, 2024

New Hampshire Division of Historical Resources
State Historic Preservation Office
Attn: Review and Compliance
172 Pembroke Road
Concord, NH 03301

Re: NHDHR Request for Project Review
Portsmouth Fish Pier – Building Replacement
Portsmouth, New Hampshire
OPA Project No. 22404.11

To Whom It May Concern:

Please find attached a NHDHR Request for Review for the referenced project consisting of the following information:

- Completed Request for Project Review by the NH Division of Historical Resources Form
- Historical Resources Map
- USGS Location Map
- Photos of the Project Site
- Record Drawings – Plans for Proposed Fishing Pier
- Site Existing Conditions Plan
- Concept Site Plan
- 3D Concept Renderings

The Portsmouth Fish Pier was developed circa 1978 to support the commercial fishing industry. The existing facility includes a pier, floating dock, 5,000 square foot building that includes cold storage facilities, utilities and parking. The area of the original building developed in 1978 is 2,000 square feet (sf) and the subsequent additions added in later years total approximately 3,000 sf. The existing building is inefficient for its current needs and is in a state of disrepair.

The proposed project provides for removal of the existing building in its entirety and replacement of the existing original 1978 portion of the building in the same location, on existing foundations. The building will have a wood framed structure, similar to the existing building. The characteristics of the building will aim to blend with the architectural style of the surrounding neighborhood. The building envelope will be finished with horizontal or shake-style siding, composite trim, and asphalt shingles. The interior will house a utility room, forklift storage area, and space to accommodate future walk-in coolers for bait storage and ice production to serve the commercial fishermen.

Ground disturbances associated with the project include shallow excavations for the purpose of temporary termination of existing utility services, restoration of utility services and removal of a portion of the existing foundation system (portion not to be reused) to 12 inches below the finish grade. The

total area to be disturbed at the exterior of the original 1978 portion of the existing building is approximately 5,230 sf, which includes the area of the existing foundation to be removed. A portion of the existing slab within the interior of the original 1978 portion of the existing building (approximately 960 sf) will be replaced.

The project will have to awarded by the end of the calendar year, due to funding constraints, and it is expected that the project would be completed within 6 months of receiving the notice to proceed.

Preliminary discussion relative to the scope of the project with Nadine Miller on August 6, 2024, determined that EMMIT data results did not need to be submitted as a part of the Request for Project Review.

If you have any questions or concerns, please feel free to contact me.

Sincerely,

Steven Sargent

Steven Sargent, P.E.

Enclosures

Please mail the completed form and required material to:

New Hampshire Division of Historical Resources
State Historic Preservation Office
Attention: Review & Compliance
172 Pembroke Road, Concord, NH 03301

RECEIVED AUG 12 2024

DHR Use Only	
R&C #	16346
Log In Date	8/12/24
Response Date	9/9/24
Sent Date	9/11/24

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: Building Replacement Portsmouth Commercial Fish Pier

Project Location: 1 Peirce Island Road

City/Town: Portsmouth Tax Map: 305 Lot #: 0208001A0000

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)*: NHDES Wetlands Bureau, Eben Lewis

Permit Type and Permit or Job Reference #

APPLICANT INFORMATION

Applicant Name: State of New Hampshire, Division of Ports and Harbors, Attn: Mark Greenway

Mailing Address: 555 Market Street Phone Number: 603-534-6234

City: Portsmouth State: NH Zip: 03801 Email: M.Greenway@peasedev.org

CONTACT PERSON TO RECEIVE RESPONSE

Name/Company: Steve Sargent, Oak Point Associates

Mailing Address: 85 Middle Street Phone Number: 603-431-4849

City: Portsmouth State: NH Zip: 03801 Email: ssargent@oakpoint.com

This form is updated periodically. Please download the current form at https://www.nhdhr.dncr.nh.gov/project-review/project-review-compliance/requests-project-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. Please include a self-addressed stamped envelope. 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: https://www.nhdhr.dncr.nh.gov/project-review/project-review-compliance/requests-project-review or contact the R&C Specialist at Elizabeth.A.Schneible@dncr.nh.gov or 603-271-2813.

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.)* Please note, using EMMIT Guest View for an RPR records search does not provide the necessary information needed for DHR review.
  EMMIT or in-house records search conducted on / /

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):

- ☐ 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: 9/9/24

United States Department of the Interior

FISH AND WILDLIFE SERVICE
New England Ecological Services Field Office
70 Commercial Street, Suite 300
Concord, NH 03301-5094
Phone: (603) 223-2541 Fax: (603) 223-0104

In Reply Refer To: 08/08/2024 18:59:29 UTC
Project code: 2024-0127974
Project Name: Portsmouth Fish Pier Building Replacement

Federal Nexus: yes
Federal Action Agency (if applicable): State of New Hampshire

Subject: Federal agency coordination under the Endangered Species Act, Section 7 for 'Portsmouth Fish Pier Building Replacement'

Dear Steven Sargent:

This letter records your determination using the Information for Planning and Consultation (IPaC) system provided to the U.S. Fish and Wildlife Service (Service) on August 08, 2024, for "Portsmouth Fish Pier Building Replacement" (here forward, Project). This project has been assigned Project Code 2024-0127974 and all future correspondence should clearly reference this number.

The Service developed the IPaC system and associated species' determination keys in accordance with the Endangered Species Act of 1973 (ESA; 87 Stat. 884, as amended; 16 U.S.C. 1531 et seq.) and based on a standing analysis. All information submitted by the Project proponent into the IPaC must accurately represent the full scope and details of the Project. Failure to accurately represent or implement the Project as detailed in IPaC or the Northeast Determination Key (DKey), invalidates this letter. ***Answers to certain questions in the DKey commit the project proponent to implementation of conservation measures that must be followed for the ESA determination to remain valid.***

To make a no effect determination, the full scope of the proposed project implementation (action) should not have any effects (either positive or negative effect(s)), to a federally listed species or designated critical habitat. Effects of the action are all consequences to listed species or critical habitat that are caused by the proposed action, including the consequences of other activities that are caused by the proposed action. A consequence is caused by the proposed action if it would not occur but for the proposed action and it is reasonably certain to occur. Effects of the action may occur later in time and may include consequences occurring outside the immediate area involved in the action. (See § 402.17). Under Section 7 of the ESA, if a federal action agency makes a no effect determination, no further consultation with, or concurrence from, the Service is

required (ESA §7). If a proposed Federal action may affect a listed species or designated critical habitat, formal consultation is required (except when the Service concurs, in writing, that a proposed action "is not likely to adversely affect" listed species or designated critical habitat [50 CFR §402.02, 50 CFR§402.13]).

The IPaC results indicated the following species is (are) potentially present in your project area and, based on your responses to the Service's Northeast DKey, you determined the proposed Project will have the following effect determinations:

Species	Listing Status	Determination
Roseate Tern (*Sterna dougallii dougallii*)	Endangered	No effect

Conclusion If there are no updates on listed species, no further consultation/coordination for this project is required for the species identified above. However, the Service recommends that project proponents re-evaluate the Project in IPaC if: 1) the scope, timing, duration, or location of the Project changes (includes any project changes or amendments); 2) new information reveals the Project may impact (positively or negatively) federally listed species or designated critical habitat; or 3) a new species is listed, or critical habitat designated. If any of the above conditions occurs, additional consultation with the Service should take place before project implements any changes which are final or commits additional resources.

In addition to the species listed above, the following species and/or critical habitats may also occur in your project area and are not covered by this conclusion:

- Monarch Butterfly *Danaus plexippus* Candidate
- Northern Long-eared Bat *Myotis septentrionalis* Endangered
- Tricolored Bat *Perimyotis subflavus* Proposed Endangered

To complete consultation for species that have reached a "May Affect" determination and/or species may occur in your project area and are not covered by this conclusion, please visit the "New England Field Office Endangered Species Project Review and Consultation" website for step-by-step instructions on how to consider effects on these listed species and/or critical habitats, avoid and minimize potential adverse effects, and prepare and submit a project review package if necessary: https://www.fws.gov/office/new-england-ecological-services/endangered-species-project-review

Please Note: If the Action may impact bald or golden eagles, additional coordination with the Service under the Bald and Golden Eagle Protection Act (BGEPA) (54 Stat. 250, as amended, 16 U.S.C. 668a-d) by the prospective permittee may be required. Please contact the Migratory Birds Permit Office, (413) 253-8643, or PermitsR5MB@fws.gov, with any questions regarding potential impacts to Eagles.

If you have any questions regarding this letter or need further assistance, please contact the New England Ecological Services Field Office and reference the Project Code associated with this Project.

Action Description
You provided to IPaC the following name and description for the subject Action.

1. Name

Portsmouth Fish Pier Building Replacement

2. Description

The following description was provided for the project 'Portsmouth Fish Pier Building Replacement':

> The proposed project provides for removal of the existing building in its entirety and replacement of the existing original 1978 portion of the building in the same location, on existing foundations. The area of the original building developed in 1978 is 2,000 square feet (sf) and the subsequent additions added in later years total approximately 3,000 sf. The total area to be disturbed at the exterior of the original 1978 portion of the existing building is approximately 5,230 square feet.

The approximate location of the project can be viewed in Google Maps: https://www.google.com/maps/@43.075646500000005,-70.74884834291878,14z

QUALIFICATION INTERVIEW

1. As a representative of this project, do you agree that all items submitted represent the complete scope of the project details and you will answer questions truthfully?

   Yes

2. Does the proposed project include, or is it reasonably certain to cause, intentional take of listed species?

   Note: This question could refer to research, direct species management, surveys, and/or studies that include intentional handling/encountering, harassment, collection, or capturing of any individual of a federally listed threatened, endangered, or proposed species.

   No

3. Is the action authorized, permitted, licensed, funded, or being carried out by a Federal agency in whole or in part?

   Yes

4. Is the Federal Highway Administration (FHWA), Federal Railroad Administration (FRA), or Federal Transit Administration (FTA) the lead agency for this project?

   No

5. Are you including in this analysis all impacts to federally listed species that may result from the entirety of the project (not just the activities under federal jurisdiction)?

   Note: If there are project activities that will impact listed species that are considered to be outside of the jurisdiction of the federal action agency submitting this key, contact your local Ecological Services Field Office to determine whether it is appropriate to use this key. If your Ecological Services Field Office agrees that impacts to listed species that are outside the federal action agency's jurisdiction will be addressed through a separate process, you can answer yes to this question and continue through the key.

   Yes

6. Are you the lead federal action agency or designated non-federal representative requesting concurrence on behalf of the lead Federal Action Agency?

   No

7. Is the lead federal action agency the Environmental Protection Agency (EPA) or Federal Communications Commission (FCC)?

   No

8. Is the lead federal action agency the Federal Energy Regulatory Commission (FERC)?

   No

9. Is the lead federal action agency the Natural Resources Conservation Service?

   No

10. Will the proposed project involve the use of herbicide where listed species are present?

    No

11. Are there any caves or anthropogenic features suitable for hibernating or roosting bats within the area expected to be impacted by the project?

    No

12. Does any component of the project associated with this action include activities or structures that may pose a collision risk to **birds** (e.g., plane-based surveys, land-based or offshore wind turbines, communication towers, high voltage transmission lines, any type of towers with or without guy wires)?

    Note: For federal actions, answer ‘yes’ if the construction or operation of wind power facilities is either (1) part of the federal action or (2) would not occur but for a federal agency action (federal permit, funding, etc.).

    No

13. Does any component of the project associated with this action include activities or structures that may pose a collision risk to **bats** (e.g., plane-based surveys, land-based or offshore wind turbines)?

    Note: For federal actions, answer ‘yes’ if the construction or operation of wind power facilities is either (1) part of the federal action or (2) would not occur but for a federal agency action (federal permit, funding, etc.).

    No

14. Will the proposed project result in permanent changes to water quantity in a stream or temporary changes that would be sufficient to result in impacts to listed species?

    For example, will the proposed project include any activities that would alter stream flow, such as water withdrawal, hydropower energy production, impoundments, intake structures, diversion structures, and/or turbines? Projects that include temporary and limited water reductions that will not displace listed species or appreciably change water availability for listed species (e.g. listed species will experience no changes to feeding, breeding or sheltering) can answer "No". Note: This question refers only to the amount of water present in a stream, other water quality factors, including sedimentation and turbidity, will be addressed in following questions.

    No

15. Will the proposed project affect wetlands where listed species are present?

    This includes, for example, project activities within wetlands, project activities within 300 feet of wetlands that may have impacts on wetlands, water withdrawals and/or discharge of contaminants (even with a NPDES).

    No

16. Will the proposed project activities (including upland project activities) occur within 0.125 miles of the water's edge of a stream or tributary of a stream where listed species may be present?

    No

17. Will the proposed project directly affect a streambed (below ordinary high water mark (OHWM)) of the stream or tributary where listed species may be present?

    No

18. Will the proposed project bore underneath (directional bore or horizontal directional drill) a stream where listed species may be present?

    No

19. Will the proposed project involve a new point source discharge into a stream or change an existing point source discharge (e.g., outfalls; leachate ponds) where listed species may be present?

    No

20. Will the proposed project involve the removal of excess sediment or debris, dredging or in-stream gravel mining where listed species may be present?

    No

21. Will the proposed project involve the creation of a new water-borne contaminant source where listed species may be present?

    Note New water-borne contaminant sources occur through improper storage, usage, or creation of chemicals. For example: leachate ponds and pits containing chemicals that are not NSF/ANSI 60 compliant have contaminated waterways. Sedimentation will be addressed in a separate question.

    No

22. Will the proposed project involve perennial stream loss, in a stream of tributary of a stream where listed species may be present, that would require an individual permit under 404 of the Clean Water Act?

    No

23. Will the proposed project involve blasting where listed species may be present?

    No

24. Will the proposed project include activities that could negatively affect fish movement temporarily or permanently (including fish stocking, harvesting, or creation of barriers to fish passage).

    No

25. Will the proposed project involve earth moving that could cause erosion and sedimentation, and/or contamination along a stream or tributary of a stream where listed species may be present?

    Note: Answer "Yes" to this question if erosion and sediment control measures will be used to protect the stream.

    No

26. Will earth moving activities result in sediment being introduced to streams or tributaries of streams where listed species may be present through activities such as, but not limited to, valley fills, large-scale vegetation removal, and/or change in site topography?

    No

27. Will the proposed project involve vegetation removal within 200 feet of a perennial stream bank where aquatic listed species may be present?

    No

28. Will erosion and sedimentation control Best Management Practices (BMPs) associated with applicable state and/or Federal permits, be applied to the project? If BMPs have been provided by and/or coordinated with and approved by the appropriate Ecological Services Field Office, answer "Yes" to this question.

    Yes

29. Is the project being funded, lead, or managed in whole or in part by U.S Fish and Wildlife Restoration and Recovery Program (e.g., Partners, Coastal, Fisheries, Wildlife and Sport Fish Restoration, Refuges)?

    No

30. Will the proposed project result in changes to beach dynamics that may modify formation of habitat over time?

    Note: Examples of projects that result in changes to beach dynamics include 1) construction of offshore breakwaters and groins; 2) mining of sand from an updrift ebb tidal delta; 3) removing or adding beach sands; and 4) projects that stabilize dunes (including placement of sand fences or planting vegetation).

    No

31. [Hidden Semantic] Is the project area located within the roseate tern AOI?

    Automatically answered
    Yes

32. If you have determined that the roseate tern is unlikely to occur within your project's action area or that your project is unlikely to have any potential effects on the roseate tern, you may wish to make a "no effect" determination for the roseate tern. Additional guidance on how to make this decision can be found in the project review section of your local Ecological Services Field Office's website. CBFO: https://www.fws.gov/office/chesapeake-bay-ecological-services/project-review ; MEFO: https://www.fws.gov/office/maine-ecological-services ; NJFO: https://www.fws.gov/office/new-jersey-ecological-services/new-jersey-field-office-project-review-guide ; NEFO: https://www.fws.gov/office/new-england-ecological-services/endangered-species-project-review#Step5 ; WVFO: https://www.fws.gov/office/west-virginia-ecological-services/project-planning. If you are unsure, answer "No" and continue through the key.

    Would you like to make a no effect determination for the roseate tern?

    No

33. Is this an aquaculture project?

    No

34. Is this a coastal project that has an action area that is less than one-half acre?

    Note: These projects may include marker buoys, moorings, navigational structures, docks, piers, floats, boat ramps, private dredging, boat houses, lobster pound, or shoreline work.

    No

35. Will project activities be conducted during the time of year when roseate terns are likely to be present?

    Note: roseate terns a likely to be present in Maine May 1 through Sept. 1; and in Connecticut, Massachusetts, New Hampshire, and Rhode Island April 15 through Oct. 15.

    Yes

36. Will the proposed project affect suitable habitat for roseate terns nesting (barrier islands with dense vegetation or rocks to serve as shelter)?

    No

37. Will the proposed project affect suitable habitat for roseate terns foraging (nearshore shallow waters, shoals and shoals in offshore waters)?

    No

38. Will the proposed project affect suitable habitat for roseate terns roosting (rocky habitat on coastal islands)?

    No

39. Will the proposed project affect suitable habitat for roseate terns staging (sandy barrier beaches, often on distal tips, primarily in NY and NE)?

    No

40. Will the proposed project involve ground disturbance (e.g., vehicles, tracked equipment, excavating, grading, placing fill material, etc.) in roseate tern foraging, nesting, roosting or staging habitat while terns are likely to be present (April1 - September 30)?

    No

41. Does the action area include suitable habitat for migrating roseate terns (sandy beaches, coastal islands)?

    No

42. [Semantic] Does the project intersect the Virginia big-eared bat critical habitat?

    Automatically answered
    No

43. [Semantic] Does the project intersect the Indiana bat critical habitat?

    Automatically answered
    No

44. [Semantic] Does the project intersect the candy darter critical habitat?

    Automatically answered
    No

45. [Semantic] Does the project intersect the diamond darter critical habitat?

    Automatically answered
    No

46. [Semantic] Does the project intersect the Big Sandy crayfish critical habitat?

    Automatically answered
    No

47. [Hidden Semantic] Does the project intersect the Guyandotte River crayfish critical habitat?

    Automatically answered
    No

48. Do you have any other documents that you want to include with this submission?

    No

PROJECT QUESTIONNAIRE

1. Approximately how many acres of trees would the proposed project remove?

   0

2. Approximately how many total acres of disturbance are within the disturbance/ construction limits of the proposed project?

   0.12

3. Briefly describe the habitat within the construction/disturbance limits of the project site.

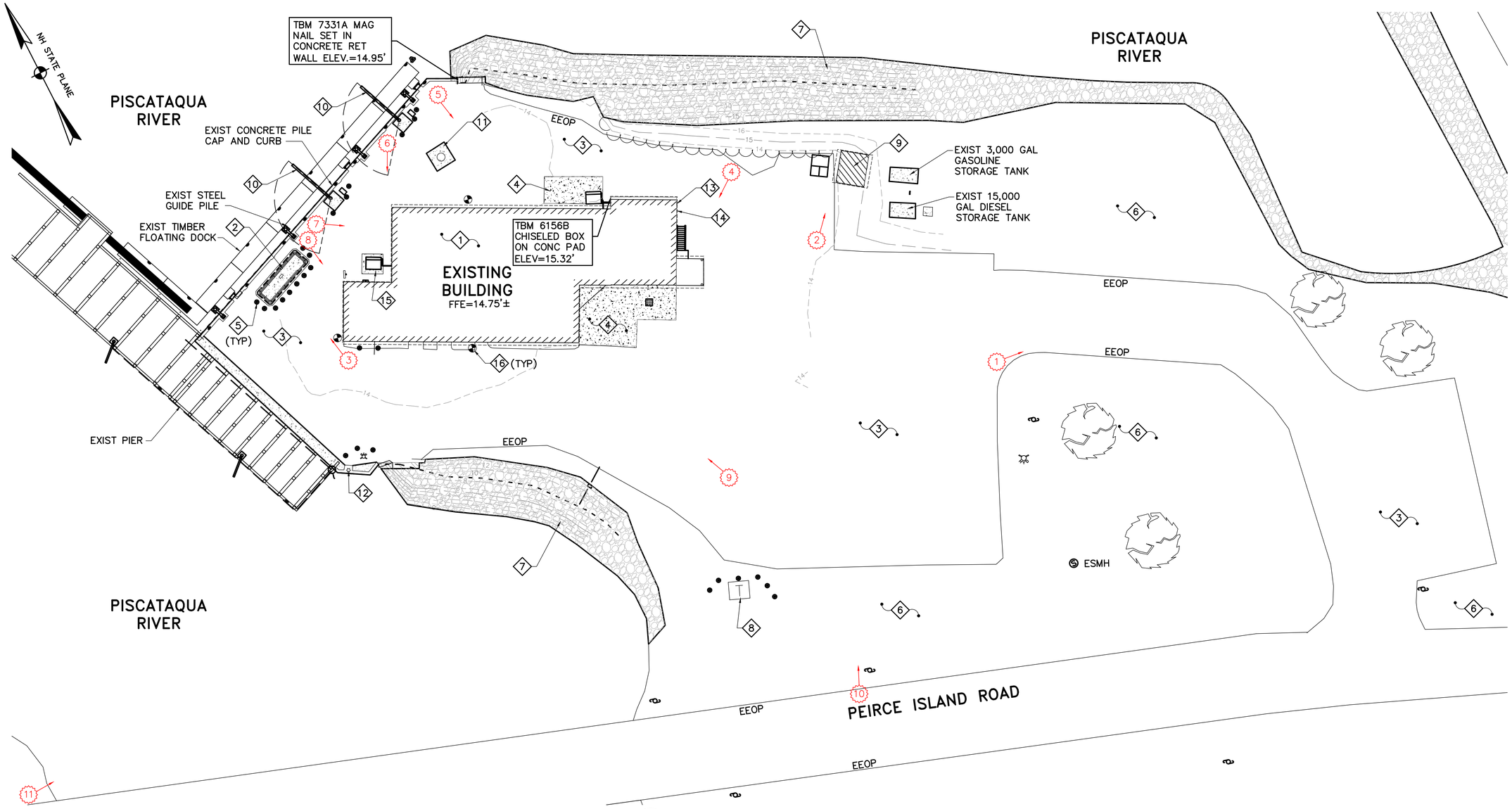
   All disturbance associated with the project will be within the limits of the existing building foundation and paved area around the building, therefore, no habitat is within the construction/disturbance limits of the project.

IPAC USER CONTACT INFORMATION

Agency: Oak Point Associates
Name: Steven Sargent
Address: 85 Middle Street
City: Portsmouth
State: NH
Zip: 03840
Email ssargent@oakpoint.com
Phone: 6034314849

LEAD AGENCY CONTACT INFORMATION

Lead Agency: State of New Hampshire



1 PHOTO KEY PLAN
CP101 SCALE: 1"=20'

EXISTING KEYNOTES: (THIS SHEET ONLY).

1. EXISTING BUILDING.
2. EXISTING FUEL DISPENSER BUILDING ON CONCRETE FOUNDATION.
3. EXISTING ASPHALT CONCRETE PAVEMENT.
4. EXISTING CONCRETE PAD/SLAB.
5. EXISTING BOLLARD.
6. EXISTING TURF/GRASS.
7. EXISTING RIPRAP.
8. EXISTING TRANSFORMER ON CONCRETE PAD.
9. EXISTING SHED.
10. EXISTING JIB CRANE AND FOUNDATION.
11. EXISTING FUEL SUMP PIT.
12. POLE MOUNTED FLOOD LIGHT AND SECURITY CAMERA.
13. EXISTING GASOLINE HLA.
14. EXISTING DIESEL HLA.
15. EXISTING COMPRESSOR ON CONCRETE PAD.
16. EXISTING SOIL TEST BORING.

LEGEND

- EXISTING BUILDING LINE
- EEOP — EXISTING EDGE OF PAVEMENT
- —120— EXISTING GRADE CONTOUR LINE
- EXISTING UTILITY POLE
- ECB — EXISTING CATCH BASIN
- ESMH — EXISTING SEWER MANHOLE
- EXISTING LIGHT POLE AND FIXTURE
- EXISTING HYDRANT
- EXISTING WATER SHUTOFF
- EXISTING BOLLARD
- T — EXISTING TRANSFORMER AND CONC PAD
- EXISTING TREE
- EXISTING SOIL TEST BORING
- 1 — PHOTO LOCATION AND DIRECTION

NOTES

1. EXISTING CONDITIONS ARE BASED ON A LIMITED TOPOGRAPHIC SURVEY COMPLETED BY DOUCET SURVEY IN MARCH OF 2024 AND RECORD DRAWINGS.
2. HORIZONTAL CONTROL IS BASED ON NEW HAMPSHIRE STATE PLANE COORDINATE SYSTEM, NAD83. VERTICAL CONTROL IS BASED ON MEAN LOWER LOW WATER (4.62' ABOVE NAVD88).

GRAPHIC SCALE

20' 10' 0 20' 60'
1"=20'
CHECK GRAPHIC SCALE BEFORE USING

OAK POINT ASSOCIATES
ARCHITECTURE ■ ENGINEERING ■ PLANNING
85 Middle Street, Portsmouth, NH 03801 (T) 603.431.4644 (F) 603.431.1870
www.oakpoint.com

DESIGNED BY: SES
DRAWN BY: CRN
CHECKED BY: SES
PROJECT: 22304.21

PEASE DEVELOPMENT AUTHORITY
DIVISION OF PORTS AND HARBORS
55 Market Street
Portsmouth, NH

PORTSMOUTH COMMERCIAL FISH PIER
BUILDING REPLACEMENT
Peirce Island Road
Portsmouth, NH

PHOTO KEY PLAN

SCALE: AS NOTED
DATE: 08-21-24
DWG.: CP101
SHEET: OF .

Driveway and Air Quality Monitoring Station (Photo #1)

Existing Shed and Storage (Photo #2)

Fuel Shed (Photo #3)

Operations Building – East Elevation (Photo #4)

Operations Building – North Elevation (Photo #5)

Operations Building – North Elevation (Photo #6)

Operations Building – West Elevation (Photo #7)

Operations Building – West elevation (Photo #8)

Operations Building – South Elevation (Photo #9)

Operations Building and Grounds (Photo #10)

1978 Site Preparation (Photo #11)

Section 3

USGS LOCATION MAP

SCALE: 1"=2,000'
DATE: 8/02/2034

PORTSMOUTH FISH PIER

1 Peirce Island Road
Portsmouth, New Hampshire

DESIGNED BY: SES
DRAWN BY: CRN

PROJECT: 22304.21

OAK POINT ASSOCIATES
ARCHITECTURE ■ ENGINEERING ■ PLANNING
231 Main Street, Biddeford, Maine 04005 (T) 207.283.0193 (F) 207.283.4283
www.oakpoint.com

National Flood Hazard Layer FIRMette

FEMA

70°45'14"W 43°4'46"N

0 250 500 1,000 1,500 2,000 Feet

1:6,000

70°44'37"W 43°4'19"N

Basemap Imagery Source: USGS National Map 2023

Legend

SEE FIS REPORT FOR DETAILED LEGEND AND INDEX MAP FOR FIRM PANEL LAYOUT

SPECIAL FLOOD HAZARD AREAS
- Without Base Flood Elevation (BFE) *Zone A, V, A99*
- With BFE or Depth *Zone AE, AO, AH, VE, AR*
- Regulatory Floodway

OTHER AREAS OF FLOOD HAZARD
- 0.2% Annual Chance Flood Hazard, Areas of 1% annual chance flood with average depth less than one foot or with drainage areas of less than one square mile *Zone X*
- Future Conditions 1% Annual Chance Flood Hazard *Zone X*
- Area with Reduced Flood Risk due to Levee. See Notes. *Zone X*
- Area with Flood Risk due to Levee *Zone D*

OTHER AREAS
- NO SCREEN Area of Minimal Flood Hazard *Zone X*
- Effective LOMRs
- Area of Undetermined Flood Hazard *Zone D*

GENERAL STRUCTURES
- Channel, Culvert, or Storm Sewer
- Levee, Dike, or Floodwall

OTHER FEATURES
- 20.2 Cross Sections with 1% Annual Chance
- 17.5 Water Surface Elevation
- Coastal Transect
- Base Flood Elevation Line (BFE)
- Limit of Study
- Jurisdiction Boundary
- Coastal Transect Baseline
- Profile Baseline
- Hydrographic Feature

MAP PANELS
- Digital Data Available
- No Digital Data Available
- Unmapped

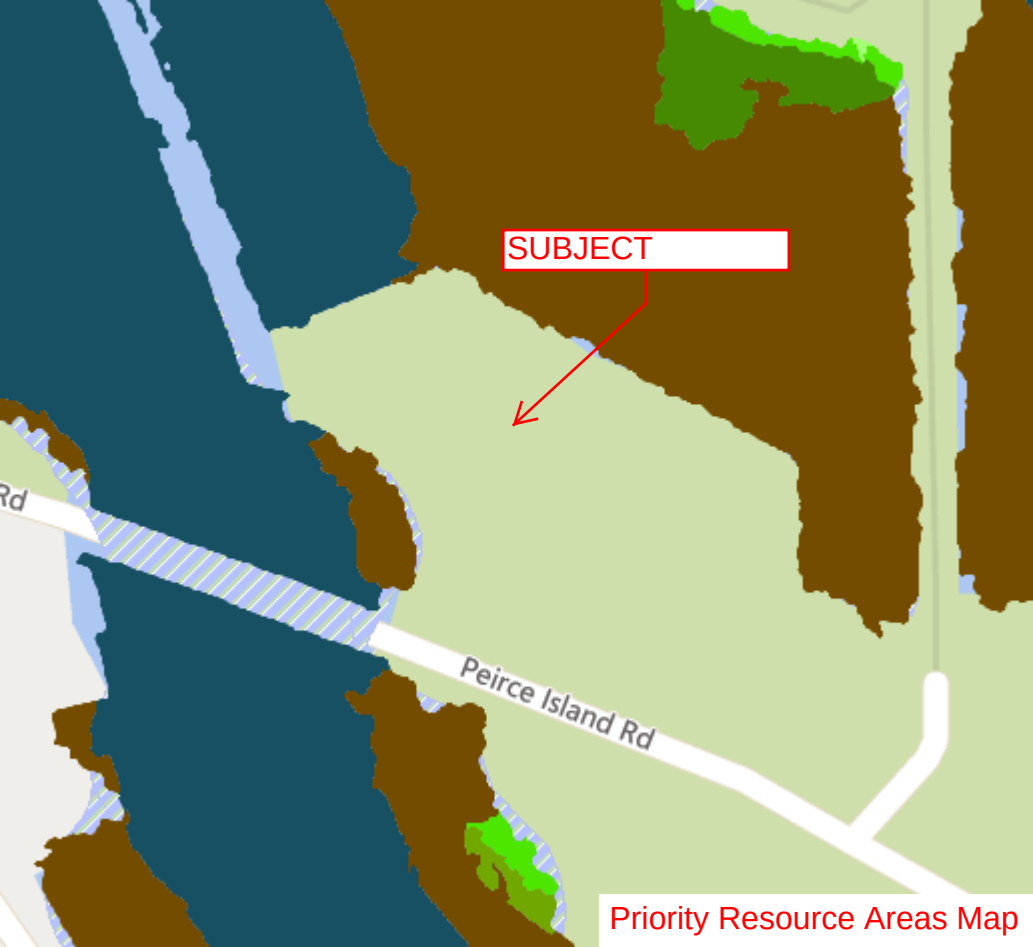
N

The pin displayed on the map is an approximate point selected by the user and does not represent an authoritative property location.

This map complies with FEMA's standards for the use of digital flood maps if it is not void as described below. The basemap shown complies with FEMA's basemap accuracy standards

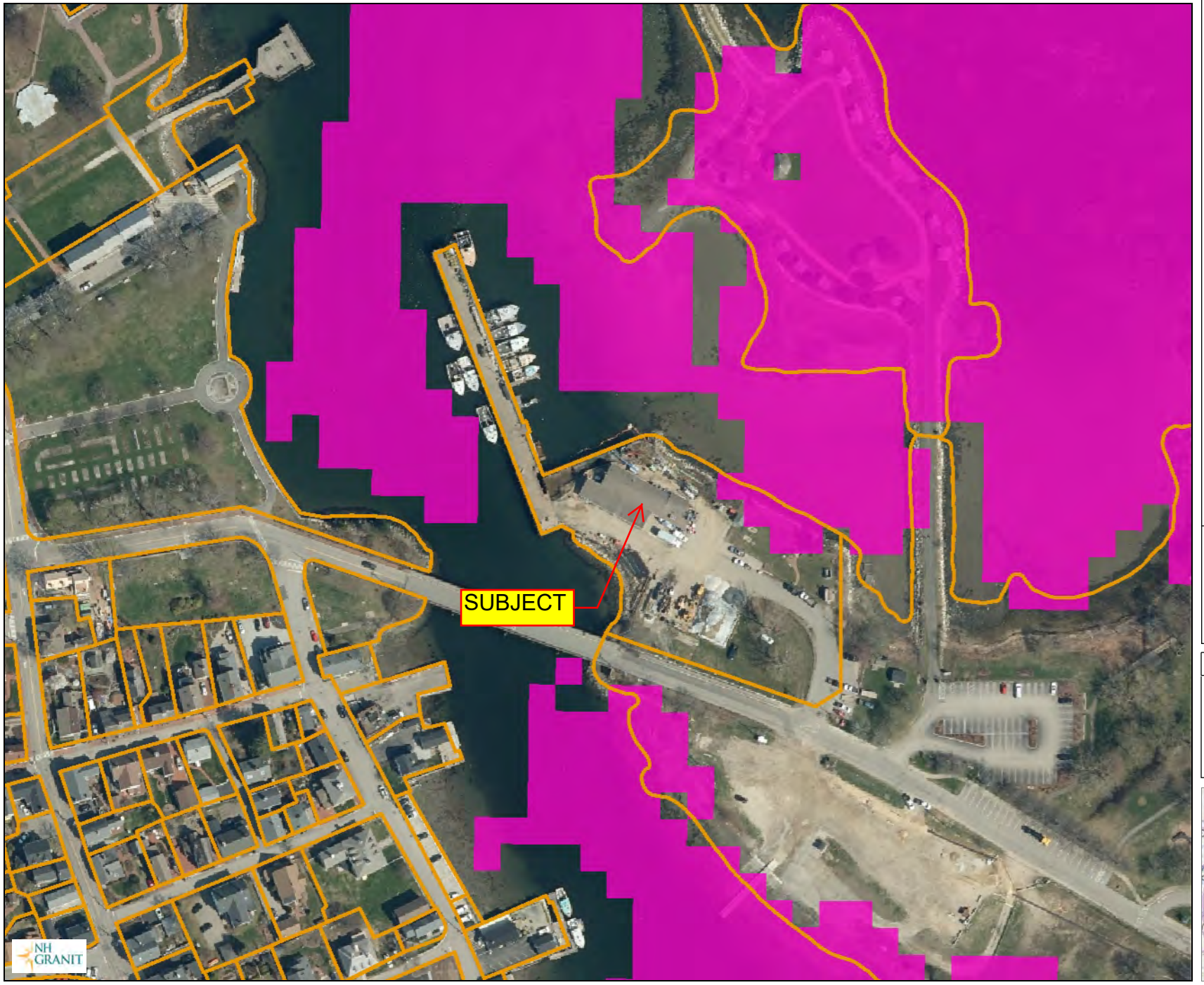
The flood hazard information is derived directly from the authoritative NFHL web services provided by FEMA. This map was exported on 4/22/2024 at 12:26 PM and does not reflect changes or amendments subsequent to this date and time. The NFHL and effective information may change or become superseded by new data over time.

This map image is void if the one or more of the following map elements do not appear: basemap imagery, flood zone labels, legend, scale bar, map creation date, community identifiers, FIRM panel number, and FIRM effective date. Map images for unmapped and unmodernized areas cannot be used for regulatory purposes.



Priority Resource Areas Map

PORTSMOUTH FISH PIER



Legend

- Parcels
- 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

NH 2021/22 6-inch RGB (PROVISIONAL)

Map Scale

1: 1,961

Map Generated: 8/14/2024

Notes

2020 NHF&G WILDLIFE ACTION PLAN - 2021 AERIAL IMAGE

Portsmouth Fish Pier

Legend

- Additional Lines
- Eelgrass 2017
- Eelgrass 2016
- Eelgrass 2006
- Eelgrass 1996
- Eelgrass 1986
- Oyster Restoration Sites

Map Scale

1: 812

Map Generated: 8/20/2024

Notes

Coastal Layers

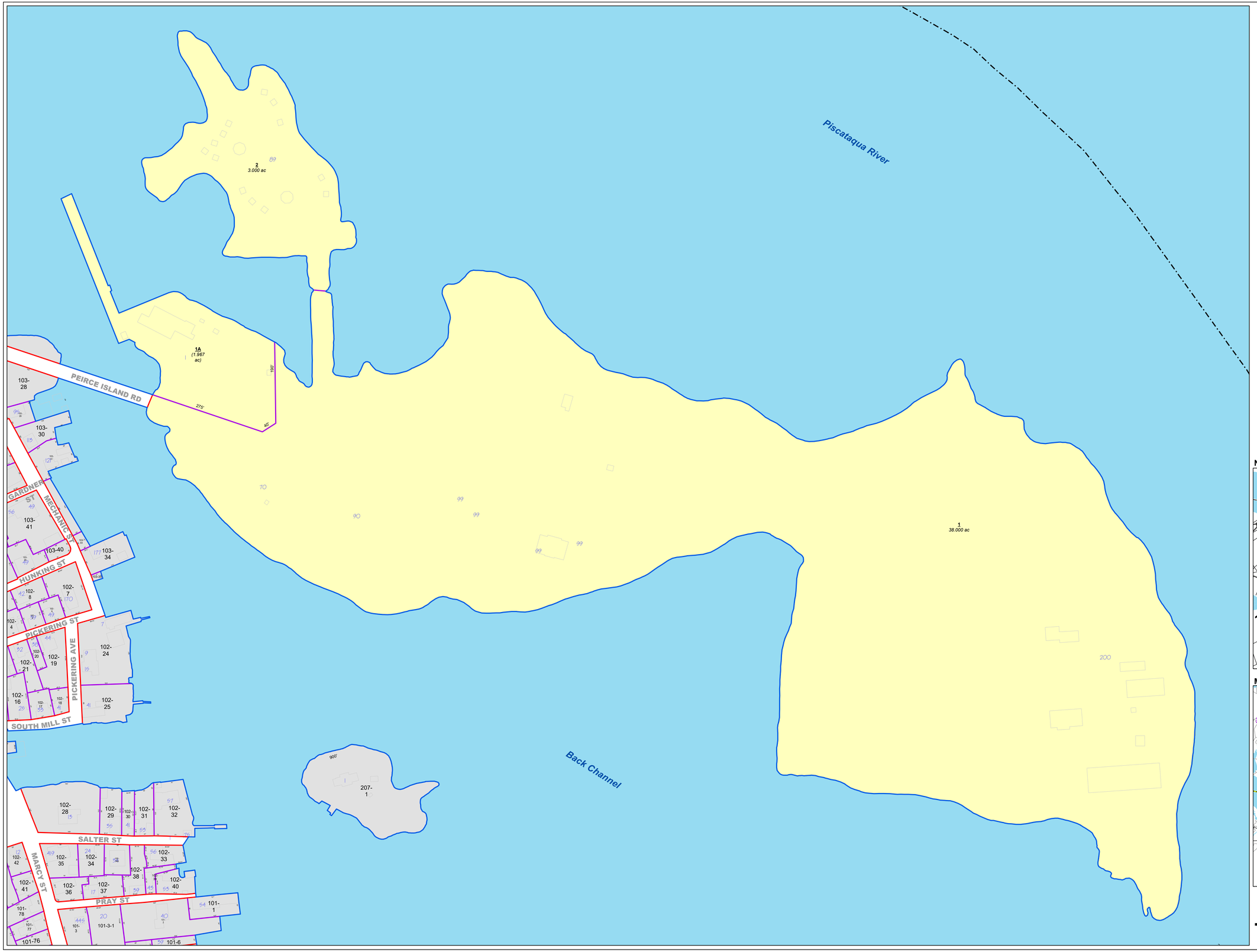
Section 4

Statement of Notification: The Subject property only has one abutter, the City of Portsmouth. The signature of the City Clerk on the application satisfies the requirement for abutter notification.

Portsmouth Commercial Fish Pier
Portsmouth, New Hampshire
Date: September 2024

LIST OF ABUTTERS

Map/Lot No	**Owner/Co-owner**	**Property Address**	**Mailing Address**
208/1A (Subject)	Pease Development Authority	1 Peirce Island Road	555 Market Street Portstmouth, NH 03801
208/1	City of Portsmouth	99 Peirce Island Road	PO Box 628 Portsmouth, NH 03802



Partial Legend

See the cover sheet for the complete legend.

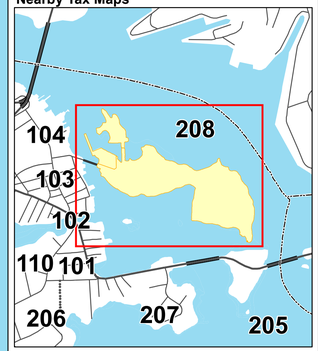
- **7-5A** — Lot or lot-unit number
- *2.56 ac* — Parcel area in acres (ac) or square feet (sf)
- Address number
- 233-137 — Parcel number from a neighboring map
- 68' — Parcel line dimension
- SIMS AVE — Street name
- Parcel/Parcel boundary
- Parcel/ROW boundary
- Water boundary
- Structure (1994 data)
- Parcel covered by this map
- Parcel from a neighboring map (see other map for current status)

0 50 100 200 300 Feet

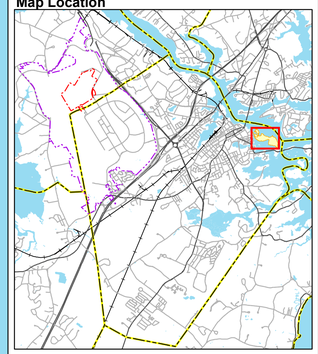
0 20 40 80 Meters

This map is for assessment purposes only. It is not intended for legal description or conveyance.
Parcels are mapped as of April 1.
Building footprints are 2006 data and may not represent current structures.
Streets appearing on this map may be paper (unbuilt) streets.
Lot numbers take precedence over address numbers. Address numbers shown on this map may not represent posted or legal addresses.

Nearby Tax Maps



Map Location



Portsmouth, New Hampshire
2023

Tax Map 208

Appendix A – Coastal Functional Assessment

Coastal Functional Assessment

Of

Portsmouth Commercial Fishing Pier
One Peirce Island Road
Portsmouth, NH

Prepared for

Oak Point Associates
85 Middle Street
Portsmouth, NH 03801

By

Marc E. Jacobs
Certified Wetland & Soil Scientist
P.O. Box 417
Greenland, NH 03840-0417

September 16, 2024

September 16, 2024

Portsmouth Commercial Fishing Pier
Portsmouth, NH

Coastal Functional Assessment

TABLE OF CONTENTS

Coastal Functional Assessment

Portsmouth Commercial Fishing Pier
Portsmouth, NH

1.0 Introduction

As a requirement for obtaining a wetland permit from the State of New Hampshire – Department of Environmental Services (NHDES) – Wetlands Bureau for proposed improvements to an existing commercial property located adjacent to tidal resources, this Coastal Functional Assessment (CFA) is being provided to supplement the permit application as required under the NH Code of Administrative Rules Env-Wt 100-900, specifically Env-Wt 311.10. Sections surrounding text in **bold** below may be useful in completing the coastal resource worksheet and wetland permit application going forward if necessary. Other important terms are underlined. Four images obtained during recent site investigations are appended to this report.

CFA's generally provide an inventory and survey of physical attributes, such as, but not limited to, topographic position, vegetative patterns, potential wildlife habitat and soils, which then allow professional practitioners to assess functions and values that arise from those attributes. This report provides an assessment of the existing functions and values of the coastal resources at this location according to the United States Army Corps of Engineers - New England District, Highway Methodology Workbook *Supplement* – September 1999 Edition (updated in 2015) and The Method for the Evaluation and Inventory of Vegetated Tidal Marshes in New Hampshire – June 1993 (Coastal Method). This study does not specifically evaluate the potential effects of global climate change, predicted sea level rise and associated marsh migration or tidal surge on the functions and values of the wetlands at this location, as the effects of those phenomena cannot be properly or fully assessed at this time.

This assessment evaluates fourteen (14) functions and values for this location based upon current conditions. The functions and values of a wetland or adjacent wetlands may be altered, or more specifically, the effectiveness of a wetland or adjacent wetlands to provide a particular function may be altered (increased or decreased) as a result of modifications to adjacent uplands and other properties, impacts to wetlands elsewhere on site or other development within the watershed.

2.0 Existing Conditions

The area-of-interest (AOI) generally involves tidally influenced lands subject to the ebb and flow of the Piscataqua River. These resources are adjacent to and include property known as the Portsmouth Commercial Fishing Pier, which is also developed with a wood frame structure that contains ice making machines and storage. The original structure was constructed in 1978 and was 2,000 square feet (SF) in size but has been expanded on two occasions. The structure is currently 5,075 (SF) in size.

Attached are copies of the United States Geological Survey topographic map upon which the subject property is identified. Refer to Attachments 1 and 2, which represent composites of the Kittery and Portsmouth 7.5 Minute quadrangles at two different scales. The property street frontage is on Peirce Island Road. The latitude and longitude of the subject are 43° 04' 32.65" and 70° 44' 56.09" respectively.

The site is bounded by the Piscataqua River to the west and north. At low tide, areas of the river between the property and Four Tree Island Park represent exposed mud flats. The site is bounded to the east by the asphalt parking for Four Tree Island Park. South of Peirce Island Road is a gravel parking area that supports a public recreational boat launch. Distant land use to the north involves Four Tree Island Park and Portsmouth Naval Shipyard across the river. Prescott Park and Strawberry Banke lie to the west, across the river, as do residential homes. The Portsmouth Outdoor Pool and Waste Water Treatment Facility lie further to the east on Peirce Island.

The property supports considerable impervious surfaces, which completely surround the existing structure, although there are two areas of turf, which we estimate represent ±25 percent of the land surface. The turf areas are also being used for parking vehicles. The property supports three mature deciduous trees and one small coniferous tree. The largest trees, located near the road, include poplar (*Populus* sp.) while the trees and shrubs along the water include black locust (*Robinia pseudoacacia*). Norway maple (*Acer platanoides*) shrubs are also represented along the water. Black locust and Norway maple are considered invasive. Field observations for this CFA were made on September 10, 2024.

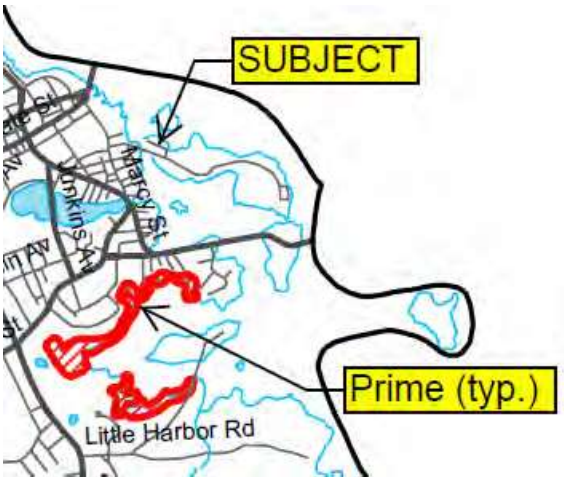
A population of marsh elder shrubs (*Iva frutescens*) was observed straddling the highest observable tide line (HOTL) around Four Tree Island. No marsh elder was observed adjacent to the subject property however. Marsh elder is considered a threatened species in New Hampshire per an inquiry to the New Hampshire Natural Heritage Bureau (NHB-24-1178) regarding **rare, threatened or endangered species.** Refer to Attachment 3.

As previously mentioned, mud flats which are exposed at low tide exist immediately adjacent to the site. Classification of the mud flats according to the National Wetlands Inventory (NWI) and the Cowardin *et.al.*[1] system is Estuarine, Intertidal, Unconsolidated Shore, Mud, Irregularly Exposed. (E2US3M). Classification of the river is Estuarine, Unconsolidated Bottom, Subtidal (E1UBL). Refer to Attachment 4. We have included maps for several functions that the NWI has indicated are performed by the wetlands at this location. These maps were captured as screen shots (as were others) for technical / computing reasons. Refer to Attachment 4.

Tidal resources are considered **Priority Resource Areas** (PRA) according to Env-Wt 103.66 (f). There are no prime wetlands on or immediately adjacent to the subject properties. Prime wetlands are those wetlands that receive additional protection under state law. Portsmouth has municipally designated prime wetlands recognized by the NHDES. No portion of AOI is identified as prime wetlands. Refer to Attachments 5 and 5A as well as Figure 1 below.

[1] Cowardin, L. M., V. Carter, F. C. Golet, E. T. LaRoe. 1979. Classification of wetlands and deepwater habitats of the United States. U. S. Department of the Interior, Fish and Wildlife Service, Washington, D.C. Jamestown, ND: Northern Prairie Wildlife Research Center Home Page. http://www.npwrc.usgs.gov/resource/1998/classwet/classwet.htm (Version 04DEC98).

FIGURE 1



A review of information regarding the NH Fish and Game Department - 2020 Wildlife Action Plan (WAP) indicates that portions of the AOI, namely the river, are comprised of highest ranked habitat in the state, which is depicted in magenta on the attached map. Refer to Attachment 6. Also, we have attached the results of the determination by the U.S. Fish and Wildlife Service per their Information for Planning and Consultation (IPaC) system. The IPaC identifies the potential for the following endangered (or candidate / proposed) species and / or their habitat: Roseate Tern (*Sterna dougallii dougallii*), Monarch Butterfly (*Danaus plexippus*), Northern Long-eared Bat (*Myotis septentrionalis*) and Tricolored Bat (*Perimyotis subflavus*). Refer to Attachment 6A.

Remote sensing and consultation with various mapping web sites indicate that the area does not contain any **eel grass** (Zostera sp.) and current or historic **shellfish beds**. Our direct observations generally confirm the absence of these resources. A report generated by query to the National Oceanographic and Atmospheric Administration's essential fish habitat (EFH) web site is attached. Refer to Attachments 7 and 8.

No portion of the property is located within **100-year floodplain**. Not coincidentally, regarding **predicted seal level rise,** the projection for a 2-foot rise in sea level shows no additional flooding from tides or associated potential for **salt marsh migration** for the 0.5 meter (±20 inch) sea level rise scenario. It is worth noting however that at mean higher high water, there is some flooding during a 1% annual chance flood event under the 2-foot sea level rise scenario. Refer to Attachments 9, 10, 10A and 11.

2.1 Proposed Conditions

The project proposes to demolish the entire structure and replace with a structure 2,000 SF in size, which is the same size, and which will be located in the same foot print, as the original building constructed in 1978. The slab for the portion of the current structure that will not be replaced will be demolished to 1-foot below finish grade, backfilled and paved.

3.0 Wetland Functions and Values

Wetland functions are self-sustaining properties and physical attributes of wetlands that exist without regard to subjective human values. Wetland values, now commonly referred to as ecosystem services, are benefits for humans and the environment which are derived from these functions and physical attributes. Ecological Integrity assessed utilizing the Coastal Method and the functions and values assessed by the US Army Corps of Engineers Highway Methodology are identified below with a brief explanation of what each function and value considers.

3.1 Functions

1 - Ecological Integrity – The human development and built environment affecting coastal resources and surrounding environment.

3 - Fish & Aquatic Life Habitat – The potential for waterbodies associated with wetlands to provide suitable habitat for fish or shellfish.

4 - Flood Storage – The potential for a wetland to reduce flood damage by attenuating floodwaters through storage and desynchronization of peak flows.

5 - Groundwater Recharge / Discharge – The potential for a wetland to recharge water to an aquifer or discharge groundwater to the surface.

7 - Nutrient Trapping / Retention & Transformation – The effectiveness of wetlands to protect water quality and prevent adverse effects associated with excess nutrients in a watershed.

8 - Production Export – The ability of the wetland to produce food for humans or other organisms.

10 - Sediment Trapping – The potential for the wetland to protect water quality by trapping sediments, toxicants and pathogens.

11 - Shoreline Anchoring – The ability of a wetland to stabilize stream banks or shorelines against erosion.

14 - Wetland-dependent Wildlife Habitat – The effectiveness of the wetland to provide suitable habitat for important wetland wildlife.

3.2 Values

2 - Educational Potential – The value of the wetland as an outdoor classroom.

6 - Noteworthiness – The effectiveness of the wetland in supporting rare, threatened or endangered species.

9 - Scenic Quality – The visual or aesthetic qualities of a wetland.

12 – Uniqueness / Heritage – The value relating to the wetlands suitability to provide special values such as unique geologic features, archaeological sites and/or vernal pool habitat.

13 - Wetland-based Recreation – The suitability of the wetland and any associated waterbodies to provide consumptive and non-consumptive recreational opportunities.

3.3 Study Area

Selection of an appropriate study area is crucial to the outcome of any CFA. Determination of suitable study areas can be somewhat subjective depending upon the criteria used to define the study area, especially since wetlands are natural systems and do not recognize political boundaries such as property or town lines and because all wetland and aquatic systems have variations in physical attributes within an otherwise seemingly discreet wetland area. Wetland systems are frequently comprised of numerous wetlands with differing classifications, each having differing physical attributes and therefore exhibiting differing functions and values. Altering the size of a study area can therefore influence the physical attributes which are assessed, affecting the interpretation or perception of functions and values and ultimately the results of an assessment. Further complicating the definition of a study area, and thus the CFA, some considerations are focused on the watershed level attributes while others target individual wetlands or aquatic resources. The results of this CFA generally apply to jurisdictional resources and land within a 500-foot radius of the subject property. The study area is identified on Attachment 13 and is well defined in this particular case. Data forms for Ecological Integrity and the functions and values assessed utilizing the Highway Methodology were completed and are included herein (Attachments 12, 14 and 15). It is worth noting that, with the possible exception of the pier (where it could be argued that resources extend beneath), the subject property does not actually possess the jurisdictional resources that are assessed by this CFA. Rather, the jurisdictional resources evaluated by this CFA are located immediately adjacent to, and in some cases, such as with most of the salt marsh resources, across the water from the subject.

4.0 SUMMARY AND DISCUSSION

The Highway Methodology identifies 13 primary functions and values which can potentially be ascribed to wetlands and other resources. The presence of these functions and values provide benefits for society and the environment.

It can be difficult to precisely implement many of the considerations / qualifiers provided in Attachment 16 since the river and other associated resources are part of a much larger contiguous wetland and aquatic system. It is accepted however that conclusions about the effectiveness of a wetland study area to provide a particular function can change depending upon a host of factors which include the assessment area involved and the relative juxtaposition with other wetland resources. Conclusions regarding the functions and values associated with this wetland study area are briefly summarized below by principal function / value and in Table 1.

Where functional assessment is required as part of the permitting process, the State of New Hampshire also requires the assessment of each wetland for Ecological Integrity. Note that the Highway Methodology does not consider Ecological Integrity. Ecological Integrity is a function identified in NH RSA 482-A: Fill and Dredge in Wetlands, specifically Section 482-A:2 XI. This functional wetland assessment utilizes the field criteria in the Method for Evaluation and Inventory of Vegetated Tidal Marshes in New Hampshire (Coastal Method), June 1993, to assess this function. A Coastal Method data sheet for the Ecological Integrity function is attached as well as a supporting aerial image. Refer to Attachments 12 and 13.

TABLE 1 TALLY OF PRINCIPAL FUNCTIONS / VALUES

FUNCTION / VALUE	PRINCIPAL
Ecological Integrity 1	Yes
Educational Potential 2	Yes
Fish & Aquatic Life Habitat 3	Yes
Flood Storage 4	Yes
Groundwater Recharge / Discharge 5	No
Noteworthiness 6	Yes
Nutrient Trapping / Retention & Transport 7	Yes
Production Export (Nutrient) 8	Yes
Scenic Quality 9	Yes
Sediment Trapping 10	Yes
Shoreline Anchoring 11	Yes
Uniqueness / Heritage 12	Yes
Wetland-based Recreation 13	Yes
Wetland-dependent Wildlife Habitat 14	Yes
TOTAL (14)	13

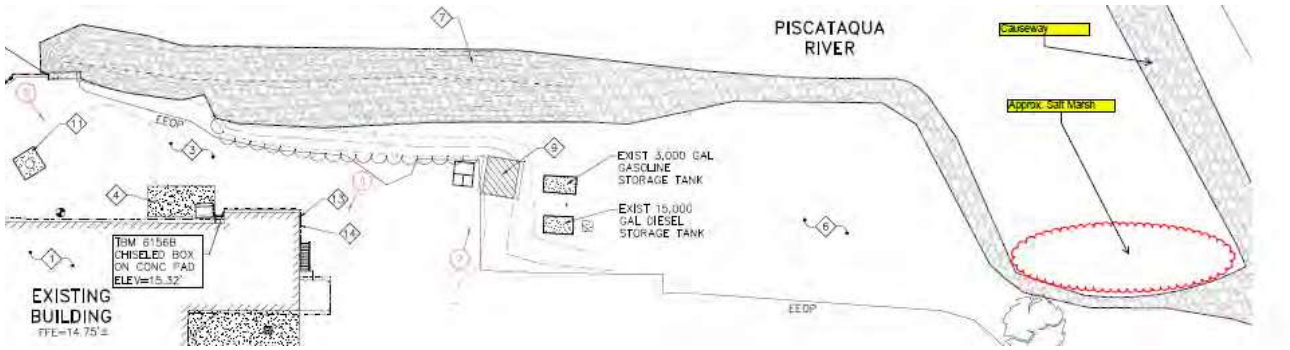
4.1 Ecological Integrity

Ecological Integrity (EI) at this location is determined in two parts: a) The EI of the Ecological Unit (EU) and b) EI of the Zone of Influence on the EU. The assessment of the EU considered the river, including tidal flats and any salt marsh as a whole while EI of the Zone of Influence also considers all the upland within the 500-foot circle around the subject property. Attached is an aerial image which depicts a 500-foot radius circle around the subject property. Refer to Attachment 13. Regarding the EI of the EU we considered the observations below. Regarding the EI of the Zone of Influence we considered questions 1B - 4B to be straightforward, requiring no additional discussion or clarification. Refer to Attachment 12.

Question 1A

There is no salt marsh that actually falls on the subject property. Most of the salt marsh in the area is located adjacent to Four Tree Island. However, salt marsh is located to the east of the subject, between the subject and the causeway to Four Tree Island. We did not observe any common invasive species in the salt marsh. See Figure 2 below.

FIGURE 2



Questions 2A and 3A

The access causeway to Four Tree Island is Mill is man-made and is not submerged during any tides (with the possible exception of extreme storm tides) and thus represents a restriction to tidal flow. The degree of restriction is not severe.

Question 4A

The lateral extent of salt marsh in the area is minimal. No ditching was observed within salt marshes.

EI scoring for EU and Zone of Influence can each be a maximum of 1.0. Scores closest to 1.0 indicate higher function. The EI score for the EU is 0.875 and the score for the Zone of Influence 0.3. Therefore, the overall EI score for the EU is considered high while the Zone of Influence is considered low. We considered EI to be a principal function of this study area, although the Zone of Influence is detracting from the overall EI score due to the commercial development in the area.

4.2 Educational Potential (Educational / Scientific Value)

All ecological resources possess some educational potential / suitability and the salt marsh and mud flats adjacent to this location are no exception. The numerous public properties and parking areas on Peirce Island provide excellent access. For these and other reasons, we consider educational potential to be a principal function of the study area.

4.3 Fish and Aquatic Life Habitat (Fish & Shellfish Habitat)

The EFH mapper report from the National Oceanographic and Atmospheric Administration identifies seventeen (17) species in the area but does not identify any habitat areas of particular concern (HAPC) or EFH areas protected from fishing. Aquatic organisms such as worms are likely present in the mud. It is also likely that some shellfish are present but there are no shellfish or eelgrass beds mapped adjacent to the structure which is proposed for replacement. The NWI rates the area high for fish and aquatic invertebrate habitat. In conclusion, fish and aquatic habitat is a principal function of this study area. Refer to the NWI screen shot for this function (Attachment 4) and Attachment 8.

4.4 Flood Storage (Floodflow Alteration)

The NWI ranks the area high for coastal storm surge detention but indicates that surface water detention is low or absent. The salt marsh is small within the study area so flood abatement capabilities are minimal but when all the attributes are taken together we consider flood storage functions to be principal at this location. Refer to the NWI screen shot for this function (Attachment 4).

4.5 Groundwater Recharge (Groundwater Recharge / Discharge)

Groundwater recharge and discharge are not functions that are applicable to tidal resources per se. Streamflow maintenance would imply groundwater discharge but there is none taking place in the study area and the attached NWI streamflow maintenance map confirms this. Groundwater recharge or discharge and streamflow maintenance are not principal functions of the study area. Refer to the NWI streamflow maintenance screen shot (Attachment 4).

4.6 Noteworthiness (Endangered Species Habitat)

The NHB identified a (plant) species of concern at this location, marsh elder (*Iva frutescens*), and our investigations confirm its presence along the HOTL and interface of the salt marsh adjacent to Four Tree Island but not adjacent to the subject property. It is worth noting that the NHB map included in their report did not identify any populations of marsh elder on Four Tree Island. The NWI also identifies regionally significant unique, uncommon or highly diverse plant communities, including adjacent to Four Tree Island. For these reasons, noteworthiness is considered a principal function of this study area. Refer to the NHB report (Attachment 3) and NWI screen shot (Attachment 4).

4.7 Nutrient Trapping / Retention & Transformation (Nutrient Removal)

The area-of-interest receives tidal flow which often carries nutrients into salt marshes providing for high primary productivity through the transformation of the nutrients, making this a principal function. Tidal marshes are also known to be proficient at sequestering carbon. The NWI ranks the area moderate for nutrient transformation. Refer to the NWI nutrient trapping as well as carbon sequestration screen shots (Attachment 4).

4.8 Production Export

Fish, crabs, worms and other benthic organisms are present and provide food for higher trophic levels making production export a principal function of the area. There is small area of saltmarsh immediately adjacent to the site.

4.9 Scenic Quality (Visual Quality/Aesthetics)

Due to the presence of nearby Four Tree Island, and the viewing locations and photographic opportunities it provides, as well as the juxtaposition of salt marsh, mud flats and open water areas, scenic quality is a principal function of this area.

4.10 Sediment Trapping (Sediment / Toxicant Retention)

Salt marsh provides opportunity for sediments brought in by the tides, and any pollutants adsorbed to those sediments, to drop out of the water column and be trapped by the dense vegetation. The protected cove created by the causeway to Four Tree Island also promotes settling of particulates. Therefore, sediment trapping is a principal function of the area. Refer to the NWI screen shot for the sediment trapping function (Attachment 4).

4.11 Shoreline Anchoring (Sediment / Shoreline Stabilization)

The shoreline in this area is well stabilized with hard armoring such as riprap or sheet piles or, to a lesser degree, vegetated with salt marsh grasses. There is ample opportunity to provide this function by virtue of landscape position and the HOTL is stable within the study area. The NWI also ranks the study areas as functioning moderately for shoreline anchoring. We consider shoreleine stabilization to be a principal function. Refer to the NWI shoreline stabilization function screen shot (Attachment 4).

4.12 Uniqueness / Heritage

Salt marshes are inherently noteworthy given the special ecological role they play in a coastal ecosystem. Due to New Hampshire's short coastline, relative to other nearby states, salt marsh habitats are particularly noteworthy. The juxtaposition of the study area to the fish pier, Four Tree Island, Strawberry Banke, Prescott Park and the public recreational boat launch is also unique. The gundalow is also moored nearby. Uniqueness / Heritage is therefore a principal function of this study area.

4.13 Wetland-based Recreation (Recreation)

The study area is suitable for non-consumptive recreational activities, especially photography, bird watching, boating and wildlife observation. Consumptive recreation such as fishing is possible. Public access with ample parking is available. Potential opportunities for other consumptive recreation such as waterfowl hunting are unlikely due to the proximity of residential and commercial development. Wetland-based recreation is a principal function provided by this study area.

4.14 Wetland-dependent Wildlife Habitat (Wildlife Habitat)

The NWI ranks the riverine portions of the study area high for waterfowl and waterbird habitat and the areas that generally correlate to mud flats as moderate for other unspecified wildlife. The immediate shoreline of Four Tree Island ranks high for other unspecified wildlife. Our casual observations of several species of shore birds and waterfowl during our site visit confirms this designation. The 2020 Wildlife Action Plan also identifies the area as Highest Ranked Habitat. Refer to the two NWI wildlife function screen shots (Attachment 4). For these reasons, wetland-dependent wildlife habitat is a principal function of the study area based upon a review of available resources and direct observation.

4.15 Other

The assessment of wetland functions and values can be an inherently subjective process. The Highway Methodology strives to eliminate potential bias through implementation of a qualitative and descriptive approach to functional assessment by requiring the evaluator to review a list of considerations and qualifiers for each function or value. The list of considerations / qualifiers is referred to as Appendix A and is included as Attachment 16.

For those interpreting this report, caution needs to be applied when deriving conclusions about impact assessment when using the findings within. Additionally, do not be easily tempted to rank or compare the wetlands or other jurisdictional resources described within this report against other off-site wetlands and resources. Ranking wetlands numerically or rating wetlands low, medium or high is tempting but is inappropriate and implies a level of accuracy or understanding of wetlands and functional assessment methodologies which may not exist.

5.0 IMPACT ANALYSIS

The existing land use at this location is commercial and will remain so, and change very little if at all, after project completion. The structure will become smaller and the extent of asphalt parking will increase. These uses already take place at the site therefore we anticipate no change in the effect on the principal functions and values of the adjacent coastal resources from the proposed project. There may be short-term temporary noise impacts for wildlife considerations during construction. Depending upon the timing and duration, construction and noise impacts may also temporarily affect the use, or more specifically, enjoyment of, Four Tree Island.

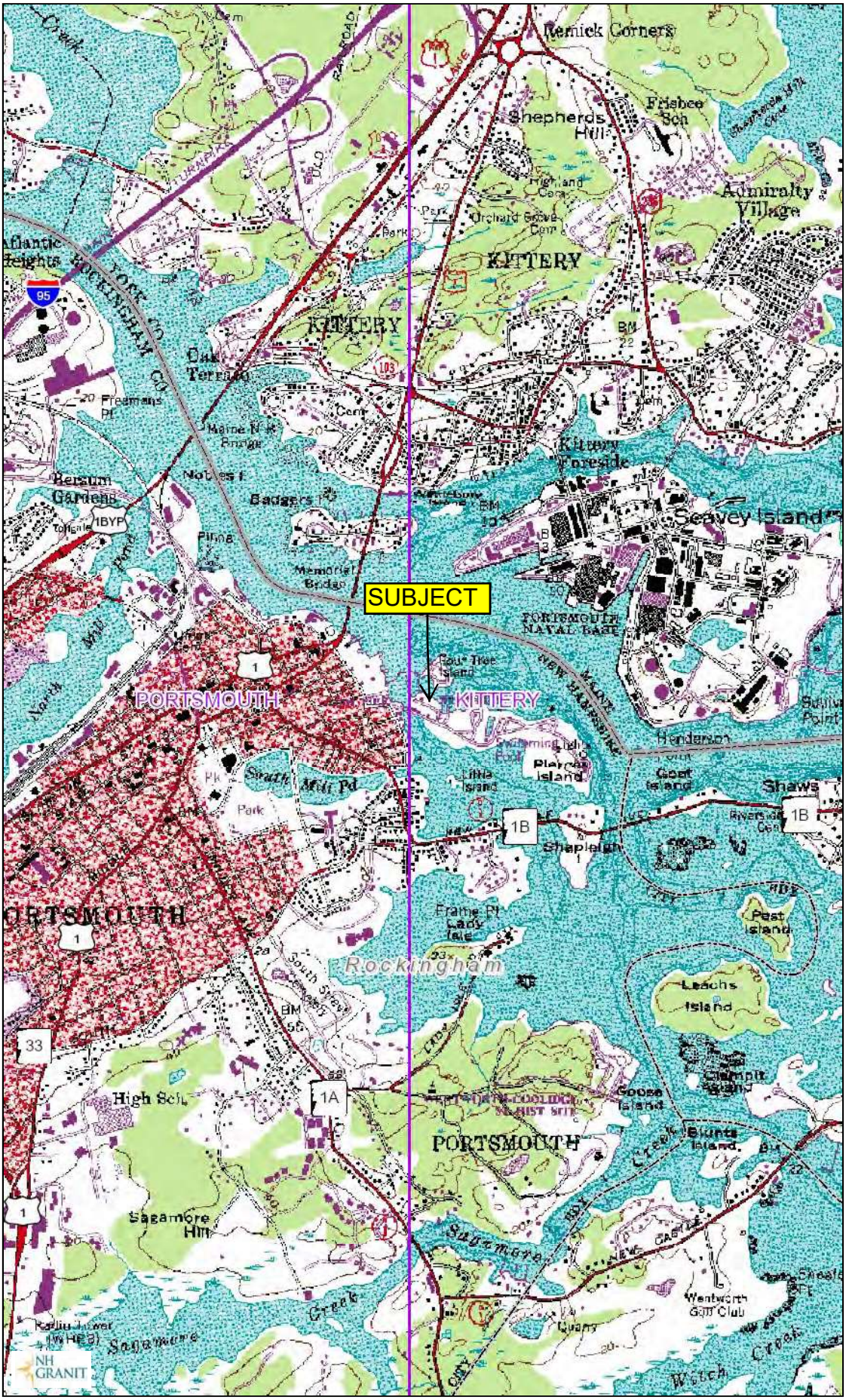
The project will result in roughly 3,075 SF of additional paved parking which will eliminate the need to park on turf areas. (Parking on turf creates compaction, resulting in changes in the runoff coefficient and characteristics.) The additional asphalt should have no impact on the volume of runoff, and may result in a slight decrease in the peak rate of runoff. However, the change in type of impervious surface – from roof to asphalt – and the associated increase in parking and vehicles, could have an effect on the quality of runoff leaving the site.

We do not expect the project as designed to have any adverse impacts on the other functions, ecosystem services and values being provided by the study area. For example, the coastal resources that are the subject of this CFA involve 100-year flood plain, which is immediately adjacent to the project footprint, but the project will not involve 100-year flood plain directly.

An analysis of available vacant properties in the area was not completed because the structure and commercial fishing are intimately linked with the existing pier, which does not exist elsewhere in this area.

ATTACHMENTS

STATE FISH PIER - PORTSMOUTH, NH



Legend

- 7.5-Minute
- State
- County
- City/Town

ATTACHMENT 1

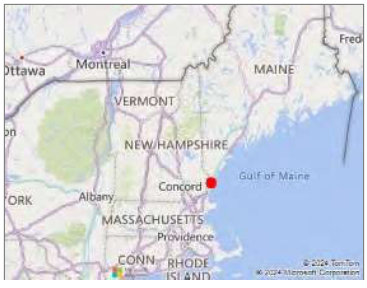
Map Scale

1: 24,000

Map Generated: 8/30/2024

Notes

KITTERY, ME & PORTSMOUTH, NH QUADRANGLES



STATE FISH PIER - PORTSMOUTH, NH

Legend

- 7.5-Minute
- State
- County
- City/Town

ATTACHMENT 2

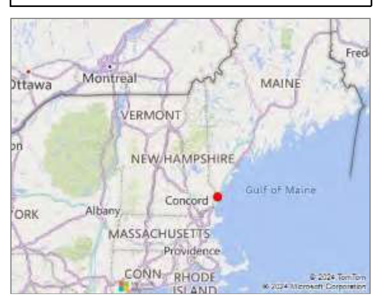
Map Scale

1: 6,494

Map Generated: 8/30/2024

Notes

KITTERY, ME & PORTSMOUTH, NH QUADRANGLES



ATTACHMENT 3

NHB DataCheck Results Letter
NH Natural Heritage Bureau
Please note: maps and NHB record pages are **confidential** and shall be redacted from public documents.

To: Steven Sargent, Oak Point Associates
85 Middle Street
Portsmouth, NH 03840
ssargent@oakpoint.com

From: NHB Review
NH Natural Heritage Bureau
Main Contact: Ashley Litwinenko - nhbreview@dncr.nh.gov

cc:

Date: 04/25/2024 (valid until 04/25/2025)
Re: DataCheck Review by NH Natural Heritage Bureau and NH Fish & Game
Permits: OTHER - Project evaluation

NHB ID: NHB24-1178

Town: Portsmouth
Location: 1 Pierce Island Road

Project Description: The project being evaluated includes demolition of the existing 5,100 square foot building, reconstruction of a portion of the building (1,750 sf) on the existing foundations, and paving the remaining former building area.

Next Steps for Applicant:

NHB's database has been searched for records of rare species and exemplary natural communities. Please carefully read the comments and consultation requirements below.

NHB Comments: If all work is within existing paved areas then NHB has no concerns. If any work is proposed along the shoreline, then please contact NHB with proposed plans and representative photos during the growing season of the shoreline proposed to be impacted.

NHFG Comments: No comments at this time.

NHB Consultation

If this NHB DataCheck letter includes records of rare plants and/or natural communities/systems, please contact NHB and provide any requested supplementary materials by emailing nhbreview@dncr.nh.gov.

If this NHB DataCheck letter DOES NOT include any records of rare plants and/or natural communities/systems, no further consultation with NHB is required.

NH Fish and Game Department Consultation

If this NHB DataCheck letter DOES NOT include ANY wildlife species records, then, based on the information submitted, no further consultation with the NH Fish and Game Department pursuant to Fis 1004 is required.

If this NHB DataCheck letter includes a record for a threatened (T) or endangered (E) wildlife species, consultation with the New Hampshire Fish and Game Department under Fis 1004 may be required. To review the Fis 1000 rules (effective February 3, 2022), please go to https://www.wildlife.nh.gov/wildlife-and-habitat/nongame-and-endangered-species/environmental-review. All requests for consultation and submittals should be sent via email to NHFGreview@wildlife.nh.gov or can be sent by mail, and **must include the NHB DataCheck results letter number and "Fis 1004 consultation request" in the subject line**.

If the NHB DataCheck response letter does not include a threatened or endangered wildlife species but includes other wildlife species (e.g., Species of Special Concern), consultation under Fis 1004 is not required; however, some species are protected under other state laws or rules, so coordination with NH Fish & Game is highly recommended or may be required for certain permits. While some permitting processes are exempt from required consultation under Fis 1004 (e.g., *statutory permit by notification, permit by rule, permit by notification, routine roadway registration, docking structure registration, or conditional authorization by rule*), coordination with NH Fish & Game may still be required under the rules governing those specific permitting processes, and it is recommended you contact the applicable permitting agency. For projects not requiring consultation under Fis 1004, but where additional coordination with NH Fish and Game is requested, please email NHFGreview@wildlife.nh.gov, and include the NHB DataCheck results letter number and "review request" in the email subject line.
Contact NH Fish & Game at (603) 271-0467 with questions.

NHB DataCheck Results Letter
NH Natural Heritage Bureau
Please note: maps and NHB record pages are **confidential** and shall be redacted from public documents.

NHB Database Records:
The following record(s) have been documented in the vicinity of the proposed project.
Please see the map and detailed information about the record(s) on the following pages.

Plant species	State[1]	Federal	Notes
marsh elder (*Iva frutescens*)	T	--	Threats are primarily alterations to the hydrology of the wetland, such as ditching or tidal restrictions that might affect the sheet flow of tidal waters across the intertidal flat, activities that eliminate plants, and increased input of nutrients and pollutants in storm runoff.

[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 20 or more years ago.

Disclaimer: NHB's database can only tell you of known occurrences that have been reported to NHFG/NHB. Known occurrences are based on information gathered by qualified biologists or members of the public, reported to our offices, and verified by NHB/NHFG.
However, many areas have never been surveyed, or have only been surveyed for certain species.
NHB recommends surveys to determine what species/natural communities are present onsite.

NHB24-1178


marsh elder
marsh elder
Portsmouth
marsh elder
marsh elder
Legend
Plant
Site bounds
towns
0
0.09
0.18
0.27
0.36
0.45
Miles

NHB24-1178 EOCODE: PDAST58090*005*NH

New Hampshire Natural Heritage Bureau - Plant Record

marsh elder (*Iva frutescens*)

Legal Status		**Conservation Status**	
Federal:	Not listed	Global:	Demonstrably widespread, abundant, and secure
State:	Listed Threatened	State:	Imperiled due to rarity or vulnerability

Description at this Location

Conservation Rank: Excellent quality, condition and landscape context ('A' on a scale of A-D).
Comments on Rank: This rank may be for the state rather than relative to others in the region.

Detailed Description: 2023: Transplant, Lady Isle: 10 plants transplanted to this location from the west side of both ends of the Lady Isle Bridge (old locations not mapped in database). 2021: Lady Isle: Plants intermittently distributed along the westernmost portion of the island. 2020: Tidal Pool: Species observed in flower. 2017: Leachs Island: Several thousand plants spread along 800+ feet of shoreline. 10-20% dieback, 10-15% yellowing, 65-80% normal to vigorous. Aphids observed on 80% of clumps. 2016: Peirce Island: Additional subpopulations located, raising total number of plants to over 600. Plants appear to be in much better health than 2014, with all individuals in fruit and in good vigor. Shaws Hill: Several clumps over an area approximately 30 x 15 feet. Estimated at over 200 individuals. Tidal Pool: Plants in 3 areas along shoreline near tidal pool. 2014 Peirce Island: Over 500 plants were observed, all stunted, with approximately 50-60% dead stems, mostly confined to the upper portions of the plants. 1996: Constant observation since 1953 reported, including all stages of phenology and age structure. 1982: Good clump observed.

General Area: 2023: Transplant, Lady Isle: Plants transplanted next to a known marsh elder (*Iva frutescens*) stand. This area has full-sun exposure and soil composition that supports this species. The transplant site is just above the highest observable tide line and is not subject to prolonged periods of flooding and saturation. The site is adjacent to a well-established, naturally wooded, upland buffer bordering a salt marsh with no nearby development. The invasive plants Japanese barberry (*Berbis thunbergia*), glossy buckthorn (*Frangula alnus*), and Japanese honeysuckle (*Lonicera japonica*) were present at the site and removed along with large overhanging oak (*Quercus sp.*) limbs. 2017: Leachs Island: Upper edge of brackish marsh/rocky shore. Plants absent from areas with broader expanse of marsh. Rocks present in most areas where the plants are growing. Associated species include black oak (*Quercus velutina*), saltmarsh rush (*Juncus gerardii*), sea-blite (*Suaeda* sp.), hastate-leaved orache (*Atriplex* cf. *prostrata*), smooth cordgrass (*Spartina alterniflora*), Carolina sea-lavender (*Limonium carolinianum*), and seaside plantain (*Plantago maritima* ssp. *juncoides*). 2016: Peirce Island: Population forms a narrow band immediately above the highest observed wrack line along the shore. Associated upland species include staghorn sumac (*Rhus hirta*), autumn-olive (*Elaeagnus umbellata* var. *parvifolia*), Asian bittersweet (*Celastrus orbiculatus*), and speckled alder (*Alnus incana* ssp. *rugosa*). The saline areas downslope

of the marsh elder contained over 50% unvegetated substrate, as well as a mixture of cordgrass (*Spartina* sp.) and saltgrass (*Distichlis spicata*). Shaws Hill: Surrounding land use is developed. All plants below highest observable tide line in ***high salt marsh***, located among saltmeadow cordgrass (*Spartina patens*), smooth cordgrass (*Spartina alterniflora*), and seaside goldenrod (*Solidago sempervirens*). Tidal Pool: Sagamore Creek/Great Bay shoreline, with smooth cordgrass (*Spartina alterniflora*), saltmarsh rush (*Juncus gerardii*), saltmeadow cordgrass (*Spartina patens*), seaside goldenrod (*Solidago sempervirens*), and sea-blite (*Suaeda* spp.). 1996: On shores of several islands and peninsulas in the more or less enclosed bay system. Associated plant species: *Solidago sempervirens* (seaside goldenrod), *Juncus gerardii* (salt marsh rush), *Spartina patens* (salt-meadow cord-grass), *Triglochin maritimum* (arrow-grass), *Elymus virginicus* (Virginia wild rye), *Atriplex patula* (narrow-leaved orach), and *Artemisia vulgaris* (common mugwort). Substrate: gravel and marsh peat and muck. 1982: On shore at Pleasant Point.

General Comments: 2023: Transplant, Lady Isle: Bill Nichols the State botanist noted this may not have been the best location for the transplant and suggested the plants should have been planted within the high salt marsh along its upper edge where inundated by spring (full and new moon) tides. He noted the marsh elder likely would have had a much better chance to survive if transplanted in with the marsh graminoids below the oak seedlings mixed in with the graminoids. 2021: Lady Isle: Site is referred to Belle Isle on reporting form, and appears as Belle Island on some maps, but is called Lady Isle on USGS topo. 2016: Peirce Island: "The population currently appears to be in good health, although the results of the June 2014 surveys indicated that there may be some intermittent pressure on this population. The propensity of this species to grow in a very narrow band along the tide line does not allow for rapid adaptation to changing sea levels, storm events, or polluted runoff that a larger, robust population may resist. If sea levels gradually rise as expected, the marsh elder will be unable to move inland due to a small but steep cut bank that forms the upland break adjacent to the marsh elder population. The remaining subpopulations may also be getting shaded by the adjacent upland vegetation, which appears to be encroaching on the shoreline. This vegetation is comprised of large shrub species and the invasive Oriental bittersweet that is capable of overtaking the native plants in the area."

Management Comments: 2023: Transplant, Lady Isle: Ten plants transplanted to this site next to an existing marsh elder population. The transplant site was prepared by removing invasive species and their root systems and removing large overhanging oak limbs to allow for greater sun penetration. Ten holes were dug to accommodate the roots masses of the shrubs to be transplanted. To avoid transplant shock by way of heat exposure, the transplanting occurred on an overcast day with intermittent showers and breaks from the sun where the temperature did not exceed 68 degrees Fahrenheit. To avoid damage to the root system, a large pry bar was used. This allowed the transplant team to get well beneath the entire root system and loosen the surrounding soil with only minimal damage to the root systems. The shrubs were then extracted by hand from the substrate. Immediately following removal, team members placed the root mass of the shrubs in a bucket and they were individually walked to the transplant site. The holes dug the previous day were reworked to ensure they accommodated each plant and the root ball was then inserted into the ground so the crown of the plant rested at

the soil line. To facilitate maximum water uptake, wet soils at the transplant site were used to cover the root masses. Dryer soils from the transplant area were used to backfill any remaining void spaces. Once the plants were in the ground and the parent soil material was backfilled, natural mulch and duff in the surrounding area was used to cover the surface of ground surrounding the transplants. Rocks were also placed around each plant to increase stability during high tides. Lime green ribbon was placed on the transplants so they can be more readily differentiated from the surrounding landscape during follow-up inspections. Following the transplant the marsh elder will continue to be monitored for three years and will be watered during any abnormally dry conditions.

Location

Survey Site Name: Little Harbor, back channel
Managed By: Little Harbor Trust

County: Rockingham
Town(s): Portsmouth
Size: 61.6 acres Elevation:

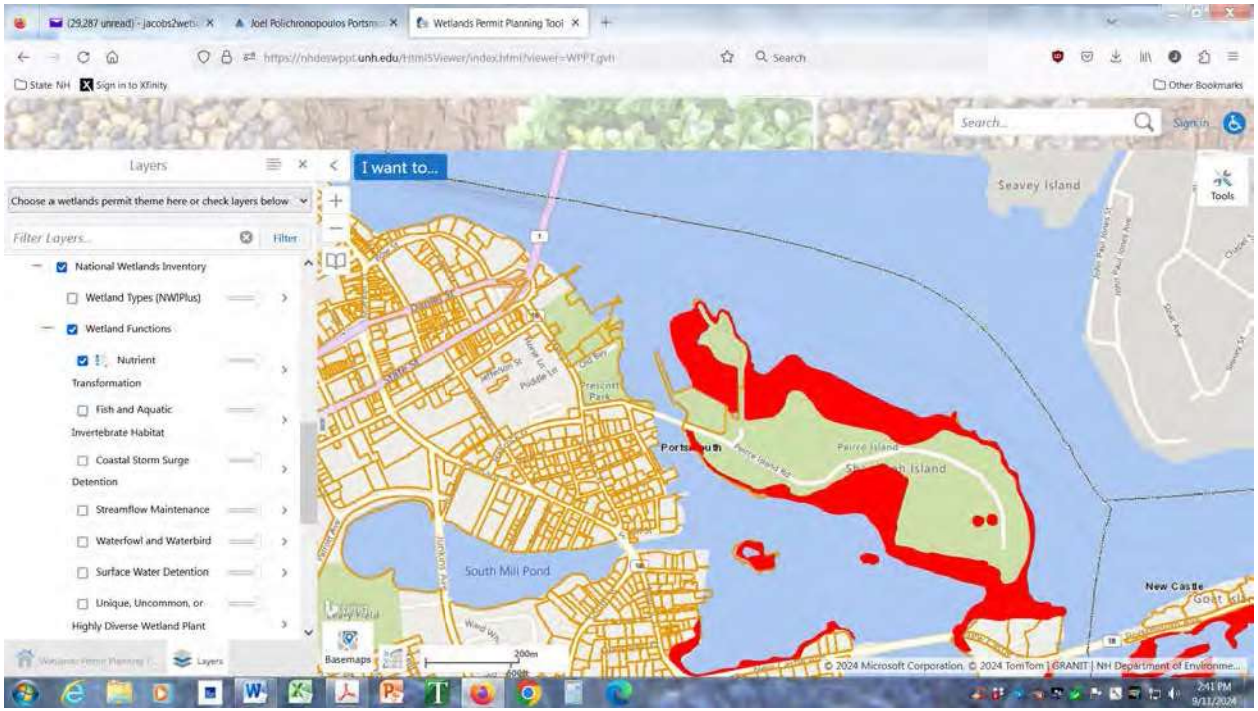
Precision: Within (but not necessarily restricted to) the area indicated on the map.

Directions: 2021: Lady Isle: Shoreline along western end of Lady Isle. 2017: Leachs Island: Island in New Castle only accessible by boat. Plants observed on south shore of island. 2016: Peirce Island: Along the southern shore of Peirce Island, along the edge of a small cove west of the wastewater treatment facility. Shaws Hill: Take Laurel Lane off New Castle Avenue, bear left onto driveway right-of-way servicing 51A & 51B Laurel Lane. At end of right-of-way, 51B will be located on the right. Tidal Pool: Along Sagamore Creek shoreline on Creek Farm Reservation property in Portsmouth. In the vicinity of Rte. 1B which encircles the Little Harbor back channel from Portsmouth to New Castle and Rye. Many of the sites are visible only by boat.

Dates documented

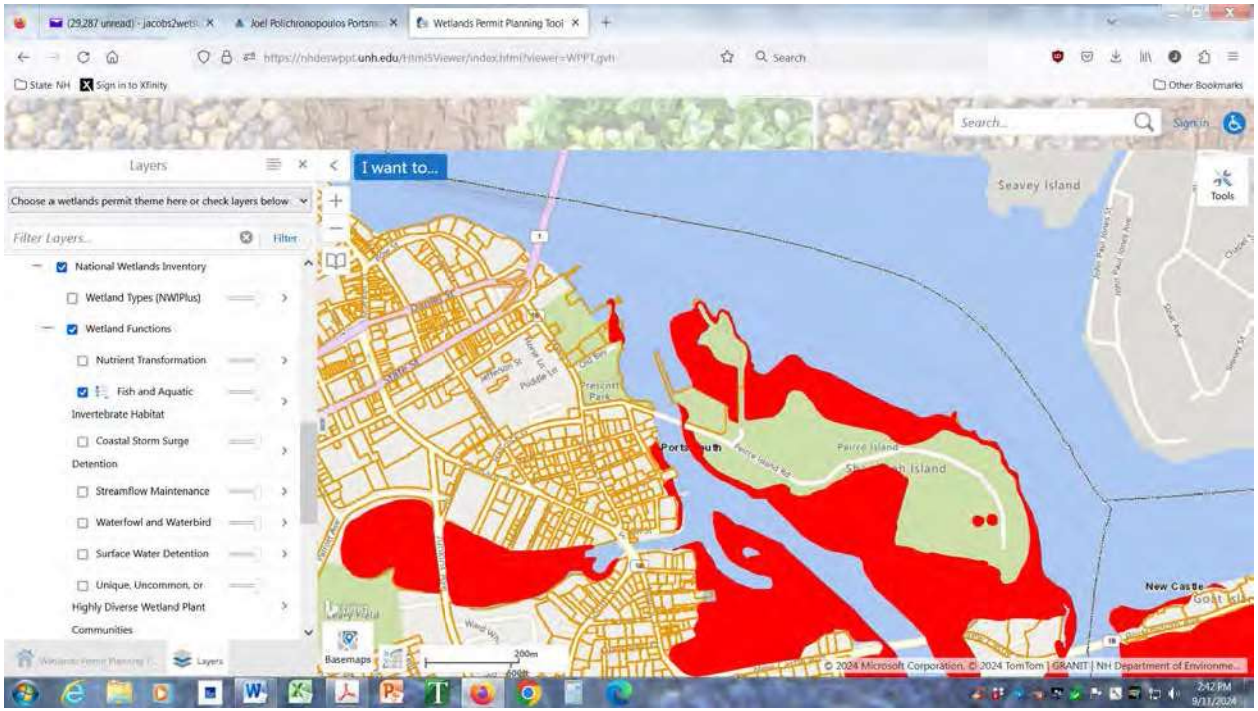
First reported: 1953 Last reported: 2023-06-07

ATTACHMENT 4



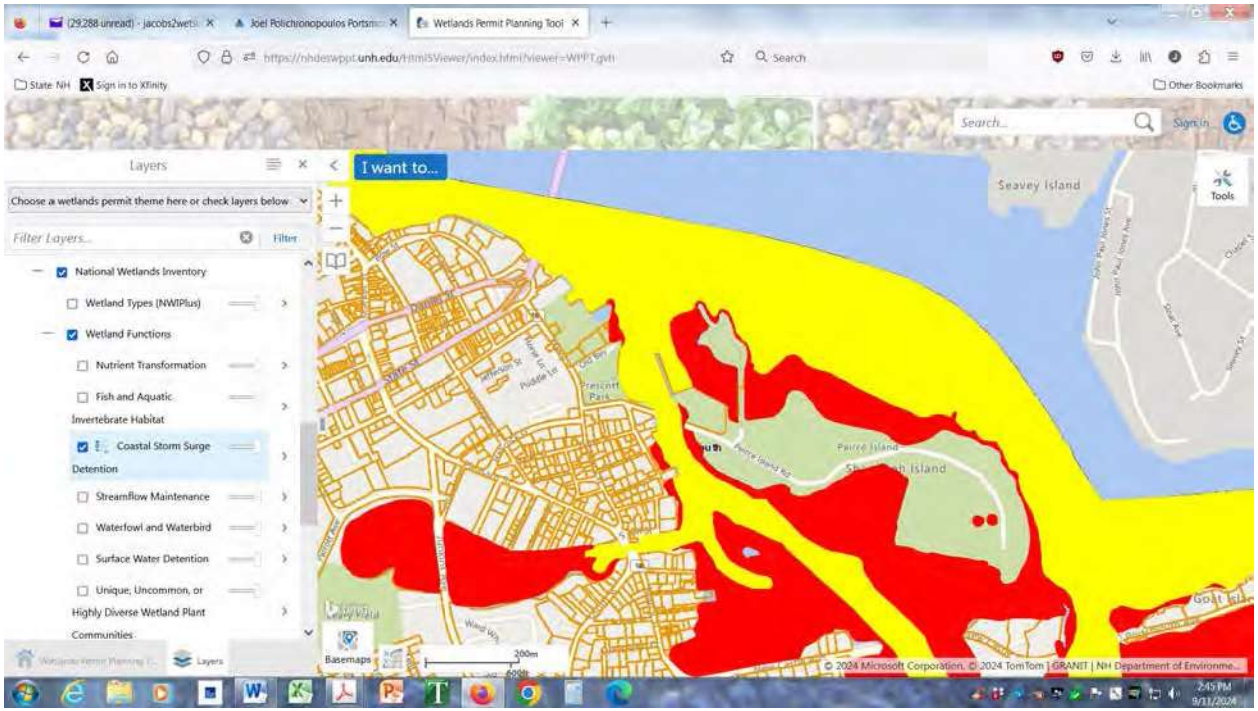
Legend

- NH Parcels
- Additional Lines
- City/Town
- Nutrient Transformation
  - High
  - Moderate



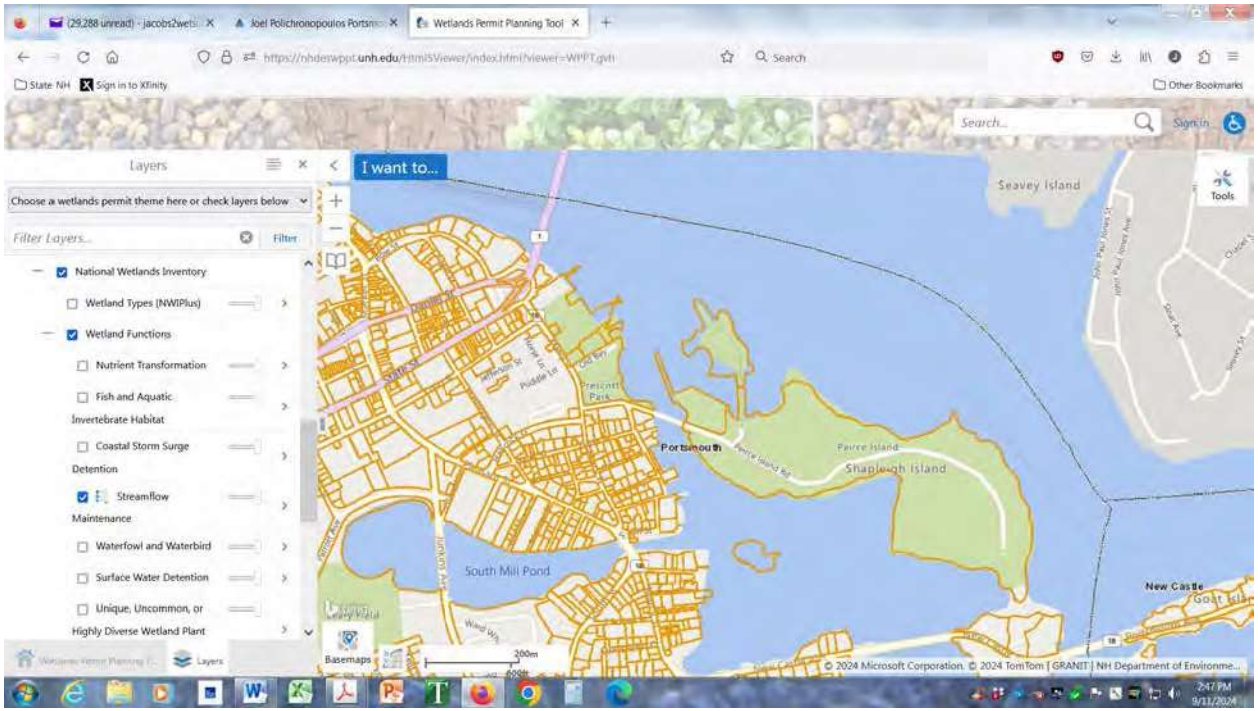
Legend

- NH Parcels
- Additional Lines
- City/Town
- Fish and Aquatic Inverteb
  - High
  - Moderate
  - StreamShading



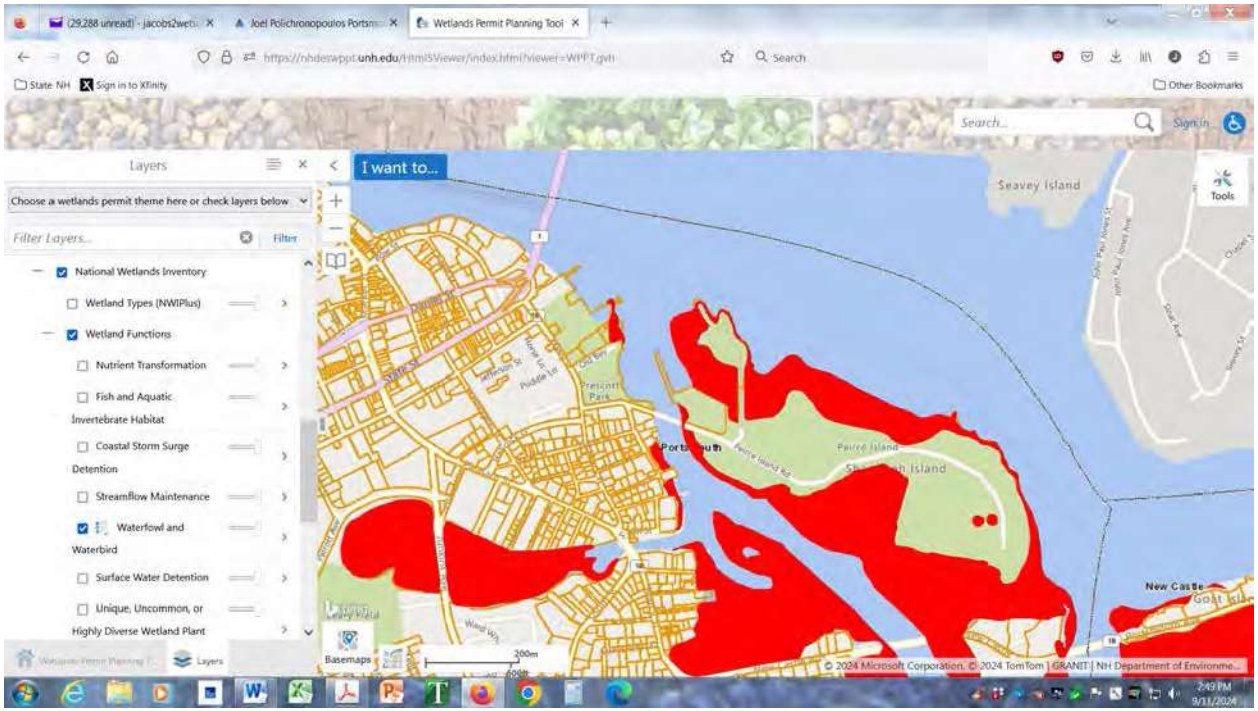
Legend

- NH Parcels
- Additional Lines
- City/Town
- Coastal Storm Surge Dete
  - High
  - Moderate



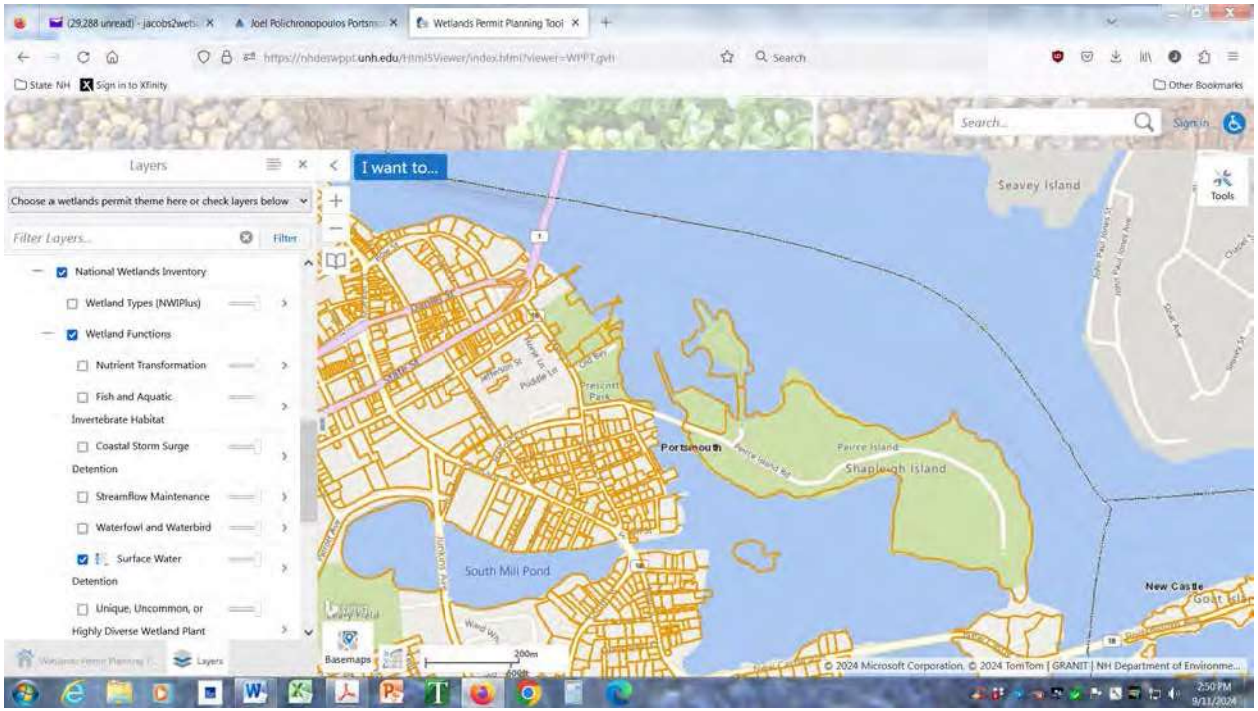
Legend

- NH Parcels
- Additional Lines
- City/Town
- Streamflow Maintenance
  - High
  - Moderate



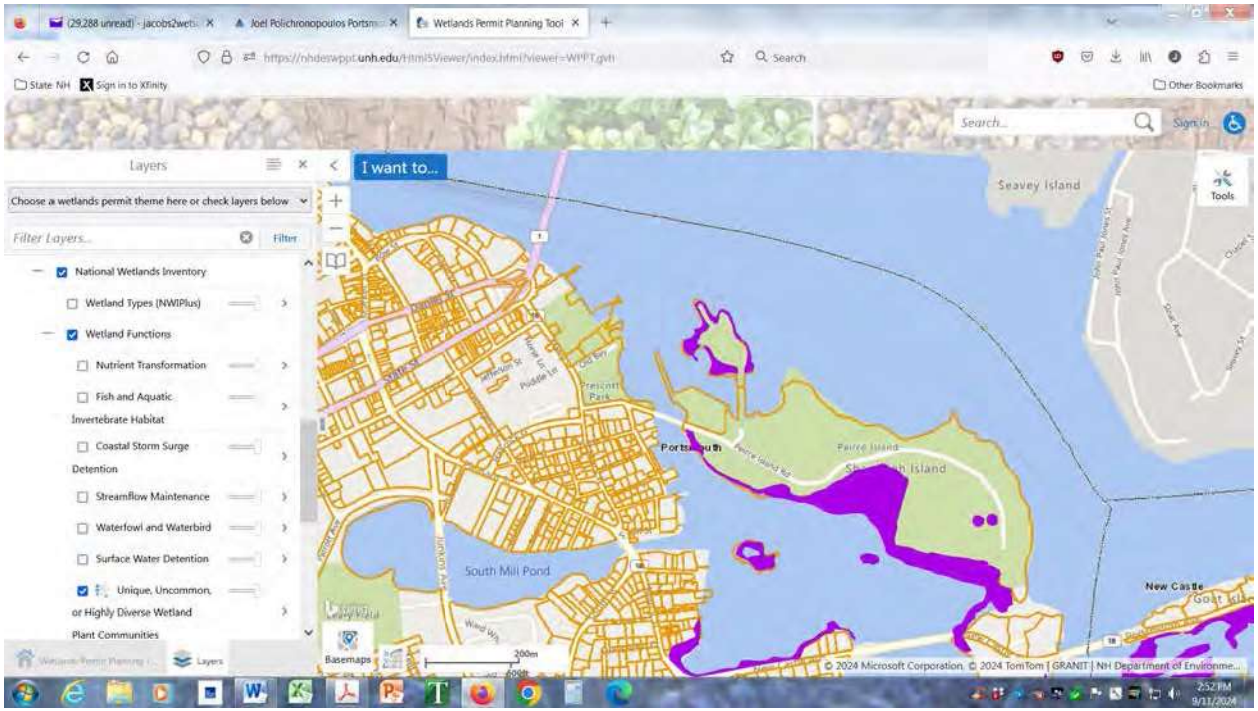
Legend

- NH Parcels
- Additional Lines
- City/Town
- Waterfowl and Waterbird
  - High
  - Moderate



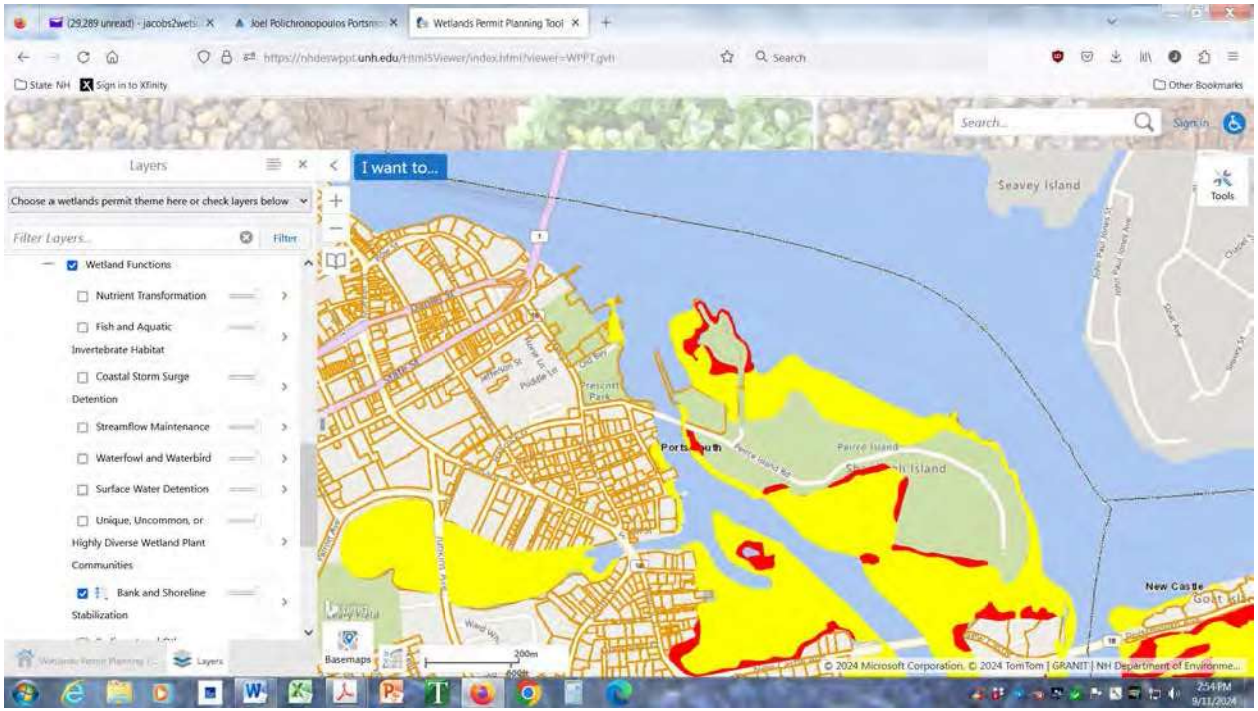
Legend

- NH Parcels
- Additional Lines
- City/Town
- Surface Water Detention
  - High
  - Moderate



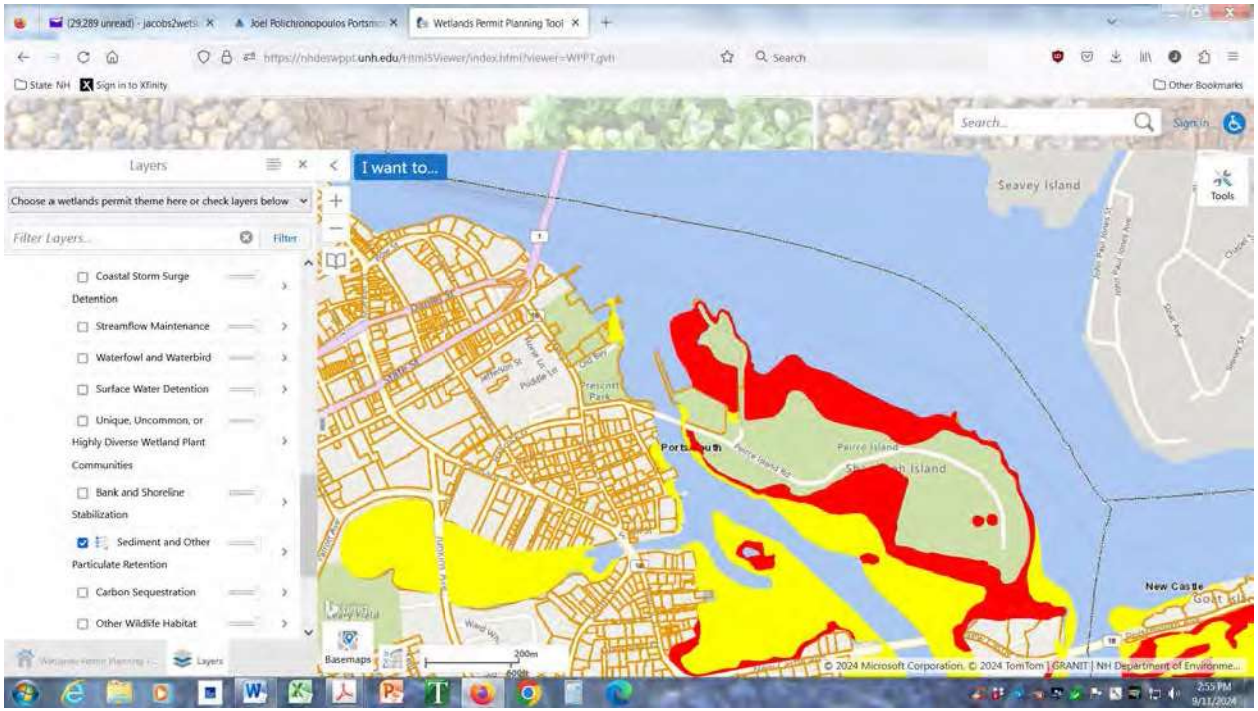
Legend

- NH Parcels
- Additional Lines
- City/Town
- Unique, Uncommon, or H
  Plant Communities
  - LocallySignificant
  - RegionallySignificant



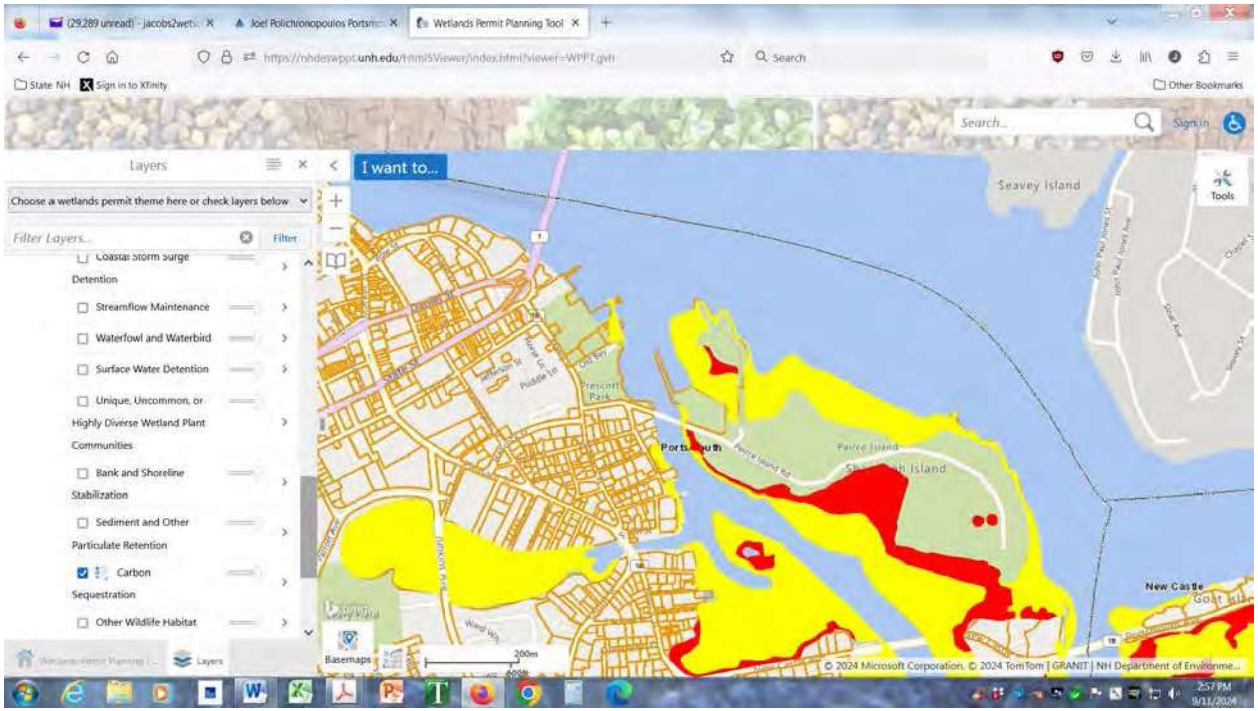
Legend

- NH Parcels
- Additional Lines
- City/Town
- Bank and Shoreline Stabi
  - High
  - Moderate



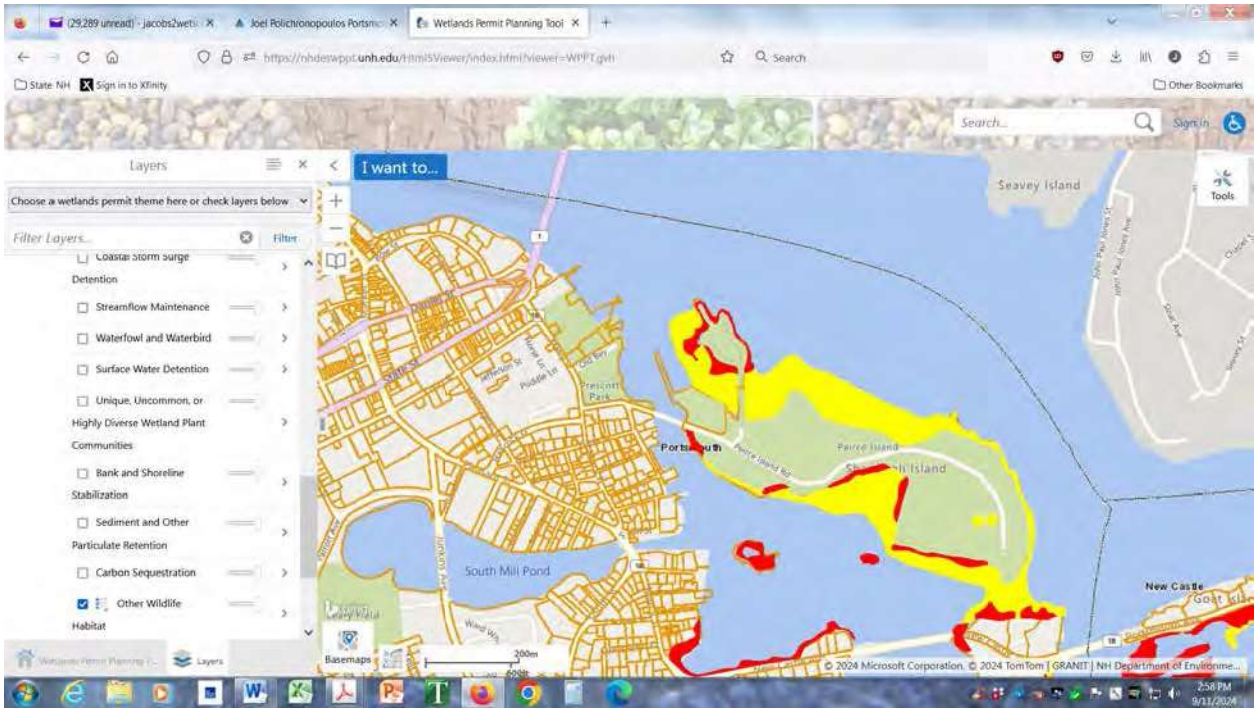
Legend

- NH Parcels
- Additional Lines
- City/Town
- Sediment and Other Parti
  - High
  - Moderate



Legend

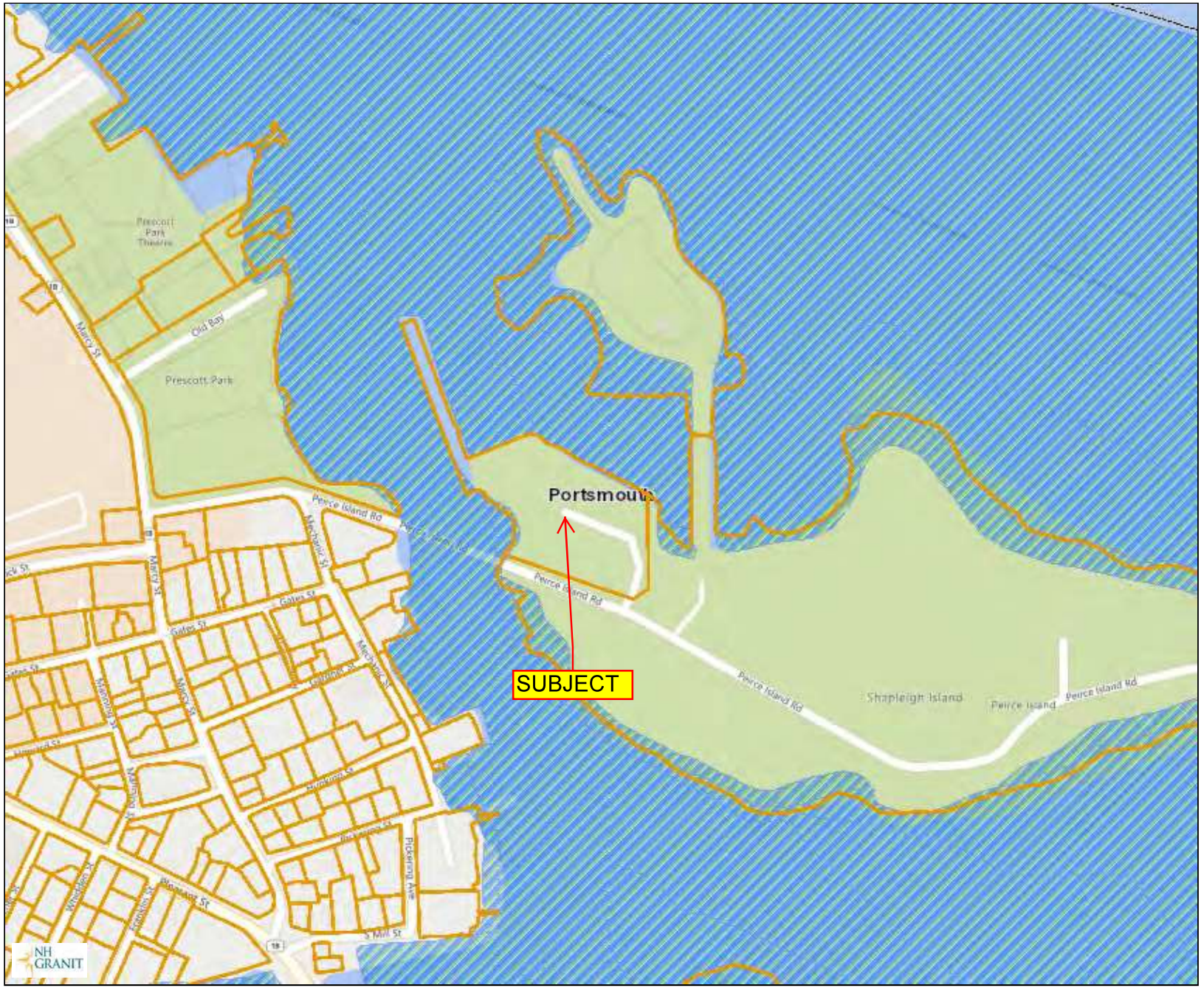
- NH Parcels
- Additional Lines
- City/Town
- Carbon Sequestration
  - High
  - Moderate



Legend

- NH Parcels
- Additional Lines
- City/Town
- Other Wildlife Habitat
  - High
  - Moderate

State Fish Pier



Legend

- NH Parcels
- Additional Lines
- City/Town
- Prime Wetlands
- Prime Wetlands with 100
- Peatland
- Flood Plain Wetlands Adja
- Marsh-Scrub / Shrub Wet
- Dunes
  - backdune
  - foredune
  - interdune
  - other

ATTACHMENT 5

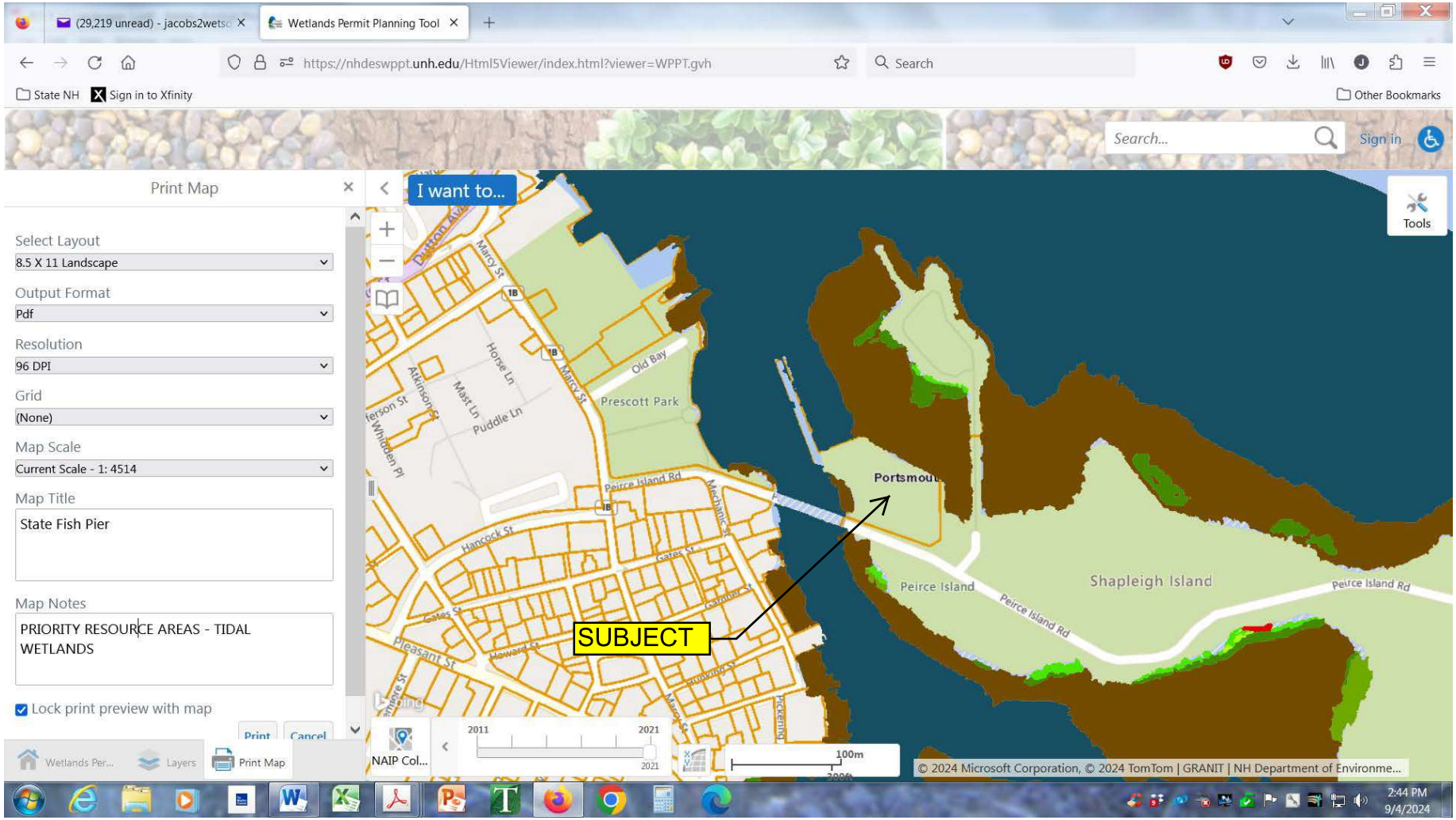
Map Scale
1: 3,247

Map Generated: 9/4/2024

Notes

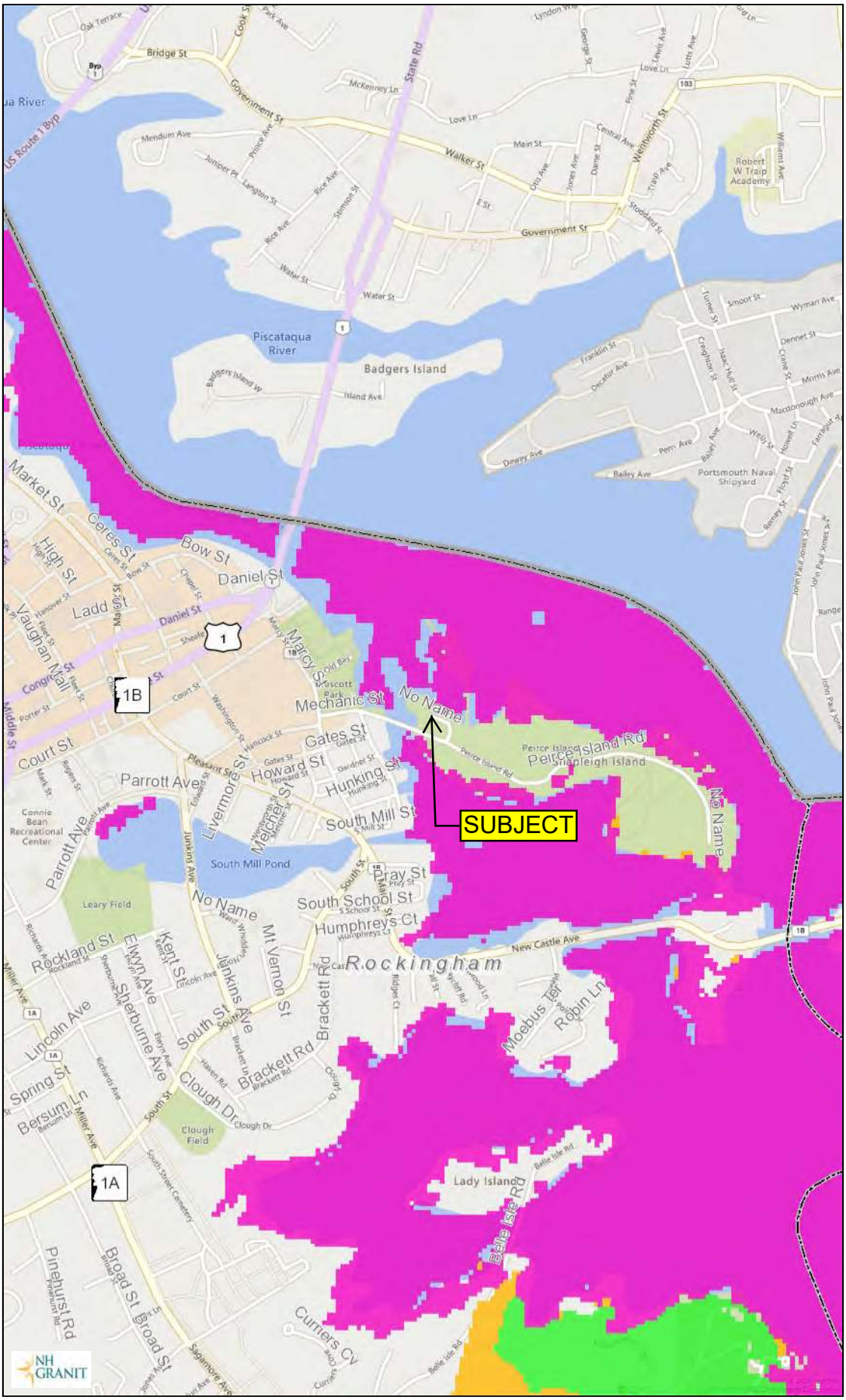
PRIORITY RESOUCE AREAS

ATTACHMENT 5A



Due to computer issues that would not allow us to download or print a Priority Resource Area map that depicted tidal resources, we captured this screen shot.

STATE FISH PIER - PORTSMOUTH, NH



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

ATTACHMENT 6

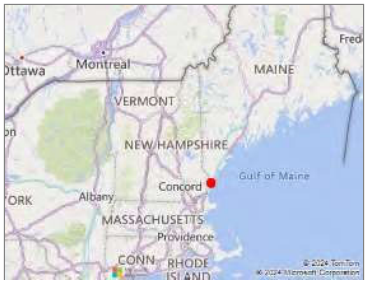
Map Scale

1: 12,988

Map Generated: 8/30/2024

Notes

2020 WILDLIFE ACTION PLAN



Attachment 6A

United States Department of the Interior

FISH AND WILDLIFE SERVICE
New England Ecological Services Field Office
70 Commercial Street, Suite 300
Concord, NH 03301-5094
Phone: (603) 223-2541 Fax: (603) 223-0104

In Reply Refer To: 08/08/2024 18:59:29 UTC
Project code: 2024-0127974
Project Name: Portsmouth Fish Pier Building Replacement

Federal Nexus: yes
Federal Action Agency (if applicable): State of New Hampshire

Subject: Federal agency coordination under the Endangered Species Act, Section 7 for 'Portsmouth Fish Pier Building Replacement'

Dear Steven Sargent:

This letter records your determination using the Information for Planning and Consultation (IPaC) system provided to the U.S. Fish and Wildlife Service (Service) on August 08, 2024, for "Portsmouth Fish Pier Building Replacement" (here forward, Project). This project has been assigned Project Code 2024-0127974 and all future correspondence should clearly reference this number.

The Service developed the IPaC system and associated species' determination keys in accordance with the Endangered Species Act of 1973 (ESA; 87 Stat. 884, as amended; 16 U.S.C. 1531 et seq.) and based on a standing analysis. All information submitted by the Project proponent into the IPaC must accurately represent the full scope and details of the Project. Failure to accurately represent or implement the Project as detailed in IPaC or the Northeast Determination Key (DKey), invalidates this letter. ***Answers to certain questions in the DKey commit the project proponent to implementation of conservation measures that must be followed for the ESA determination to remain valid.***

To make a no effect determination, the full scope of the proposed project implementation (action) should not have any effects (either positive or negative effect(s)), to a federally listed species or designated critical habitat. Effects of the action are all consequences to listed species or critical habitat that are caused by the proposed action, including the consequences of other activities that are caused by the proposed action. A consequence is caused by the proposed action if it would not occur but for the proposed action and it is reasonably certain to occur. Effects of the action may occur later in time and may include consequences occurring outside the immediate area involved in the action. (See § 402.17). Under Section 7 of the ESA, if a federal action agency makes a no effect determination, no further consultation with, or concurrence from, the Service is

required (ESA §7). If a proposed Federal action may affect a listed species or designated critical habitat, formal consultation is required (except when the Service concurs, in writing, that a proposed action "is not likely to adversely affect" listed species or designated critical habitat [50 CFR §402.02, 50 CFR§402.13]).

The IPaC results indicated the following species is (are) potentially present in your project area and, based on your responses to the Service's Northeast DKey, you determined the proposed Project will have the following effect determinations:

Species	Listing Status	Determination
Roseate Tern (*Sterna dougallii dougallii*)	Endangered	No effect

Conclusion If there are no updates on listed species, no further consultation/coordination for this project is required for the species identified above. However, the Service recommends that project proponents re-evaluate the Project in IPaC if: 1) the scope, timing, duration, or location of the Project changes (includes any project changes or amendments); 2) new information reveals the Project may impact (positively or negatively) federally listed species or designated critical habitat; or 3) a new species is listed, or critical habitat designated. If any of the above conditions occurs, additional consultation with the Service should take place before project implements any changes which are final or commits additional resources.

In addition to the species listed above, the following species and/or critical habitats may also occur in your project area and are not covered by this conclusion:

- Monarch Butterfly *Danaus plexippus* Candidate
- Northern Long-eared Bat *Myotis septentrionalis* Endangered
- Tricolored Bat *Perimyotis subflavus* Proposed Endangered

To complete consultation for species that have reached a "May Affect" determination and/or species may occur in your project area and are not covered by this conclusion, please visit the "New England Field Office Endangered Species Project Review and Consultation" website for step-by-step instructions on how to consider effects on these listed species and/or critical habitats, avoid and minimize potential adverse effects, and prepare and submit a project review package if necessary: https://www.fws.gov/office/new-england-ecological-services/endangered-species-project-review

Please Note: If the Action may impact bald or golden eagles, additional coordination with the Service under the Bald and Golden Eagle Protection Act (BGEPA) (54 Stat. 250, as amended, 16 U.S.C. 668a-d) by the prospective permittee may be required. Please contact the Migratory Birds Permit Office, (413) 253-8643, or PermitsR5MB@fws.gov, with any questions regarding potential impacts to Eagles.

If you have any questions regarding this letter or need further assistance, please contact the New England Ecological Services Field Office and reference the Project Code associated with this Project.

Action Description
You provided to IPaC the following name and description for the subject Action.

1. Name

Portsmouth Fish Pier Building Replacement

2. Description

The following description was provided for the project 'Portsmouth Fish Pier Building Replacement':

> The proposed project provides for removal of the existing building in its entirety and replacement of the existing original 1978 portion of the building in the same location, on existing foundations. The area of the original building developed in 1978 is 2,000 square feet (sf) and the subsequent additions added in later years total approximately 3,000 sf. The total area to be disturbed at the exterior of the original 1978 portion of the existing building is approximately 5,230 square feet.

The approximate location of the project can be viewed in Google Maps: https://www.google.com/maps/@43.075646500000005,-70.74884834291878,14z

QUALIFICATION INTERVIEW

1. As a representative of this project, do you agree that all items submitted represent the complete scope of the project details and you will answer questions truthfully?

   Yes

2. Does the proposed project include, or is it reasonably certain to cause, intentional take of listed species?

   Note: This question could refer to research, direct species management, surveys, and/or studies that include intentional handling/encountering, harassment, collection, or capturing of any individual of a federally listed threatened, endangered, or proposed species.

   No

3. Is the action authorized, permitted, licensed, funded, or being carried out by a Federal agency in whole or in part?

   Yes

4. Is the Federal Highway Administration (FHWA), Federal Railroad Administration (FRA), or Federal Transit Administration (FTA) the lead agency for this project?

   No

5. Are you including in this analysis all impacts to federally listed species that may result from the entirety of the project (not just the activities under federal jurisdiction)?

   Note: If there are project activities that will impact listed species that are considered to be outside of the jurisdiction of the federal action agency submitting this key, contact your local Ecological Services Field Office to determine whether it is appropriate to use this key. If your Ecological Services Field Office agrees that impacts to listed species that are outside the federal action agency's jurisdiction will be addressed through a separate process, you can answer yes to this question and continue through the key.

   Yes

6. Are you the lead federal action agency or designated non-federal representative requesting concurrence on behalf of the lead Federal Action Agency?

   No

7. Is the lead federal action agency the Environmental Protection Agency (EPA) or Federal Communications Commission (FCC)?

   No

8. Is the lead federal action agency the Federal Energy Regulatory Commission (FERC)?

   No

9. Is the lead federal action agency the Natural Resources Conservation Service?

   No

10. Will the proposed project involve the use of herbicide where listed species are present?

    No

11. Are there any caves or anthropogenic features suitable for hibernating or roosting bats within the area expected to be impacted by the project?

    No

12. Does any component of the project associated with this action include activities or structures that may pose a collision risk to **birds** (e.g., plane-based surveys, land-based or offshore wind turbines, communication towers, high voltage transmission lines, any type of towers with or without guy wires)?

    Note: For federal actions, answer 'yes' if the construction or operation of wind power facilities is either (1) part of the federal action or (2) would not occur but for a federal agency action (federal permit, funding, etc.).

    No

13. Does any component of the project associated with this action include activities or structures that may pose a collision risk to **bats** (e.g., plane-based surveys, land-based or offshore wind turbines)?

    Note: For federal actions, answer 'yes' if the construction or operation of wind power facilities is either (1) part of the federal action or (2) would not occur but for a federal agency action (federal permit, funding, etc.).

    No

14. Will the proposed project result in permanent changes to water quantity in a stream or temporary changes that would be sufficient to result in impacts to listed species?

    For example, will the proposed project include any activities that would alter stream flow, such as water withdrawal, hydropower energy production, impoundments, intake structures, diversion structures, and/or turbines? Projects that include temporary and limited water reductions that will not displace listed species or appreciably change water availability for listed species (e.g. listed species will experience no changes to feeding, breeding or sheltering) can answer "No". Note: This question refers only to the amount of water present in a stream, other water quality factors, including sedimentation and turbidity, will be addressed in following questions.

    No

15. Will the proposed project affect wetlands where listed species are present?

    This includes, for example, project activities within wetlands, project activities within 300 feet of wetlands that may have impacts on wetlands, water withdrawals and/or discharge of contaminants (even with a NPDES).

    No

16. Will the proposed project activities (including upland project activities) occur within 0.125 miles of the water's edge of a stream or tributary of a stream where listed species may be present?

    No

17. Will the proposed project directly affect a streambed (below ordinary high water mark (OHWM)) of the stream or tributary where listed species may be present?

    No

18. Will the proposed project bore underneath (directional bore or horizontal directional drill) a stream where listed species may be present?

    No

19. Will the proposed project involve a new point source discharge into a stream or change an existing point source discharge (e.g., outfalls; leachate ponds) where listed species may be present?

    No

20. Will the proposed project involve the removal of excess sediment or debris, dredging or in-stream gravel mining where listed species may be present?

    No

21. Will the proposed project involve the creation of a new water-borne contaminant source where listed species may be present?

    Note New water-borne contaminant sources occur through improper storage, usage, or creation of chemicals. For example: leachate ponds and pits containing chemicals that are not NSF/ANSI 60 compliant have contaminated waterways. Sedimentation will be addressed in a separate question.

    No

22. Will the proposed project involve perennial stream loss, in a stream of tributary of a stream where listed species may be present, that would require an individual permit under 404 of the Clean Water Act?

    No

23. Will the proposed project involve blasting where listed species may be present?

    No

24. Will the proposed project include activities that could negatively affect fish movement temporarily or permanently (including fish stocking, harvesting, or creation of barriers to fish passage).

    No

25. Will the proposed project involve earth moving that could cause erosion and sedimentation, and/or contamination along a stream or tributary of a stream where listed species may be present?

    Note: Answer "Yes" to this question if erosion and sediment control measures will be used to protect the stream.

    No

26. Will earth moving activities result in sediment being introduced to streams or tributaries of streams where listed species may be present through activities such as, but not limited to, valley fills, large-scale vegetation removal, and/or change in site topography?

    No

27. Will the proposed project involve vegetation removal within 200 feet of a perennial stream bank where aquatic listed species may be present?

    No

28. Will erosion and sedimentation control Best Management Practices (BMPs) associated with applicable state and/or Federal permits, be applied to the project? If BMPs have been provided by and/or coordinated with and approved by the appropriate Ecological Services Field Office, answer "Yes" to this question.

    Yes

29. Is the project being funded, lead, or managed in whole or in part by U.S Fish and Wildlife Restoration and Recovery Program (e.g., Partners, Coastal, Fisheries, Wildlife and Sport Fish Restoration, Refuges)?

    No

30. Will the proposed project result in changes to beach dynamics that may modify formation of habitat over time?

    Note: Examples of projects that result in changes to beach dynamics include 1) construction of offshore breakwaters and groins; 2) mining of sand from an updrift ebb tidal delta; 3) removing or adding beach sands; and 4) projects that stabilize dunes (including placement of sand fences or planting vegetation).

    No

31. [Hidden Semantic] Is the project area located within the roseate tern AOI?

    Automatically answered
    Yes

32. If you have determined that the roseate tern is unlikely to occur within your project's action area or that your project is unlikely to have any potential effects on the roseate tern, you may wish to make a "no effect" determination for the roseate tern. Additional guidance on how to make this decision can be found in the project review section of your local Ecological Services Field Office's website. CBFO: https://www.fws.gov/office/chesapeake-bay-ecological-services/project-review ; MEFO: https://www.fws.gov/office/maine-ecological-services ; NJFO: https://www.fws.gov/office/new-jersey-ecological-services/new-jersey-field-office-project-review-guide ; NEFO: https://www.fws.gov/office/new-england-ecological-services/endangered-species-project-review#Step5 ; WVFO: https://www.fws.gov/office/west-virginia-ecological-services/project-planning. If you are unsure, answer "No" and continue through the key.

    Would you like to make a no effect determination for the roseate tern?

    No

33. Is this an aquaculture project?

    No

34. Is this a coastal project that has an action area that is less than one-half acre?

    Note: These projects may include marker buoys, moorings, navigational structures, docks, piers, floats, boat ramps, private dredging, boat houses, lobster pound, or shoreline work.

    No

35. Will project activities be conducted during the time of year when roseate terns are likely to be present?

    Note: roseate terns a likely to be present in Maine May 1 through Sept. 1; and in Connecticut, Massachusetts, New Hampshire, and Rhode Island April 15 through Oct. 15.

    Yes

36. Will the proposed project affect suitable habitat for roseate terns nesting (barrier islands with dense vegetation or rocks to serve as shelter)?

    No

37. Will the proposed project affect suitable habitat for roseate terns foraging (nearshore shallow waters, shoals and shoals in offshore waters)?

    No

38. Will the proposed project affect suitable habitat for roseate terns roosting (rocky habitat on coastal islands)?

    No

39. Will the proposed project affect suitable habitat for roseate terns staging (sandy barrier beaches, often on distal tips, primarily in NY and NE)?

    No

40. Will the proposed project involve ground disturbance (e.g., vehicles, tracked equipment, excavating, grading, placing fill material, etc.) in roseate tern foraging, nesting, roosting or staging habitat while terns are likely to be present (April1 - September 30)?

    No

41. Does the action area include suitable habitat for migrating roseate terns (sandy beaches, coastal islands)?

    No

42. [Semantic] Does the project intersect the Virginia big-eared bat critical habitat?

    Automatically answered
    No

43. [Semantic] Does the project intersect the Indiana bat critical habitat?

    Automatically answered
    No

44. [Semantic] Does the project intersect the candy darter critical habitat?

    Automatically answered
    No

45. [Semantic] Does the project intersect the diamond darter critical habitat?

    Automatically answered
    No

46. [Semantic] Does the project intersect the Big Sandy crayfish critical habitat?

    Automatically answered
    No

47. [Hidden Semantic] Does the project intersect the Guyandotte River crayfish critical habitat?

    Automatically answered
    No

48. Do you have any other documents that you want to include with this submission?

    No

PROJECT QUESTIONNAIRE

1. Approximately how many acres of trees would the proposed project remove?

   0

2. Approximately how many total acres of disturbance are within the disturbance/ construction limits of the proposed project?

   0.12

3. Briefly describe the habitat within the construction/disturbance limits of the project site.

   All disturbance associated with the project will be within the limits of the existing building foundation and paved area around the building, therefore, no habitat is within the construction/disturbance limits of the project.

IPAC USER CONTACT INFORMATION

Agency: Oak Point Associates
Name: Steven Sargent
Address: 85 Middle Street
City: Portsmouth
State: NH
Zip: 03840
Email ssargent@oakpoint.com
Phone: 6034314849

LEAD AGENCY CONTACT INFORMATION

Lead Agency: State of New Hampshire

STATE FISH PIER

Legend

- NH Parcels
- Additional Lines
- City/Town
- Eelgrass 2017
- Eelgrass 2016
- Eelgrass 2006
- Eelgrass 1996
- Eelgrass 1986
- Oyster Restoration Sites

ATTACHMENT 7

Map Scale
1: 3,247

Map Generated: 9/4/2024

Notes

EELGRASS & SHELLFISH BEDS

ATTACHMENT 8

EFH Mapper Report

EFH Data Notice

Essential Fish Habitat (EFH) is defined by textual descriptions contained in the fishery management plans developed by the regional fishery management councils. In most cases mapping data can not fully represent the complexity of the habitats that make up EFH. This report should be used for general interest queries only and should not be interpreted as a definitive evaluation of EFH at this location. A location-specific evaluation of EFH for any official purposes must be performed by a regional expert. Please refer to the following links for the appropriate regional resources.

Greater Atlantic Regional Office
Atlantic Highly Migratory Species Management Division

Query Results

Degrees, Minutes, Seconds: Latitude = 43º 4' 31" N, Longitude = 71º 15' 7" W
Decimal Degrees: Latitude = 43.075, Longitude = -70.748

The query location intersects with spatial data representing EFH and/or HAPCs for the following species/management units.

*** W A R N I N G ***

Please note under "Life Stage(s) Found at Location" the category "ALL" indicates that all life stages of that species share the same map and are designated at the queried location.

EFH

Link	Data Caveats	Species/Management Unit	Lifestage(s) Found at Location	Management Council	FMP
		Atlantic Butterfish	Adult	Mid-Atlantic	Atlantic Mackerel, Squid,& Butterfish Amendment 11
		Atlantic Cod	Adult, Eggs, Larvae	New England	Amendment 14 to the Northeast Multispecies FMP
		Atlantic Herring	Adult, Juvenile, Larvae	New England	Amendment 3 to the Atlantic Herring FMP
		Atlantic Mackerel	Eggs, Juvenile, Larvae	Mid-Atlantic	Atlantic Mackerel, Squid,& Butterfish Amendment 11
		Atlantic Sea Scallop	ALL	New England	Amendment 14 to the Atlantic Sea Scallop FMP
		Atlantic Wolffish	ALL	New England	Amendment 14 to the Northeast Multispecies FMP

Link	Data Caveats	Species/Management Unit	Lifestage(s) Found at Location	Management Council	FMP
		Bluefin Tuna	Adult	Secretarial	Amendment 10 to the 2006 Consolidated HMS FMP: EFH
		Bluefish	Adult, Juvenile	Mid-Atlantic	Bluefish
		Little Skate	Adult, Juvenile	New England	Amendment 2 to the Northeast Skate Complex FMP
		Pollock	Eggs, Juvenile, Larvae	New England	Amendment 14 to the Northeast Multispecies FMP
		Red Hake	Adult, Eggs/Larvae /Juvenile	New England	Amendment 14 to the Northeast Multispecies FMP
		Smooth Skate	Juvenile	New England	Amendment 2 to the Northeast Skate Complex FMP
		Thorny Skate	Juvenile	New England	Amendment 2 to the Northeast Skate Complex FMP
		White Hake	Adult, Eggs, Juvenile	New England	Amendment 14 to the Northeast Multispecies FMP
		Windowpane Flounder	Adult, Eggs, Juvenile, Larvae	New England	Amendment 14 to the Northeast Multispecies FMP
		Winter Flounder	Eggs, Juvenile, Larvae/Adult	New England	Amendment 14 to the Northeast Multispecies FMP
		Winter Skate	Juvenile	New England	Amendment 2 to the Northeast Skate Complex FMP

Pacific Salmon EFH

No Pacific Salmon Essential Fish Habitat (EFH) were identified at the report location.

Atlantic Salmon

No Atlantic Salmon were identified at the report location.

HAPCs

No Habitat Areas of Particular Concern (HAPC) were identified at the report location.

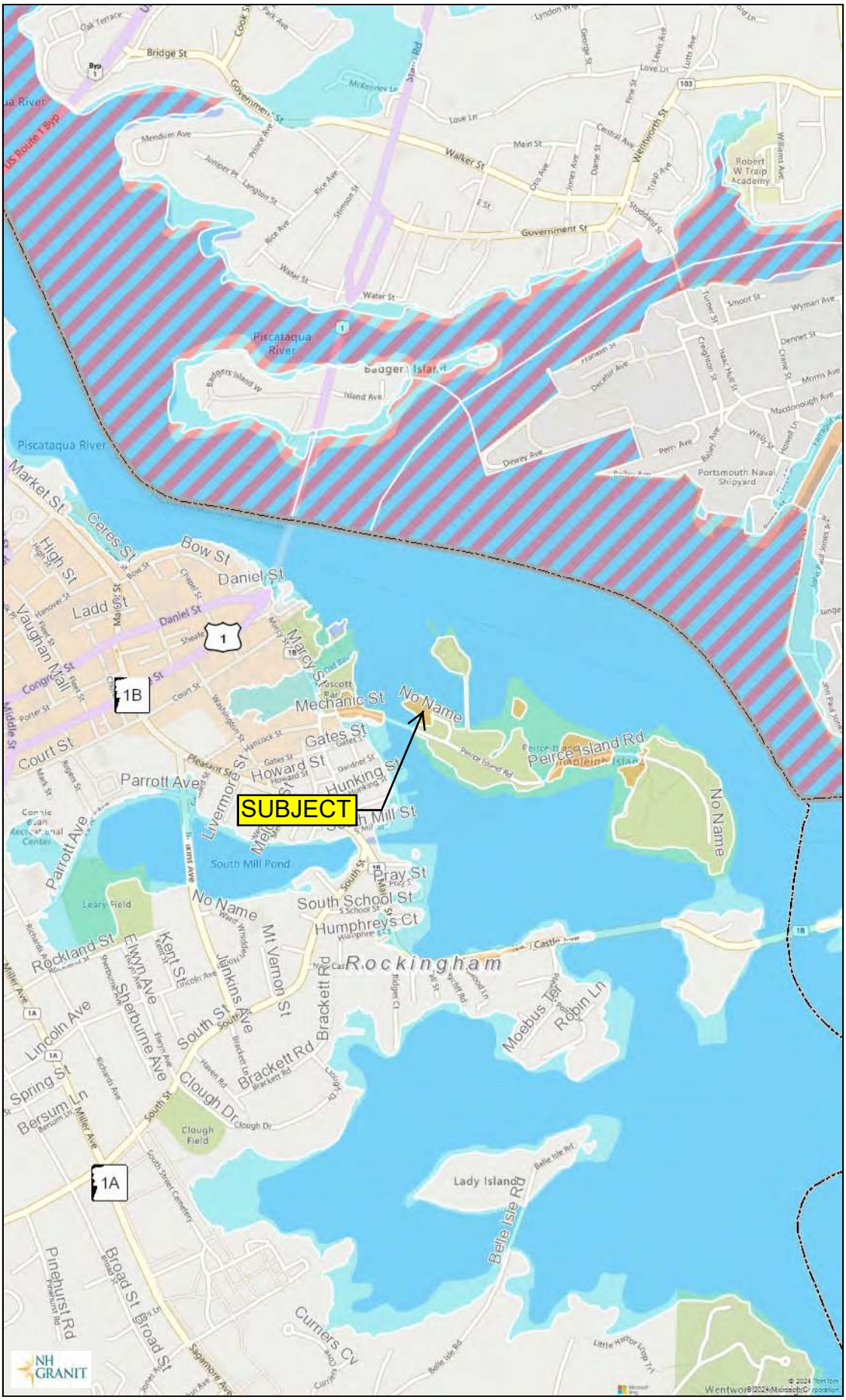
EFH Areas Protected from Fishing

No EFH Areas Protected from Fishing (EFHA) were identified at the report location.

Spatial data does not currently exist for all the managed species in this area. The following is a list of species or management units for which there is no spatial data.
****For links to all EFH text descriptions see the complete data inventory: open data inventory -->**

All EFH species have been mapped for the Greater Atlantic region,
Atlantic Highly Migratory Species EFH,
Bigeye Sand Tiger Shark,
Bigeye Sixgill Shark,
Caribbean Sharpnose Shark,
Galapagos Shark,
Narrowtooth Shark,
Sevengill Shark,
Sixgill Shark,
Smooth Hammerhead Shark,
Smalltail Shark

STATE FISH PIER - PORTSMOUTH, NH



Legend

- State
- County
- City/Town
- Cross-Sections
- Base Flood Elevations
- Flood Hazard Boundaries
  - Limit Lines
  - NP
  - SFHA / Flood Zone Boundary
  - Flowage Easement Boundary
- Flood Hazard Zones
  - 1% Annual Chance Flood Hazard
  - Regulatory Floodway
  - Special Floodway
  - Area of Undetermined Flood Hazard
  - 0.2% Annual Chance Flood Hazard
  - Future Conditions 1% Annual Chance Hazard
  - Area with Reduced Risk Due to Levee
  - Area with Risk Due to Levee

ATTACHMENT 9

Map Scale

1: 12,988

Map Generated: 8/30/2024

Notes

FLOOD PLAIN

PORTSMOUTH FISH PIER

Legend

- NH Parcels
- Additional Lines
- City/Town
- MHHW + 2-ft SLR
  - 0 - 2
  - 2 - 4
  - 4 - 6
  - 6 - 8
  - 8 - 10
  - 10 +

ATTACHMENT 10

Map Scale

1: 1,624

Map Generated: 9/9/2024

Notes

SEA LEVEL RISE (SLR) OVER MEAN HIGHER HIGH WATER (MHHW) - MHHW & 2 FT SLR

PORTSMOUTH FISH PIER

Legend

- NH Parcels
- Additional Lines
- City/Town
- MHHW + 1% Flood + 2-ft
  - 0 - 2
  - 2 - 4
  - 4 - 6
  - 6 - 8
  - 8 - 10
  - 10 +

ATTACHMENT 10A

Map Scale

1: 1,624

Map Generated: 9/9/2024

Notes

SEA LEVEL RISE (SLR) OVER MEAN HIGHER HIGH WATER (MHHW) - MHHW & 1% FLOOD BASELINE & 2 FT SLR

PORTSMOUTH FISH PIER

Legend

- NH Parcels
- Additional Lines
- City/Town
- SLAMM 2022 - 0.5-m SLF
  - Developed
  - Developed-Impervious
  - Estuarine Beach
  - Estuarine Open Water
  - Inland Fresh Marsh
  - Inland Open Water
  - Inland Shore
  - Irregularly-flooded Marsh
  - Ocean Beach
  - Open Ocean
  - Regularly-flooded Marsh
  - Riverine Tidal
  - Rocky Intertidal
  - Swamp
  - Tidal Flat
  - Tidal Fresh Marsh
  - Tidal Swamp

Map Scale

1: 1,624

Map Generated: 9/9/2024

Notes

PREDICTED MARSH MIGRATION - 0.5m SLR at 2050

ATTACHMENT 11

ATTACHMENT 12

EU # 1/1 **of Marsh System** State Fish Pier-Portsmouth, NH

NEEDED FOR THIS EVALUATION:

- Base map
- *Coastal Wetland Plants of the Northeastern US*

Function 1 ECOLOGICAL INTEGRITY Part A

A Evaluation Questions	B Notes	C Evaluation Criteria	D Functional Index (FI)
Part A: Ecological Integrity of the Evaluation Unit	500' radius circle centered on Fish Pier Property		
Questions that may require field observation			
1A. Percent of the marsh plant community dominated by invasive plant species.		a. < 5% dominated by invasive species	(1.0)
		b. 5% – 20% dominated	0.5
		c. > 20% dominated	0.1
2A. Number of tidal restrictions.		a. no tidal restrictions	1.0
		b. one tidal restriction	(0.5)
		c. more than one tidal restriction	0.1
3A. Type of tidal restriction.		a. no restriction	(1.0)
		b. flow through bridge appears adequate	0.5
		c. flow through bridge appears inadequate, or flow restricted by culvert	0.1
4A. Ditching on surface of the EU.		a. no ditching	(1.0)
		b. ditches present in linear pattern	0.5
		c. ditches present in grid pattern	0.1

AVERAGE FUNCTIONAL INDEX FOR Part A of FUNCTION 1 = Average of Column D = 3.5/4 = 0.875.

EU # 1/1 of Marsh System State Fish Pier-Portsmouth, NH

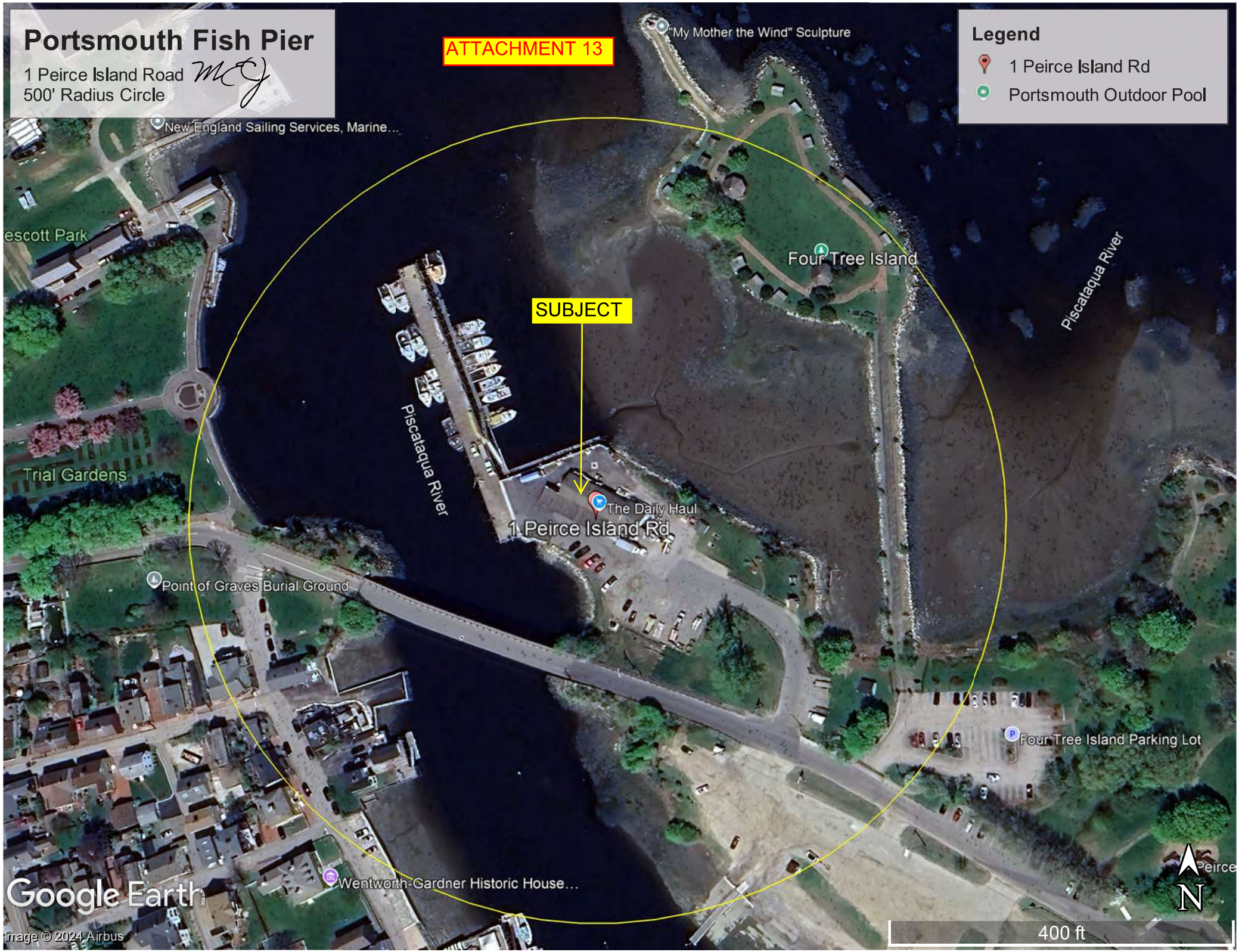
NEEDED FOR THIS EVALUATION:

- Base map
- Map wheel/measurer
- 100 foot tape measure
- Calculator

Function 1 ECOLOGICAL INTEGRITY Part B

A Evaluation Questions	B Notes	C Evaluation Criteria	D Functional Index (FI)
Part B: Ecological Integrity of the Zone of Influence	Considers uplands		
Questions that may require field observation			
1B. Dominant land-use in the 500 foot Zone of Influence surrounding the EU.		a. forested, fields, open water or similar open space	1.0
		b. agricultural or rural residential	0.5
		c. commercial, industrial, high density residential, or heavily used highways	(0.1)
2B. Ratio of the number of occupied buildings (including seasonal) within the EU **and/or** Zone of Influence to total area of EU.		a. < 0.1 bldg./acre	1.0
		b. from 0.1 – 0.5 bldg./acre	(0.5)
		c. > 0.5 bldg./acre	0.1
3B. Percent of EU/upland border which has a buffer of woodland or idle land 500 feet in width.		a. more than 70%	1.0
		b. from 30% – 70%	0.5
		c. less than 30%	(0.1)
4B. Square footage of roads, driveways, and parking lots within 150 feet of EU.		a. < 1500 sq. feet/acre	1.0
		b. from 1500 – 6000 sq. feet/acre	(0.5)
		c. > 6000 sq. feet/acre	0.1

AVERAGE FUNCTIONAL INDEX FOR Part B of FUNCTION 1 = Average of Column D = 1.2 / 4 = 0.3.


Portsmouth Fish Pier
1 Peirce Island Road
500' Radius Circle
MCJ
ATTACHMENT 13
Legend
1 Peirce Island Rd
Portsmouth Outdoor Pool
"My Mother the Wind" Sculpture
New England Sailing Services, Marine...
escott Park
Four Tree Island
Piscataqua River
SUBJECT
Piscataqua River
Trial Gardens
The Daily Haul
1 Peirce Island Rd
Point of Graves Burial Ground
Four Tree Island Parking Lot
Wentworth-Gardner Historic House...
Google Earth
Image © 2024 Airbus
N
400 ft

ATTACHMENT 14

WETLANDS FUNCTIONAL ASSESSMENT WORKSHEET

Water Division/Land Resource Management
Wetlands Bureau

Check the Status of your Application

RSA/Rule: RSA 482-A / Env-Wt 311.03(b)(10); Env-Wt 311.10

APPLICANT LAST NAME, FIRST NAME, M.I.: Pease Development Authority-Div. of Ports & Harbor

As required by Env-Wt 311.03(b)(10), an application for a standard permit for minor and major projects must include a functional assessment of all wetlands on the project site as specified in Env-Wt 311.10. This worksheet will help you compile data for the functional assessment needed to meet federal (US Army Corps of Engineers (USACE); if applicable) and NHDES requirements. Additional requirements are needed for projects in tidal area; please refer to the Coastal Area Worksheet (NHDES-W-06-079) for more information.

Both a desktop review and a field examination are needed to accurately determine surrounding land use, hydrology, hydroperiod, hydric soils, vegetation, structural complexity of wetland classes, hydrologic connections between wetlands or stream systems or wetland complex, position in the landscape, and physical characteristics of wetlands and associated surface waters. The results of the evaluation are to be used to select the location of the proposed project having the least impact to wetland functions and values (Env-Wt 311.10). This worksheet can be used in conjunction with the Avoidance and Minimization Written Narrative (NHDES-W-06-089) and the Avoidance and Minimization Checklist (NHDES-W-06-050) to address Env-Wt 313.03 (Avoidance and Minimization). If more than one wetland/ stream resource is identified, multiple worksheets can be attached to the application. All wetland, vernal pools, and stream identification (ID) numbers are to be displayed and located on the wetlands delineation of the subject property.

SECTION 1 - LOCATION (USACE HIGHWAY METHODOLOGY)	
ADJACENT LAND USE: Commercial Fish Pier	
CONTIGUOUS UNDEVELOPED BUFFER ZONE PRESENT? ☐ Yes ☒ No	
DISTANCE TO NEAREST ROADWAY OR OTHER DEVELOPMENT (in feet): 0	
SECTION 2 - DELINEATION (USACE HIGHWAY METHODOLOGY; Env-Wt 311.10)	
CERTIFIED WETLAND SCIENTIST (if in a non-tidal area) or QUALIFIED COASTAL PROFESSIONAL (if in a tidal area) who prepared this assessment: Marc E. Jacobs	
DATE(S) OF SITE VISIT(S): 09/10/24	DELINEATION PER ENV-WT 406 COMPLETED? ☐ Yes ☒ No
CONFIRM THAT THE EVALUATION IS BASED ON: ☒ Office and ☒ Field examination.	
METHOD USED FOR FUNCTIONAL ASSESSMENT (check one and fill in blank if "other"): ☒ USACE Highway Methodology. ☒ Other scientifically supported method (enter name/ title): Method for Eval & Inventory of Veg Tidal Marshes in NH	

SECTION 3 - WETLAND RESOURCE SUMMARY (USACE HIGHWAY METHODOLOGY; Env-Wt 311.10)	
WETLAND ID: Piscataqua River	LOCATION: (LAT/ LONG) 43 04' 32.64"/70 44' 56.09"
WETLAND AREA: virtually unlimited	DOMINANT WETLAND SYSTEMS PRESENT: Tidal
HOW MANY TRIBUTARIES CONTRIBUTE TO THE WETLAND? virtually unlimited	COWARDIN CLASS: E1UBL, E2US3M
IS THE WETLAND A SEPARATE HYDRAULIC SYSTEM? ☐ Yes ☒ No if not, where does the wetland lie in the drainage basin? Bottom	IS THE WETLAND PART OF: ☒ A wildlife corridor or ☐ A habitat island? IS THE WETLAND HUMAN-MADE? ☐ Yes ☒ No
IS THE WETLAND IN A 100-YEAR FLOODPLAIN? ☒ Yes ☐ No	ARE VERNAL POOLS PRESENT? ☐ Yes ☒ No (If yes, complete the Vernal Pool Table)
ARE ANY WETLANDS PART OF A STREAM OR OPEN-WATER SYSTEM? ☒ Yes ☐ No	ARE ANY PUBLIC OR PRIVATE WELLS DOWNSTREAM/ DOWNGRADIENT? ☐ Yes ☒ No
PROPOSED WETLAND IMPACT TYPE: Pre Dev Tidal BZ	PROPOSED WETLAND IMPACT AREA: 6,110

SECTION 4 - WETLANDS FUNCTIONS AND VALUES (USACE HIGHWAY METHODOLOGY; Env-Wt 311.10)

The following table can be used to compile data on wetlands functions and values. The reference numbers indicated in the "Functions/ Values" column refer to the following functions and values:

1. Ecological Integrity (from RSA 482-A:2, XI)
2. Educational Potential (from USACE Highway Methodology: Educational/Scientific Value)
3. Fish & Aquatic Life Habitat (from USACE Highway Methodology: Fish & Shellfish Habitat)
4. Flood Storage (from USACE Highway Methodology: Floodflow Alteration)
5. Groundwater Recharge (from USACE Highway Methodology: Groundwater Recharge/Discharge)
6. Noteworthiness (from USACE Highway Methodology: Threatened or Endangered Species Habitat)
7. Nutrient Trapping/Retention & Transformation (from USACE Highway Methodology: Nutrient Removal)
8. Production Export (Nutrient) (from USACE Highway Methodology)
9. Scenic Quality (from USACE Highway Methodology: Visual Quality/Aesthetics)
10. Sediment Trapping (from USACE Highway Methodology: Sediment /Toxicant Retention)
11. Shoreline Anchoring (from USACE Highway Methodology: Sediment/Shoreline Stabilization)
12. Uniqueness/Heritage (from USACE Highway Methodology)
13. Wetland-based Recreation (from USACE Highway Methodology: Recreation)
14. Wetland-dependent Wildlife Habitat (from USACE Highway Methodology: Wildlife Habitat)

First, determine if a wetland is suitable for a particular function and value ("Suitability" column) and indicate the rationale behind your determination ("Rationale" column). Please use the rationale reference numbers listed in Appendix A of USACE *The Highway Methodology Workbook Supplement*. Second, indicate which functions and values are principal ("Principal Function/value?" column). As described in *The Highway Methodology Workbook Supplement*, "functions and values can be principal if they are an important physical component of a wetland ecosystem (function only) and/or are considered of special value to society, from a local, regional, and/or national perspective". "Important Notes" are to include characteristics the evaluator used to determine the principal function and value of the wetland.

FUNCTIONS/ VALUES	SUITABILITY (Y/N)	RATIONALE (Reference #)	PRINCIPAL FUNCTION/VALUE? (Y/N)	IMPORTANT NOTES
1	☐ Yes ☒ No		☐ Yes ☐ No	
2	☐ Yes ☒ No		☐ Yes ☐ No	
3	☐ Yes ☒ No		☐ Yes ☐ No	
4	☐ Yes ☒ No		☐ Yes ☐ No	
5	☐ Yes ☒ No		☐ Yes ☐ No	
6	☐ Yes ☒ No		☐ Yes ☐ No	
7	☐ Yes ☒ No		☐ Yes ☐ No	
8	☐ Yes ☒ No		☐ Yes ☐ No	
9	☐ Yes ☒ No		☐ Yes ☐ No	
10	☐ Yes ☒ No		☐ Yes ☐ No	
11	☐ Yes ☒ No		☐ Yes ☐ No	
12	☐ Yes ☒ No		☐ Yes ☐ No	
13	☐ Yes ☒ No		☐ Yes ☐ No	
14	☐ Yes ☒ No		☐ Yes ☐ No	

SECTION 5 - VERNAL POOL SUMMARY (Env-Wt 311.10)

Delineations of vernal pools shall be based on the characteristics listed in the definition of "vernal pool" in Env-Wt 104.44. To assist in the delineation, individuals may use either of the following references:

- *Identifying and Documenting Vernal Pools in New Hampshire 3rd Ed.*, 2016, published by the New Hampshire Fish and Game Department; or
- The USACE *Vernal Pool Assessment* draft guidance dated 9-10-2013 and form dated 9-6-2016, Appendix L of the USACE New England District *Compensatory Mitigation Guidance*.

All vernal pool ID numbers are to be displayed and located on the wetland delineation of the subject property.

"Important Notes" are to include documented reproductive and wildlife values, landscape context, and relationship to other vernal pools/wetlands.

Note: For projects seeking federal approval from the USACE, please attach a completed copy of The USACE "Vernal Pool Assessment" form dated 9-6-2016, Appendix L of the USACE New England District *Compensatory Mitigation Guidance*.

VERNAL POOL ID NUMBER	DATE(S) OBSERVED	PRIMARY INDICATORS PRESENT (LIST)	SECONDARY INDICATORS PRESENT (LIST)	LENGTH OF HYDROPERIOD	IMPORTANT NOTES
1	NA				
2	NA				
3	NA				
4	NA				
5	NA				

SECTION 6 - STREAM RESOURCES SUMMARY

DESCRIPTION OF STREAM: Perennial/Tidal River	STREAM TYPE (ROSGEN): DA closest
HAVE FISHERIES BEEN DOCUMENTED? ☒ Yes ☐ No	DOES THE STREAM SYSTEM APPEAR STABLE? ☒ Yes ☐ No

OTHER KEY ON-SITE FUNCTIONS OF NOTE: NA

The following table can be used to compile data on stream resources. "Important Notes" are to include characteristics the evaluator used to determine principal function and value of each stream. The functions and values reference number are defined in Section 4.

FUNCTIONS/ VALUES	SUITABILITY (Y/N)	RATIONALE	PRINCIPAL FUNCTION/VALUE? (Y/N)	IMPORTANT NOTES
1	☒ Yes ☐ No	1A-4A	☒ Yes ☐ No	EI of EU high, EI of Zone of Influence low
2	☒ Yes ☐ No	1,5,8-11,13,15	☒ Yes ☐ No	Excellent public access nearby
3	☒ Yes ☐ No	1-6	☒ Yes ☐ No	17 fish species per NOAA
4	☒ Yes ☐ No	4,10,11,13	☒ Yes ☐ No	Coastal surge abatement but no surface detention
5	☐ Yes ☒ No	7,10,12,15	☐ Yes ☒ No	Not applicable to tidal systems
6	☒ Yes ☐ No	1,2	☒ Yes ☐ No	Marsh elder per NHB, Fauna per IPaC
7	☒ Yes ☐ No	1-5,7,10,14	☒ Yes ☐ No	sediment retention
8	☒ Yes ☐ No	2-6,10-11	☒ Yes ☐ No	Tides, Seaweed
9	☒ Yes ☐ No	1,2,6,8,9,12	☒ Yes ☐ No	East access, Primary viewing locations
10	☒ Yes ☐ No	1,4,8,10,11	☒ Yes ☐ No	Four tree island causeway promotes settling
11	☒ Yes ☐ No	3,6,8-11,16	☒ Yes ☐ No	Opportunity, Riprap
12	☒ Yes ☐ No	1,3,8-14,16-19,22,24,27,31	☒ Yes ☐ No	Local significance, history, park, fish pier
13	☒ Yes ☐ No	1,2,8,9,10-12	☒ Yes ☐ No	Public boat launch nearby
14	☒ Yes ☐ No	6,8,21	☒ Yes ☐ No	Highest rank per WAP & NWI re: waterfowl

SECTION 7 - ATTACHMENTS (USACE HIGHWAY METHODOLOGY; Env-Wt 311.10)

☒ Wildlife and vegetation diversity/abundance list.

☒ Photograph of wetland.

☒ Wetland delineation plans showing wetlands, vernal pools, and streams in relation to the impact area and surrounding landscape. Wetland IDs, vernal pool IDs, and stream IDs must be indicated on the plans.

☒ For projects in tidal areas only: additional information required by Env-Wt 603.03/603.04. Please refer to the Coastal Area Worksheet (NHDES-W-06-079) for more information.

ATTACHMENT 15

Wetland Function-Value Evaluation Form

Total area of wetland unlimited Human made? part-poss Is wetland part of a wildlife corridor? Yes or a "habitat island"? No

Adjacent land use Commercial-Fish Pier, Parks, Parking Distance to nearest roadway or other development 0-150'

Dominant wetland systems present E1UBL, E2US3M Contiguous undeveloped buffer zone present No

Is the wetland a separate hydraulic system? Not isolated If not, where does the wetland lie in the drainage basin? Bottom / Tidal

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

Wetland I.D. Piscataqua River

Latitude 43 04' 32.64" Longitude 70 44' 56.09"

Prepared by: M.Jacobs Date

Wetland Impact:
Type Possible Secondary / Indirect Area 6,110 SF

Evaluation based on:
Office YES Field Yes

Corps manual wetland delineation completed? Y N No

Function/Value	Suitability Y / N	Rationale (Reference #)*	Principal Function(s)/Value(s)	Comments
Groundwater Recharge/Discharge	N	7,10,12,15	N	7-perennial, 15-tidal
Floodflow Alteration	Y	4,10,11,13	Y	Coastal storm surge abatement, no surface detention
Fish and Shellfish Habitat	Y	1-6	Y	Mudflats,Fish Habitat per NOAA etc.
Sediment/Toxicant Retention	Y	1,4,8,10,11	Y	Four Tree Island cove promotes settling
Nutrient Removal	Y	1-5, 7,10,14	Y	Association w/sediment retention
Production Export	Y	2-6, 10-11	Y	Seaweed
Sediment/Shoreline Stabilization	Y	3,6,8-11,16	Y	Opportunity, Significant shoreline riprap, Sheet piling, Moderate per NWI
Wildlife Habitat	Y	6,8,21	Y	Moderate overall, High for waterfowl, Highest ranked per WAP
Recreation	Y	1,2,8,9,10-12	Y	Public boat launch across Peirce Island Road from subject
Educational/Scientific Value	Y	1,5,8-11,13,15	Y	Public access and parking across street, Four Tree Island
Uniqueness/Heritage	Y	1,3,8-14,16-19,22,24,27,31	Y	Local significance, Commercial fish pier
Visual Quality/Aesthetics	Y	1,2,6,8,9,12	Y	Easy access, Primary viewing location
ES Endangered Species Habitat	Y	1,2	Y	Per USF&W IPaC
Other Ecological Integrity	Y	1A-4A	Y	Mostly for evaluation unit, Not zone of influence

Notes:

* Refer to backup list of numbered considerations.

ATTACHMENT 16

Appendix A

Wetland evaluation supporting documentation; Reproducible forms.

Below is an example list of considerations that was used for a New Hampshire highway project. Considerations are flexible, based on best professional judgment and interdisciplinary team consensus. This example provides a comprehensive base, however, and may only need slight modifications for use in other projects.

GROUNDWATER RECHARGE/DISCHARGE— This function considers the potential for a wetland to serve as a groundwater recharge and/or discharge area. It refers to the fundamental interaction between wetlands and aquifers, regardless of the size or importance of either.

CONSIDERATIONS/QUALIFIERS

1. Public or private wells occur downstream of the wetland.
2. Potential exists for public or private wells downstream of the wetland.
3. Wetland is underlain by stratified drift.
4. Gravel or sandy soils present in or adjacent to the wetland.
5. Fragipan does not occur in the wetland.
6. Fragipan, impervious soils, or bedrock does occur in the wetland.
7. Wetland is associated with a perennial or intermittent watercourse.
8. Signs of groundwater recharge are present or piezometer data demonstrates recharge.
9. Wetland is associated with a watercourse but lacks a defined outlet or contains a constricted outlet.
10. Wetland contains only an outlet, no inlet.
11. Groundwater quality of stratified drift aquifer within or downstream of wetland meets drinking water standards.
12. Quality of water associated with the wetland is high.
13. Signs of groundwater discharge are present (e.g., springs).
14. Water temperature suggests it is a discharge site.
15. Wetland shows signs of variable water levels.
16. Piezometer data demonstrates discharge.
17. Other

FLOODFLOW ALTERATION (Storage & Desynchronization) — This function considers the effectiveness of the wetland in reducing flood damage by water retention for prolonged periods following precipitation events and the gradual release of floodwaters. It adds to the stability of the wetland ecological system or its buffering characteristics and provides social or economic value relative to erosion and/or flood prone areas.

CONSIDERATIONS/QUALIFIERS

1. Area of this wetland is large relative to its watershed.
2. Wetland occurs in the upper portions of its watershed.
3. Effective flood storage is small or non-existent upslope of or above the wetland.
4. Wetland watershed contains a high percent of impervious surfaces.
5. Wetland contains hydric soils which are able to absorb and detain water.
6. Wetland exists in a relatively flat area that has flood storage potential.
7. Wetland has an intermittent outlet, ponded water, or signs are present of variable water level.
8. During flood events, this wetland can retain higher volumes of water than under normal or average rainfall conditions.
9. Wetland receives and retains overland or sheet flow runoff from surrounding uplands.
10. In the event of a large storm, this wetland may receive and detain excessive flood water from a nearby watercourse.
11. Valuable properties, structures, or resources are located in or near the floodplain downstream from the wetland.
12. The watershed has a history of economic loss due to flooding.
13. This wetland is associated with one or more watercourses.
14. This wetland watercourse is sinuous or diffuse.
15. This wetland outlet is constricted.
16. Channel flow velocity is affected by this wetland.
17. Land uses downstream are protected by this wetland.
18. This wetland contains a high density of vegetation.
19. Other

FISH AND SHELLFISH HABITAT (FRESHWATER) — This function considers the effectiveness of seasonal or permanent watercourses associated with the wetland in question for fish and shellfish habitat.

CONSIDERATIONS/QUALIFIERS

1. Forest land dominant in the watershed above this wetland.
2. Abundance of cover objects present.

STOP HERE IF THIS WETLAND IS NOT ASSOCIATED WITH A WATERCOURSE

3. Size of this wetland is able to support large fish/shellfish populations.
4. Wetland is part of a larger, contiguous watercourse.
5. Wetland has sufficient size and depth in open water areas so as not to freeze solid and retain some open water during winter.
6. Stream width (bank to bank) is more than 50 feet.
7. Quality of the watercourse associated with this wetland is able to support healthy fish/shellfish populations.
8. Streamside vegetation provides shade for the watercourse.
9. Spawning areas are present (submerged vegetation or gravel beds).
10. Food is available to fish/shellfish populations within this wetland.
11. Barrier(s) to anadromous fish (such as dams, including beaver dams, waterfalls, road crossing) are absent from the stream reach associated with this wetland.
12. Evidence of fish is present.
13. Wetland is stocked with fish.
14. The watercourse is persistent.
15. Man-made streams are absent.
16. Water velocities are not too excessive for fish usage.
17. Defined stream channel is present.
18. Other

Although the above example refers to freshwater wetlands, it can also be adapted for marine ecosystems. The following is an example provided by the National Marine Fisheries Service (NMFS) of an adaptation for the fish and shellfish function.

FISH AND SHELLFISH HABITAT (MARINE) — This function considers the effectiveness of wetlands, embayments, tidal flats, vegetated shallows, and other environments in supporting marine resources such as fish, shellfish, marine mammals, and sea turtles.

CONSIDERATIONS/QUALIFIERS

1. Special aquatic sites (tidal marsh, mud flats, eelgrass beds) are present.
2. Suitable spawning habitat is present at the site or in the area.
3. Commercially or recreationally important species are present or suitable habitat exists.
4. The wetland/waterway supports prey for higher trophic level marine organisms.
5. The waterway provides migratory habitat for anadromous fish.
6. Essential fish habitat, as defined by the 1996 amendments to the Magnuson-Stevens Fishery & Conservation Act, is present (consultation with NMFS may be necessary).
7. Other

SEDIMENT/TOXICANT/PATHOGEN RETENTION — This function reduces or prevents degradation of water quality. It relates to the effectiveness of the wetland as a trap for sediments, toxicants, or pathogens in runoff water from surrounding uplands or upstream eroding wetland areas.

CONSIDERATIONS/QUALIFIERS

1. Potential sources of excess sediment are in the watershed above the wetland.
2. Potential or known sources of toxicants are in the watershed above the wetland.
3. Opportunity for sediment trapping by slow moving water or deepwater habitat are present in this wetland.
4. Fine grained mineral or organic soils are present.
5. Long duration water retention time is present in this wetland.
6. Public or private water sources occur downstream.
7. The wetland edge is broad and intermittently aerobic.
8. The wetland is known to have existed for more than 50 years.
9. Drainage ditches have not been constructed in the wetland.

STOP HERE IF WETLAND IS NOT ASSOCIATED WITH A WATERCOURSE.

10. Wetland is associated with an intermittent or perennial stream or a lake.
11. Channelized flows have visible velocity decreases in the wetland.
12. Effective floodwater storage in wetland is occurring. Areas of impounded open water are present.
13. No indicators of erosive forces are present. No high water velocities are present.
14. Diffuse water flows are present in the wetland.
15. Wetland has a high degree of water and vegetation interspersion.
16. Dense vegetation provides opportunity for sediment trapping and/or signs of sediment accumulation by dense vegetation is present.
17. Other

NUTRIENT REMOVAL/RETENTION/TRANSFORMATION — This function considers the effectiveness of the wetland as a trap for nutrients in runoff water from surrounding uplands or contiguous wetlands and the ability of the wetland to process these nutrients into other forms or trophic levels. One aspect of this function is to prevent ill effects of nutrients entering aquifers or surface waters such as ponds, lakes, streams, rivers, or estuaries.

CONSIDERATIONS/QUALIFIERS

1. Wetland is large relative to the size of its watershed.
2. Deep water or open water habitat exists.
3. Overall potential for sediment trapping exists in the wetland.

4. Potential sources of excess nutrients are present in the watershed above the wetland.
5. Wetland saturated for most of the season. Ponded water is present in the wetland.
6. Deep organic/sediment deposits are present.
7. Slowly drained fine grained mineral or organic soils are present.
8. Dense vegetation is present.
9. Emergent vegetation and/or dense woody stems are dominant.
10. Opportunity for nutrient attenuation exists.
11. Vegetation diversity/abundance sufficient to utilize nutrients.

STOP HERE IF WETLAND IS NOT ASSOCIATED WITH A WATERCOURSE.

12. Waterflow through this wetland is diffuse.
13. Water retention/detention time in this wetland is increased by constricted outlet or thick vegetation.
14. Water moves slowly through this wetland.
15. Other

PRODUCTION EXPORT (Nutrient) — This function evaluates the effectiveness of the wetland to produce food or usable products for humans or other living organisms.

CONSIDERATIONS/QUALIFIERS

1. Wildlife food sources grow within this wetland.
2. Detritus development is present within this wetland
3. Economically or commercially used products found in this wetland.
4. Evidence of wildlife use found within this wetland.
5. Higher trophic level consumers are utilizing this wetland.
6. Fish or shellfish develop or occur in this wetland.
7. High vegetation density is present.
8. Wetland exhibits high degree of plant community structure/species diversity.
9. High aquatic vegetative diversity/abundance is present.
10. Nutrients exported in wetland watercourses (permanent outlet present).
11. "Flushing" of relatively large amounts of organic plant material occurs from this wetland.
12. Wetland contains flowering plants that are used by nectar-gathering insects.
13. Indications of export are present.
14. High production levels occurring, however, no visible signs of export (assumes export is attenuated).
15. Other

SEDIMENT/SHORELINE STABILIZATION — This function considers the effectiveness of a wetland to stabilize streambanks and shorelines against erosion.

CONSIDERATIONS/QUALIFIERS

1. Indications of erosion or siltation are present.
2. Topographical gradient is present in wetland.
3. Potential sediment sources are present up-slope.
4. Potential sediment sources are present upstream.
5. No distinct shoreline or bank is evident between the waterbody and the wetland or upland.
6. A distinct step between the open waterbody or stream and the adjacent land exists (i.e., sharp bank) with dense roots throughout.
7. Wide wetland (>10') borders watercourse, lake, or pond.
8. High flow velocities in the wetland.
9. The watershed is of sufficient size to produce channelized flow.
10. Open water fetch is present.
11. Boating activity is present.
12. Dense vegetation is bordering watercourse, lake, or pond.
13. High percentage of energy-absorbing emergents and/or shrubs border a watercourse, lake, or pond.
14. Vegetation is comprised of large trees and shrubs that withstand major flood events or erosive incidents and stabilize the shoreline on a large scale (feet).
15. Vegetation is comprised of a dense resilient herbaceous layer that stabilizes sediments and the shoreline on a small scale (inches) during minor flood events or potentially erosive events.
16. Other

WILDLIFE HABITAT — This function considers the effectiveness of the wetland to provide habitat for various types and populations of animals typically associated with wetlands and the wetland edge. Both resident and/or migrating species must be considered. Species lists of observed and potential animals should be included in the wetland assessment report.[1]

CONSIDERATIONS/QUALIFIERS

1. Wetland is not degraded by human activity.
2. Water quality of the watercourse, pond, or lake associated with this wetland meets or exceeds Class A or B standards.
3. Wetland is not fragmented by development.
4. Upland surrounding this wetland is undeveloped.
5. More than 40% of this wetland edge is bordered by upland wildlife habitat (e.g., brushland, woodland, active farmland, or idle land) at least 500 feet in width.
6. Wetland is contiguous with other wetland systems connected by a watercourse or lake.
7. Wildlife overland access to other wetlands is present.
8. Wildlife food sources are within this wetland or are nearby.
9. Wetland exhibits a high degree of interspersion of vegetation classes and/or open water.
10. Two or more islands or inclusions of upland within the wetland are present.
11. Dominant wetland class includes deep or shallow marsh or wooded swamp.
12. More than three acres of shallow permanent open water (less than 6.6 feet deep), including streams in or adjacent to wetland, are present.
13. Density of the wetland vegetation is high.
14. Wetland exhibits a high degree of plant species diversity.
15. Wetland exhibits a high degree of diversity in plant community structure (e.g., tree/shrub/vine/grasses/mosses)
16. Plant/animal indicator species are present. (List species for project)
17. Animal signs observed (tracks, scats, nesting areas, etc.)
18. Seasonal uses vary for wildlife and wetland appears to support varied population diversity/abundance during different seasons.
19. Wetland contains or has potential to contain a high population of insects.
20. Wetland contains or has potential to contain large amphibian populations.
21. Wetland has a high avian utilization or its potential.
22. Indications of less disturbance-tolerant species are present.
23. Signs of wildlife habitat enhancement are present (birdhouses, nesting boxes, food sources, etc.).
24. Other

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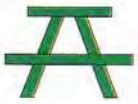
[1]In March 1995, a rapid wildlife habitat assessment method was completed by a University of Massachusetts research team with funding and oversight provided by the New England Transportation Consortium. The method is called WEThings (wetland habitat indicators for non-game species). It produces a list of potential wetland-dependent mammal, reptile, and amphibian species that may be present in the wetland. The output is based on observable habitat characteristics documented on the field data form. This method may be used to generate the wildlife species list recommended as backup information to the wetland evaluation form and to augment the considerations. Use of this method should first be coordinated with the Corps project manager. A computer program is also available to expedite this process.

RECREATION (Consumptive and Non-Consumptive) — This value considers the suitability of the wetland and associated watercourses to provide recreational opportunities such as hiking, canoeing, boating, fishing, hunting, and other active or passive recreational activities. Consumptive opportunities consume or diminish the plants, animals, or other resources that are intrinsic to the wetland. Non-consumptive opportunities do not consume or diminish these resources of the wetland.



CONSIDERATIONS/QUALIFIERS

1. Wetland is part of a recreation area, park, forest, or refuge.
2. Fishing is available within or from the wetland.
3. Hunting is permitted in the wetland.
4. Hiking occurs or has potential to occur within the wetland.
5. Wetland is a valuable wildlife habitat.
6. The watercourse, pond, or lake associated with the wetland is unpolluted.
7. High visual/aesthetic quality of this potential recreation site.
8. Access to water is available at this potential recreation site for boating, canoeing, or fishing.
9. The watercourse associated with this wetland is wide and deep enough to accommodate canoeing and/or non-powered boating.
10. Off-road public parking available at the potential recreation site.
11. Accessibility and travel ease is present at this site.
12. The wetland is within a short drive or safe walk from highly populated public and private areas.
13. Other

EDUCATIONAL/SCIENTIFIC VALUE — This value considers the suitability of the wetland as a site for an "outdoor classroom" or as a location for scientific study or research.

CONSIDERATIONS/QUALIFIERS

1. Wetland contains or is known to contain threatened, rare, or endangered species.
2. Little or no disturbance is occurring in this wetland.
3. Potential educational site contains a diversity of wetland classes which are accessible or potentially accessible.
4. Potential educational site is undisturbed and natural.
5. Wetland is considered to be a valuable wildlife habitat.
6. Wetland is located within a nature preserve or wildlife management area.
7. Signs of wildlife habitat enhancement present (bird houses, nesting boxes, food sources, etc.).
8. Off-road parking at potential educational site suitable for school bus access in or near wetland.
9. Potential educational site is within safe walking distance or a short drive to schools.
10. Potential educational site is within safe walking distance to other plant communities.
11. Direct access to perennial stream at potential educational site is available.
12. Direct access to pond or lake at potential educational site is available.
13. No known safety hazards exist within the potential educational site.
14. Public access to the potential educational site is controlled.
15. Handicap accessibility is available.
16. Site is currently used for educational or scientific purposes.
17. Other

UNIQUENESS/HERITAGE — This value considers the effectiveness of the wetland or its associated waterbodies to provide certain special values. These may include archaeological sites, critical habitat for endangered species, its overall health and appearance, its role in the ecological system of the area, its relative importance as a typical wetland class for this geographic location. These functions are clearly valuable wetland attributes relative to aspects of public health, recreation, and habitat diversity.

CONSIDERATIONS/QUALIFIERS

1. Upland surrounding wetland is primarily urban.
2. Upland surrounding wetland is developing rapidly.
3. More than 3 acres of shallow permanent open water (less than 6.6 feet deep), including streams, occur in wetlands.
4. Three or more wetland classes are present.
5. Deep and/or shallow marsh or wooded swamp dominate.
6. High degree of interspersion of vegetation and/or open water occur in this wetland.
7. Well-vegetated stream corridor (15 feet on each side of the stream) occurs in this wetland.
8. Potential educational site is within a short drive or a safe walk from schools.
9. Off-road parking at potential educational site is suitable for school buses.
10. No known safety hazards exist within this potential educational site.
11. Direct access to perennial stream or lake exists at potential educational site.
12. Two or more wetland classes are visible from primary viewing locations.
13. Low-growing wetlands (marshes, scrub-shrub, bogs, open water) are visible from primary viewing locations.
14. Half an acre of open water or 200 feet of stream is visible from the primary viewing locations.
15. Large area of wetland is dominated by flowering plants or plants that turn vibrant colors in different seasons.
16. General appearance of the wetland visible from primary viewing locations is unpolluted and/or undisturbed.
17. Overall view of the wetland is available from the surrounding upland.
18. Quality of the water associated with the wetland is high.
19. Opportunities for wildlife observations are available.
20. Historical buildings are found within the wetland.
21. Presence of pond or pond site and remains of a dam occur within the wetland.
22. Wetland is within 50 yards of the nearest perennial watercourse.
23. Visible stone or earthen foundations, berms, dams, standing structures, or associated features occur within the wetland.
24. Wetland contains critical habitat for a state- or federally-listed threatened or endangered species.
25. Wetland is known to be a study site for scientific research.
26. Wetland is a natural landmark or recognized by the state natural heritage inventory authority as an exemplary natural community.
27. Wetland has local significance because it serves several functional values.
28. Wetland has local significance because it has biological, geological, or other features that are locally rare or unique.
29. Wetland is known to contain an important archaeological site.
30. Wetland is hydrologically connected to a state or federally designated scenic river.
31. Wetland is located in an area experiencing a high wetland loss rate.
32. Other

VISUAL QUALITY/AESTHETICS — This value considers the visual and aesthetic quality or usefulness of the wetland.

CONSIDERATIONS/QUALIFIERS

1. Multiple wetland classes are visible from primary viewing locations.
2. Emergent marsh and/or open water are visible from primary viewing locations.
3. A diversity of vegetative species is visible from primary viewing locations.
4. Wetland is dominated by flowering plants or plants that turn vibrant colors in different seasons.
5. Land use surrounding the wetland is undeveloped as seen from primary viewing locations.
6. Visible surrounding land use form contrasts with wetland.
7. Wetland views absent of trash, debris, and signs of disturbance.
8. Wetland is considered to be a valuable wildlife habitat.
9. Wetland is easily accessed.
10. Low noise level at primary viewing locations.
11. Unpleasant odors absent at primary viewing locations.
12. Relatively unobstructed sight line exists through wetland.
13. Other

ENDANGERED SPECIES HABITAT — This value considers the suitability of the wetland to support threatened or endangered species.

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CONSIDERATIONS/QUALIFIERS

1. Wetland contains or is known to contain threatened or endangered species.
2. Wetland contains critical habitat for a state or federally listed threatened or endangered species.

PORTSMOUTH FISH PIER

Legend

- NH Parcels
- Additional Lines
- City/Town
- Impervious Surfaces in th of NH and Maine as of 20

ATTACHMENT 17

Map Scale

1: 1,624

Map Generated: 9/9/2024

Notes

IMPERVIOUS SURFACES AS OF 2021

PORTSMOUTH FISH PIER

Legend

- NH Parcels
- Additional Lines
- City/Town
- Surface Waters with Impa Quarter Mile Buffer
- Watersheds with Chloride

ATTACHMENT 18

Map Scale

1: 3,247

Map Generated: 9/16/2024

Notes

IMPAIRED WATERS

APPENDIX

Portsmouth Commercial Fish Pier
One Peirce Island Road
Portsmouth, NH
September 16, 2024

Image 1 – Looking easterly from the bridge over the river.

Image 2 - Looking northerly from the bridge over the river. Note the pier on left, Four Tree Island and Portsmouth Naval Shipyard.

Portsmouth Commercial Fish Pier
One Peirce Island Road
Portsmouth, NH
September 16, 2024

Image 3 - Looking northwesterly from the bridge at the pier and Piscataqua river. Note the Gundalow on left and Memorial Bridge.

Image 4 - Looking southwesterly from Four Tree Island. Note the marsh elder and salt marsh in the foreground. Note the commercial fish pier property in the background.

Appendix B – Site Plans

CIVIL NOTES

1. VERIFY EXISTING CONDITIONS AND DIMENSIONS, AND REPORT DISCREPANCIES TO THE OWNERS REPRESENTATIVE. PROCEED WITH THE WORK ONLY AFTER THE DISCREPANCY(IES) HAS(HAVE) BEEN RESOLVED BY THE OWNERS REPRESENTATIVE.

2. THE LOCATION OF EXISTING UNDERGROUND UTILITIES ARE BASED ON RECORD DRAWINGS AND/OR FIELD SURVEYS AND ARE APPROXIMATE. DETERMINE THE EXACT LOCATION OF ALL APPLICABLE UNDERGROUND UTILITIES PRIOR TO BEGINNING WORK. CONTACT "DIG SAFE" AT 1-888-344-7233 AND OBTAIN A "DIG SAFE" PERMIT PRIOR TO COMMENCING EXCAVATION OPERATIONS ON THE SITE.

3. COMPONENTS ARE NEW WITHIN THE LIMIT(S) OF WORK AND ARE TO BE PROVIDED BY THE CONTRACTOR UNLESS NOTED OTHERWISE.

4. AT THE END OF EACH WORKING DAY, LEAVE THE CONSTRUCTION SITE IN A SAFE AND ORDERLY CONDITION ACCEPTABLE TO THE OWNERS REPRESENTATIVE.

5. PROTECT EXISTING SYSTEMS AND SURFACES TO REMAIN. REPAIR OR REPLACE DAMAGE RESULTING FROM THE CONTRACTORS OPERATIONS AS APPROVED BY THE OWNERS REPRESENTATIVE AT NO ADDITIONAL COST TO THE OWNER.

6. PROVIDE WORK IN COMPLIANCE WITH INDUSTRY STANDARDS AND IN A WORKMANLIKE PROFESSIONAL MANNER.

7. PROVIDE WORK AND MATERIALS INCLUDED IN THIS CONTRACT THAT CONFORM TO STATE, FEDERAL AND OTHER CODES AND ORDINANCES WHICH APPLY TO THIS PROJECT.

8. THE FOLLOWING PERMIT HAS BEEN OBTAINED BY THE OWNER TO ALLOW FOR THE COMPLETION OF WORK. ALL KNOWN CONDITIONS THAT WILL AFFECT THE CONTRACT HAVE BEEN INCLUDED IN THE SCOPE OF WORK IDENTIFIED ON THE DRAWINGS AND SPECIFICATIONS. ABIDE BY ALL CONDITIONS AND REQUIREMENTS OF THE PERMIT.
   A. NHDES WETLANDS PERMIT.

9. COORDINATE WORK ASSOCIATED WITH ELECTRIC AND COMMUNICATIONS SERVICE WITH EVERSOURCE, COMAST AND CONSOLIDATED COMMUNICATIONS. PROVIDE UTILITY SERVICE CONSTRUCTION IN ACCORDANCE WITH UTILITY COMPANY STANDARDS AND REQUIREMENTS.

10. PAY UTILITY COMPANY FEES FOR WORK BY THE UTILITY COMPANY INDICATED/REQUIRED ON THE CONTRACT DOCUMENTS DIRECTLY TO THE UTILITY COMPANY.

11. PROVIDE WATER SERVICE WORK IN ACCORDANCE WITH CITY OF PORTSMOUTH WATER DIVISION STANDARDS AND SPECIFICATIONS. COORDINATE AND ARRANGE FOR WORK AND INSPECTIONS REQUIRED BY CITY OF PORTSMOUTH WATER DIVISION.

12. RESTORE TURF AREAS DISTURBED OR RUTTED DUE TO CONSTRUCTION ACTIVITIES TO MEET OR EXCEED PRECONSTRUCTION CONDITIONS. SPREAD TOPSOIL TO FILL DEPRESSION OR DISTURBANCE, FINE GRADE, SEED, MULCH AND FERTILIZE. MAINTAIN SEEDED AREAS TO ESTABLISH SATISFACTORY TURF CONDITIONS (90% VEGETATION COVER).

13. PROVIDE A MINIMUM OF 4 INCHES OF TOPSOIL (LOAM), SEED, MULCH AND FERTILIZER FOR ALL DISTURBED AREAS NOT OTHERWISE SPECIFIED.

14. PROVIDE LOAM (TOPSOIL), SEED (PARK SEED), MULCH, FERTILIZER AND TURF ESTABLISHMENT IN ACCORDANCE WITH NHDOT STANDARD SPECIFICATIONS:
   14.1. SECTION 641 – LOAM
   14.2. SECTION 642 – LIMESTONE
   14.3. SECTION 643 – FERTILIZER FOR GRASSES
   14.4. SECTION 644 – GRASS SEED
   14.5. SECTION 645 – EROSION CONTROL
   14.6. SECTION 646 – TURF ESTABLISHMENT

EROSION AND SEDIMENT CONTROL NOTES

A. GENERAL NOTES

1. DURING CONSTRUCTION AND THEREAFTER, PROVIDE EROSION CONTROL MEASURES AS INDICATED AND SPECIFIED. PROVIDE EROSION CONTROL MEASURES IN ACCORDANCE WITH THE "NEW HAMPSHIRE STORM WATER MANUAL".

2. TEMPORARY EROSION CONTROL MEASURES INCLUDE THE USE OF EROSION CONTROL DEVICES AND PROVISIONS FOR STABILIZING INACTIVE AREAS. PERMANENT EROSION CONTROL MEASURES INCLUDE RESTORATION OF PAVEMENT AND PERMANENT SEEDING AND MULCH.

3. PROVIDE PERIMETER EROSION CONTROLS PRIOR TO BEGINNING EARTH DISTURBING ACTIVITIES.

4. PROVIDE EROSION CONTROL MEASURES TO CONTROL EROSION AND SEDIMENTATION FROM THE PROJECT SITE. THE MEASURES INDICATED ON THE DRAWINGS ARE A MINIMUM TO BE PROVIDED. PROVIDE ADDITIONAL MEASURES AS NECESSARY AND APPLICABLE TO CONTROL EROSION AND SEDIMENTATION FROM LEAVING THE PROJECT AREA.

5. AN AREA WILL BE CONSIDERED STABLE IF THE FOLLOWING HAS OCCURRED:
   A. BASE COURSE GRAVELS HAVE BEEN INSTALLED IN AREAS TO BE PAVED.
   B. A MINIMUM OF 85 PERCENT VEGETATIVE GROWTH HAS BEEN ESTABLISHED.

6. STABILIZE ROADWAYS AND PARKING LOTS WITHIN 72 HOURS OF ACHIEVING FINISHED GRADE.

B. INSPECTION AND MAINTENANCE

1. INSPECT DISTURBED AND IMPERVIOUS AREAS, EROSION CONTROL MEASURES, AREAS USED FOR STORAGE THAT ARE EXPOSED TO PRECIPITATION, AND LOCATIONS WHERE VEHICLES ENTER OR EXIT THE PROJECT AREA AT LEAST ONCE A WEEK AND BEFORE AND AFTER EACH STORM EVENT, GREATER THAN 0.1", PRIOR TO COMPLETION OF PERMANENT STABILIZATION. A PERSON WITH KNOWLEDGE OF EROSION AND STORMWATER CONTROL, INCLUDING THE NPDES STANDARDS MUST CONDUCT THE INSPECTION. THIS PERSON MUST BE IDENTIFIED IN THE INSPECTION LOG. IF BEST MANAGEMENT PRACTICES (BMPs) NEED TO BE MODIFIED OR IF ADDITIONAL BMPs ARE NECESSARY, IMPLEMENTATION MUST BE COMPLETED WITHIN 7 CALENDAR DAYS AND PRIOR TO ANY STORM EVENT (RAINFALL). MEASURES MUST BE MAINTAINED IN EFFECTIVE OPERATING CONDITION UNTIL AREAS ARE PERMANENTLY STABILIZED.

2. KEEP AND MAINTAIN A LOG (REPORT) SUMMARIZING THE SCOPE OF THE INSPECTION, NAME(S) AND QUALIFICATIONS OF THE PERSONNEL MAKING THE INSPECTION, THE DATE(S) OF THE INSPECTION, AND MAJOR OBSERVATIONS RELATING TO OPERATION OF EROSION AND SEDIMENTATION CONTROLS AND POLLUTION PREVENTION MEASURES. MAJOR OBSERVATIONS MUST INCLUDE: BMPs THAT NEED TO BE MAINTAINED; LOCATION(S) OF BMPs THAT FAILED TO OPERATE AS DESIGNED OR PROVED INADEQUATE FOR A PARTICULAR LOCATION; AND LOCATION(S) WHERE ADDITIONAL BMPs ARE NEEDED THAT DID NOT EXIST AT THE TIME OF INSPECTION. FOLLOW-UP TO CORRECT DEFICIENCIES OR ENHANCE CONTROLS MUST ALSO BE INDICATED IN THE LOG AND DATED, INCLUDING WHAT ACTION WAS TAKEN AND WHEN.

3. MAINTAIN EROSION CONTROL MEASURES FOR THE LIFE OF THE PROJECT AND UNTIL PERMANENT STABILIZATION OF THE ENTIRE SITE IS ESTABLISHED.

4. PROTECT STABILIZED AREAS FROM EROSION AND IMMEDIATELY REPAIR/REVEGETATE ERODED AREAS.

5. REMOVE TEMPORARY EROSION CONTROL MEASURES WITHIN 30 DAYS AFTER THE TRIBUTARY AREA HAS BEEN PERMANENTLY STABILIZED. REMOVE ANY ACCUMULATED SEDIMENTS.

C. SOIL STOCKPILE STABILIZATION

1. COVER SOIL AND FILL STOCKPILES WITH AN ANCHORED TARP WITHIN 7 DAYS OR PRIOR TO ANY RAINFALL.

2. PROVIDE A SOIL SEDIMENT BARRIER (e.g. COMPOST FILTER SOCK) AROUND THE DOWNHILL EDGE OF THE STOCKPILE TO TRAP SEDIMENTS.

3. LOCATE SOIL STOCKPILE AT LEAST 100 FEET FROM ANY WETLAND OR OTHER WATER BODY.

D. WINTER STABILIZATION

THE WINTER CONSTRUCTION PERIOD IS FROM OCTOBER 15 THROUGH MAY 15. IF THE SITE IS NOT STABILIZED WITH PAVEMENT, A ROAD GRAVEL BASE, 85% MATURE VEGETATION COVER BY OCTOBER 15 THEN THE SITE SHALL BE PROTECTED WITH OVER-WINTER STABILIZATION.

1. AFTER NOVEMBER 15TH, INCOMPLETE PAVED AREAS WHERE ACTIVE CONSTRUCTION OF THE PAVED AREA HAS STOPPED FOR THE WINTER SEASON SHALL BE PROTECTED WITH A MINIMUM 3 INCH LAYER OF BASE COURSE (NHDOT ITEM 304.3).
2. VEGETATED AREAS: PROVIDE SEED AND COVER WITH 3 TO 4 TONS OF HAY OR STRAW MULCH PER ACRE SECURED WITH ANCHORED NETTING, OR 2 INCHES OF EROSION CONTROL MIX WITHIN A DAY OF ESTABLISHING THE GRADE THAT IS FINAL OR THAT OTHERWISE WILL EXIST FOR MORE THAN 5 DAYS.

E. OFF-SITE VEHICLE TRACKING

1. SWEEP ADJACENT PAVED AREAS AND ROADS AS NECESSARY AND AS DIRECTED BY THE OWNERS REPRESENTATIVE TO KEEP THEM FREE OF SEDIMENTS RESULTING FROM CONSTRUCTION ACTIVITIES.

F. HOUSEKEEPING

1. STORE WASTE MATERIALS IN SECURELY LIDDED RECEPTACLES. TRASH AND CONSTRUCTION DEBRIS FROM THE SITE WILL BE DEPOSITED IN A DUMPSTER PROVIDED BY THE CONTRACTOR. DO NOT BURY CONSTRUCTION WASTE MATERIALS ON-SITE.

2. DISPOSE OF HAZARDOUS WASTE MATERIALS IN THE MANNER SPECIFIED BY LOCAL OR STATE REGULATIONS OR BY THE MANUFACTURER.

3. STORE MATERIALS ON-SITE IN A NEAT, ORDERLY MANNER IN THEIR PROPER (ORIGINAL IF POSSIBLE) CONTAINER AND IF POSSIBLE UNDER A ROOF OR OTHER ENCLOSURE. STORE ONLY SUFFICIENT AMOUNTS OF MATERIALS TO COMPLETE THE JOB.

4. DISPOSE OF SURPLUS MATERIALS IN ACCORDANCE WITH THE MANUFACTURERS RECOMMENDATIONS, STATE AND FEDERAL CODES.

5. MONITOR CONSTRUCTION RELATED EQUIPMENT AND VEHICLES FOR LEAKS AND PROVIDE REGULAR PREVENTATIVE MAINTENANCE TO AVOID LEAKAGE.

G. CONSTRUCTION DEWATERING

1. IF DEWATERING OF EXCAVATIONS IS NECESSARY, INFILTRATE DEWATERING WASTEWATER INTO THE GROUND USING INFILTRATION PITS OR UTILIZE GEOTEXTILE FILTER BAG (SEE 4/C-502). PHASE CONSTRUCTION ACTIVITIES AROUND THE TIDE CYCLE TO AVOID CONSTRUCTION DEWATERING.

CIVIL LEGEND

	EXISTING BUILDING
	EXISTING PROPERTY LINE
	EXISTING HIGHEST OBSERVABLE TIDE LINE
	EXISTING LIMIT OF TIDAL BUFFER ZONE
	EXISTING LIMIT OF FLOOD HAZARD AREA
	EXISTING STRUCTURE ROOF OVERHANG
EEOP	EXISTING EDGE OF PAVEMENT
EEOC	EXISTING EDGE OF CONCRETE
	EXISTING FENCE
	EXISTING WOOD GUARDRAIL
14	EXISTING GRADE CONTOUR LINE
EW(3")	EXISTING WATER LINE
ESFM(2")	EXISTING SANITARY FORCE MAIN
EUE/C	EXISTING UNDERGROUND ELECTRIC AND COMMUNICATIONS LINE
EOHW	EXISTING OVERHEAD WIRES
EFG/D	EXISTING UNDERGROUND FUEL LINES (GAS AND DIESEL)
AB EW	EXISTING ABANDONED WATER LINE
AB EUE	EXISTING ABANDONED UNDERGROUND ELECTRIC LINE
T	EXISTING TRANSFORMER ON CONCRETE PAD
x60.0E	EXISTING GRADE SPOT ELEVATION
	EXISTING UTILITY POLE
	EXISTING WATER SHUTOFF
ESMH	EXISTING SEWER MANHOLE
ESPS	EXISTING SEWER PUMP STATION
ECB	EXISTING CATCH BASIN
	EXISTING HYDRANT
	EXISTING LIGHT POLE AND FIXTURE
	EXISTING BOLLARD
B-1	EXISTING SOIL TEST LOCATION
	EXISTING TREE
	EXISTING RIPRAP
	EXISTING CONCRETE PAD/SLAB
E1UBL	EXISTING WETLAND CLASSIFICATION CODE

	BUILDING LINE
	SAWCUT EXISTING PAVEMENT
W(2")	WATER LINE (PIPE SIZE AS NOTED)
UC(2-2")	COMMUNICATIONS LINE (CONDUIT SIZE AS NOTED)
SFM(2")	SANITARY FORCE MAIN (PIPE SIZE AS NOTED)
CFS	COMPOST FILTER SOCK
65	FINISH GRADE CONTOUR LINE
EOP	EDGE OF PAVEMENT
EOC	EDGE OF CONCRETE
60.0F	FINISH GRADE SPOT ELEVATION
	BOLLARD
SPS	SEWER PUMP STATION
	CONCRETE PAD/SLAB

CIVIL ABBREVIATIONS

APPROX	APPROXIMATE
ASTM	AMERICAN SOCIETY FOR TESTING AND MATERIALS
BMPs	BEST MANAGEMENT PRACTICES
CONC	CONCRETE
D	DEPTH
DIA	DIAMETER
E	EXISTING
ELEV	ELEVATION
EQ	EQUAL
EXIST	EXISTING
F	FINISH
FFE	FINISH FLOOR ELEVATION
FPE	FINISH PAD ELEVATION
GAL	GALLON
GALV	GALVANIZED
GFA	GROUND FLOOR AREA
GPM	GALLONS PER MINUTE
HLA	HIGH LEVEL ALARM
L	LENGTH
MAG	MAGNETIC
MIN	MINIMUM
MLLW	MEAN LOWER LOW WATER
NAD83	NORTH AMERICAN DATUM 1983
NAVD88	NORTH AMERICAN VERTICAL DATUM 1988
NHDES	NEW HAMPSHIRE DEPARTMENT OF ENVIRONMENTAL SERVICES
NHDOT	NEW HAMPSHIRE DEPARTMENT OF TRANSPORTATION
NPDES	NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM
OC	ON CENTER
OSHA	OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION
PE	POLYETHYLENE
PVC	POLYVINYL CHLORIDE PIPE
PSI	POUNDS PER SQUARE INCH
R	RADIUS
REINF	REINFORCED
RET	RETAINING
S	SLOPE
SF	SQUARE FEET
SS	STAINLESS STEEL
SIM	SIMILAR
T	THICKNESS
TBM	TEMPORARY BENCH MARK
TYP	TYPICAL
VIF	VERIFY IN FIELD
W	WIDTH
W/	WITH
WWF	WELDED WIRE FABRIC

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THE STATE OF NEW HAMPSHIRE
STEVEN E. SARGENT No.9292 LICENSED PROFESSIONAL ENGINEER
9-24-24

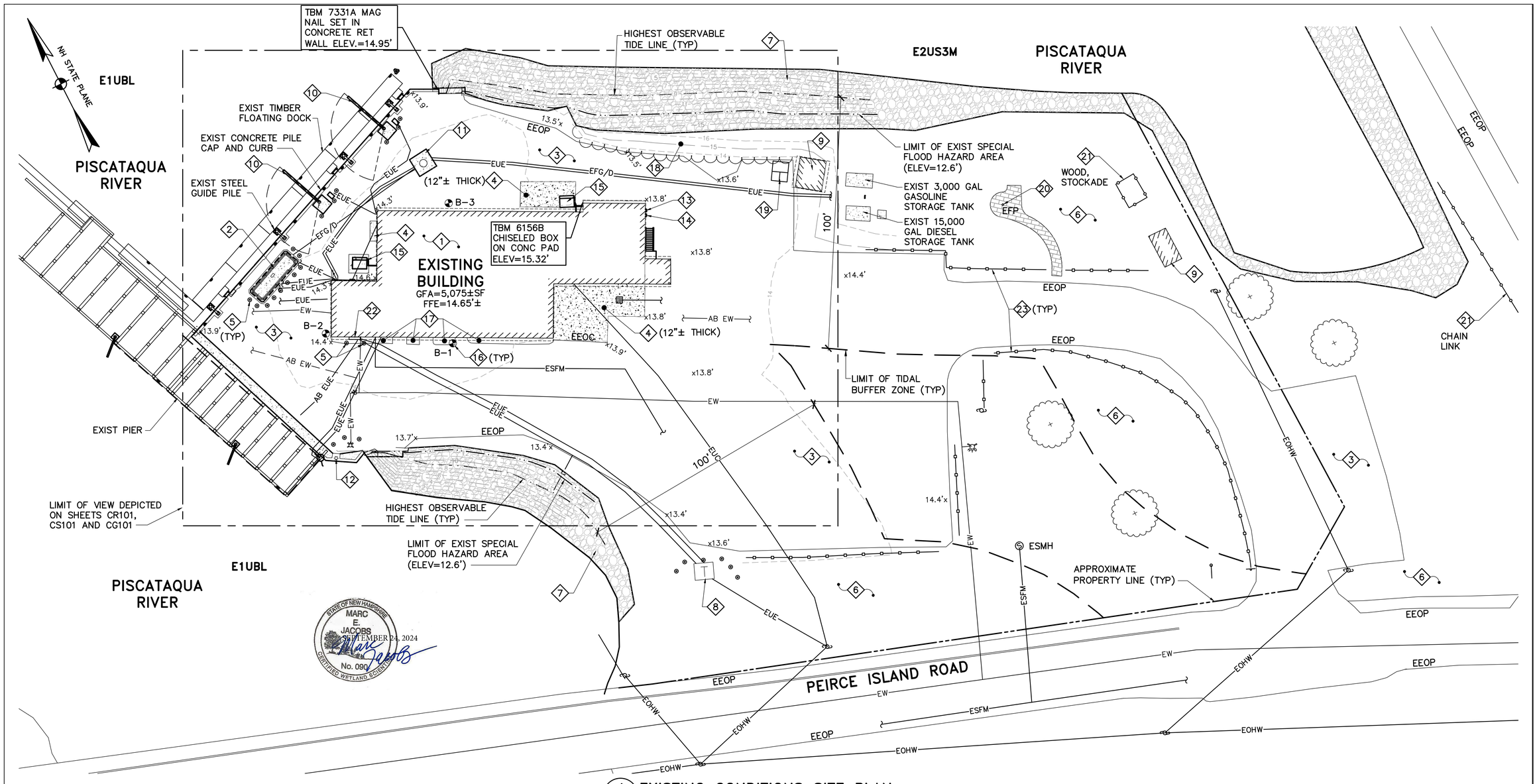
DESIGNED BY: SES
DRAWN BY: SES
CHECKED BY: SES
PROJECT: 22304.21

PEASE DEVELOPMENT AUTHORITY
DIVISION OF PORTS AND HARBORS
555 Market Street
Portsmouth, NH

PORTSMOUTH COMMERCIAL FISH PIER
BUILDING REPLACEMENT
Peirce Island Road
Portsmouth, NH

CIVIL LEGEND, NOTES, AND ABBREVIATIONS

SCALE: AS NOTED
DATE: 09-24-24
DWG.: C-001
SHEET: 6 OF 57



MARC E. JACOBS
STATE OF NEW HAMPSHIRE
SEPTEMBER 24, 2024
No. 090
CERTIFIED WETLAND SCIENTIST

EXISTING KEYNOTES: (THIS SHEET ONLY).

1. EXISTING BUILDING.
2. EXISTING FUEL DISPENSER BUILDING ON CONCRETE FOUNDATION.
3. EXISTING ASPHALT CONCRETE PAVEMENT.
4. EXISTING CONCRETE PAD/SLAB.
5. EXISTING BOLLARD.
6. EXISTING TURF/GRASS.
7. EXISTING RIPRAP.
8. EXISTING TRANSFORMER ON CONCRETE PAD.
9. EXISTING SHED.
10. EXISTING JIB CRANE AND FOUNDATION.
11. EXISTING FUEL SUMP PIT.
12. POLE MOUNTED FLOOD LIGHT AND SECURITY CAMERA.
13. EXISTING GASOLINE HLA MOUNTED ON BUILDING WALL.
14. EXISTING DIESEL HLA MOUNTED ON BUILDING WALL.
15. EXISTING COMPRESSOR ON CONCRETE PAD.
16. EXISTING SOIL TEST BORING, SEE SHEET B-001.
17. EXISTING GRASS AND WEEDS.
18. EXISTING WEEDS, BRUSH AND TREES.
19. EXISTING DUMPSTER.
20. EXISTING FLAG POLE.
21. EXISTING FENCE, TYPE AS INDICATED.
22. EXISTING ELECTRIC METER AND DISCONNECT.
23. EXISTING WOOD GUARDRAIL EXIST.

1 CX101 EXISTING CONDITIONS SITE PLAN

SCALE: 1"=20'

PARCEL INFORMATION

PARCEL ADDRESS: 1 PEIRCE ISLAND ROAD

OWNER: PDA DIVISON OF PORTS AND HARBORS

ASSESSORS MAP: MAP 208, LOT 1A

LOT AREA: 1.967 ACRES

TIDE INFORMATION

ELEVATIONS OF TIDAL DATUM REFERRED TO MEAN LOWER LOW WATER (MLLW) IN FEET:

HIGHEST OBSERVED WATER LEVEL (02/07/1978)	= 12.52
MEAN HIGHER HIGH WATER (MHHW)	= 8.84
MEAN HIGH WATER (MHW)	= 8.43
NORTH AMERICAN VERTICAL DATUM-1988 (NAVD88)	= 4.62
MEAN SEA LEVEL (MSL)	= 4.43
MEAN TIDE LEVEL (MTL)	= 4.38
MEAN LOW WATER (MLW)	= 0.32
MEAN LOWER LOW WATER (MLLW)	= 0.00
LOWEST OBSERVED WATER LEVEL (11/30/1955)	= -3.35

NOTES

1. THE LOCATION OF EXISTING UNDERGROUND UTILITIES ARE BASED ON UTILITY LOCATION PAINT MARKS BY DOUCET SURVEY IN MARCH OF 2024 AND RECORD DRAWINGS..
2. EXISTING CONDITIONS ARE BASED ON A LIMITED TOPOGRAPHIC SURVEY COMPLETED BY DOUCET SURVEY IN MARCH OF 2024 AND RECORD DRAWINGS.
3. HORIZONTAL CONTROL IS BASED ON NEW HAMPSHIRE STATE PLANE COORDINATE SYSTEM, NAD83. VERTICAL CONTROL IS BASED ON MEAN LOWER LOW WATER (4.62' ABOVE NAVD88).
4. THE PROJECT SITE IS PARTIALLY LOCATED WITHIN "OTHER AREAS OF FLOOD HAZARD", AND "SPECIAL FLOOD HAZARD AREAS" PER FEMA MAP NUMBER 33015C0278F, DATED JANUARY 29, 2021.

GRAPHIC SCALE

1"=20'

20' 10' 0 20' 60'

CHECK GRAPHIC SCALE BEFORE USING

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THE STATE OF NEW HAMPSHIRE
STEVEN E SARGENT No.9292 LICENSED PROFESSIONAL ENGINEER
7-24-24

DESIGNED BY: SES
DRAWN BY: SES
CHECKED BY: SES
PROJECT: 22304.21

PEASE DEVELOPMENT AUTHORITY
DIVISION OF PORTS AND HARBORS
555 Market Street
Portsmouth, NH

PORTSMOUTH COMMERCIAL FISH PIER
BUILDING REPLACEMENT
Peirce Island Road
Portsmouth, NH

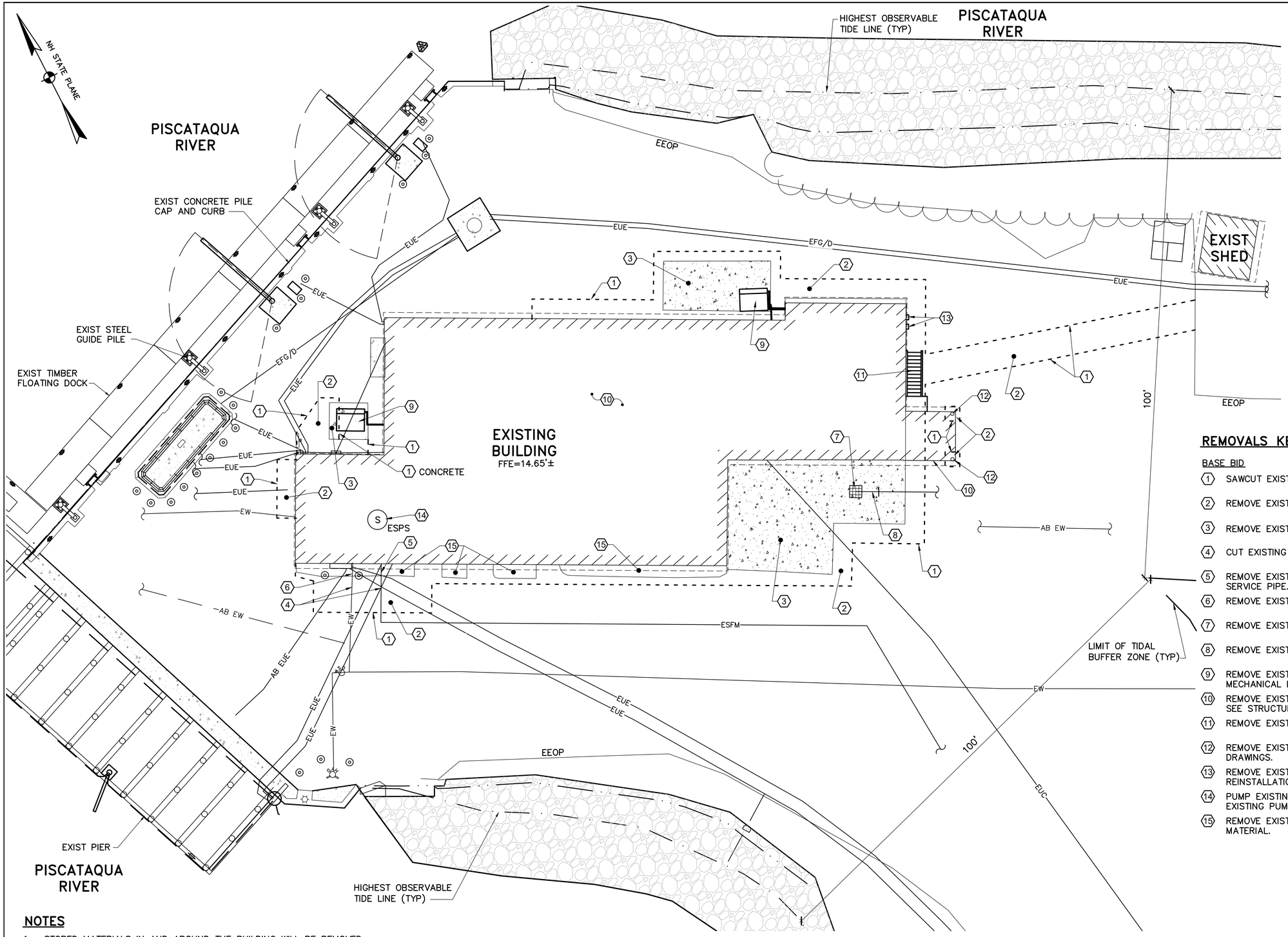
EXISTING CONDITIONS SITE PLAN

SCALE: AS NOTED

DATE: 09-24-24

DWG.: **CX101**

SHEET: 7 OF 57



NOTES

1. STORED MATERIALS IN AND AROUND THE BUILDING WILL BE REMOVED BY THE OWNER.
2. PROVIDE PERIMETER EROSION CONTROL MEASURES AS INDICATED ON SHEET CG101 PRIOR TO COMMENCING DEMOLITION ACTIVITIES.
3. COORDINATE AND ARRANGE FOR TEMPORARY SHUT–OFF AND RESTART OF EXISTING UTILITY SERVICES TO ALLOW FOR CONSTRUCTION.

1 CR101 **SITE REMOVALS PLAN**
SCALE: 1"=10'

REMOVALS KEYNOTES: (THIS SHEET ONLY).

BASE BID

1. SAWCUT EXISTING PAVEMENT.
2. REMOVE EXISTING ASPHALT CONCRETE PAVEMENT.
3. REMOVE EXISTING CONCRETE SLAB/PAD.
4. CUT EXISTING PIPE.
5. REMOVE EXISTING FORCE MAIN SEWER SERVICE PIPE.
6. REMOVE EXISTING WATER SERVICE PIPE.
7. REMOVE EXISTING CATCH BASIN.
8. REMOVE EXISTING DRAIN LINE AND CAP REMAINING END.
9. REMOVE EXISTING MECHANICAL EQUIPMENT, SEE MECHANICAL DRAWINGS.
10. REMOVE EXISTING BUILDING AND PARTIAL FOUNDATIONS, SEE STRUCTURAL AND ARCHITECTURAL DRAWINGS.
11. REMOVE EXISTING STAIR, SEE ARCHITECTURAL DRAWINGS.
12. REMOVE EXISTING PIER FOUNATIONS, SEE STRUCTURAL DRAWINGS.
13. REMOVE EXISTING HIGH LEVEL ALARM AND STORE FOR REINSTALLATION.
14. PUMP EXISTING PUMP WET WELL AND REMOVE THE EXISTING PUMPS AND WET WELL.
15. REMOVE EXISTING VEGETATION, TOPSOIL AND ORGANIC MATERIAL.

GRAPHIC SCALE

10' 5' 0 10' 30'
1"=10'

CHECK GRAPHIC SCALE BEFORE USING

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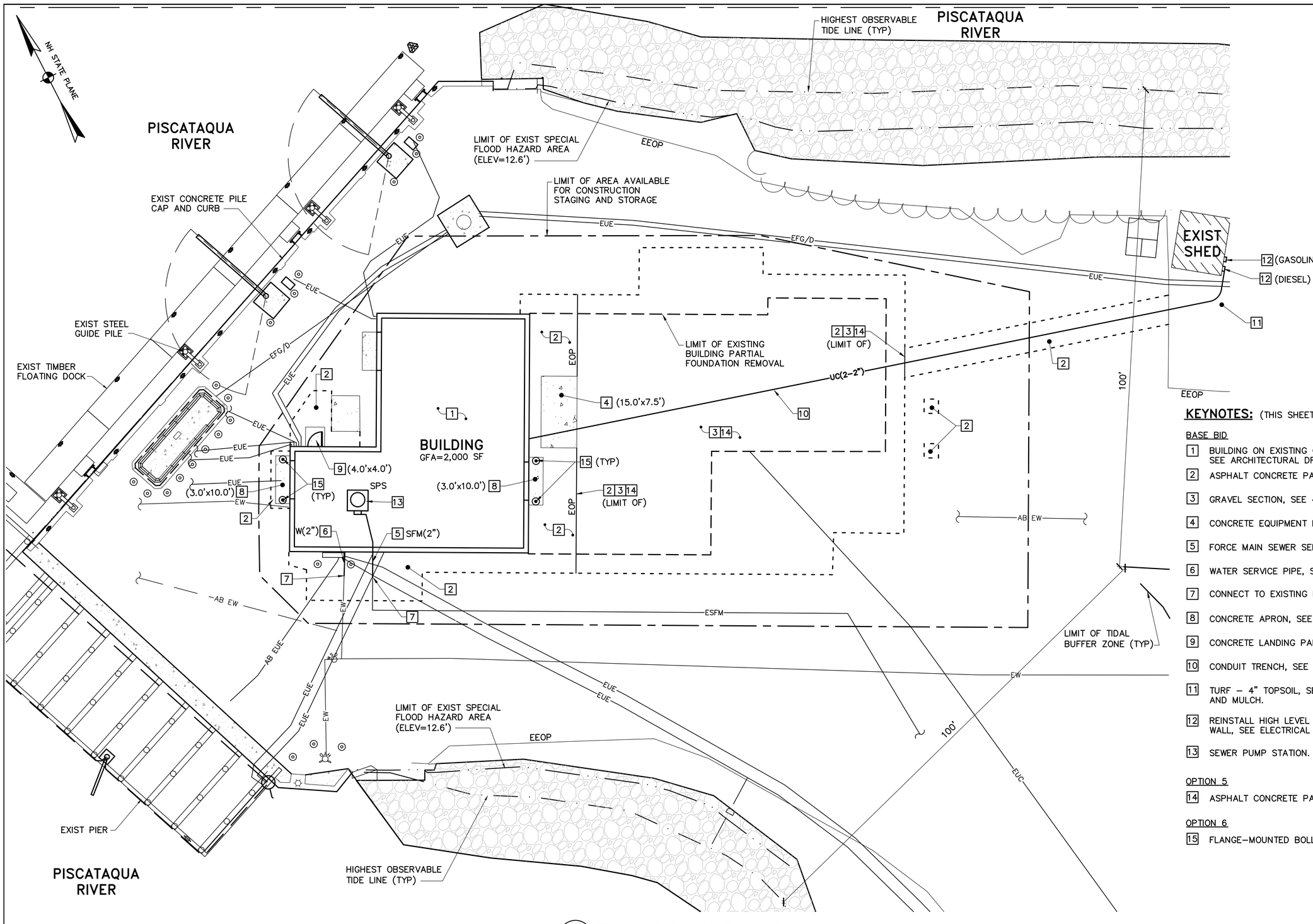
Portsmouth, NH

SITE REMOVALS PLAN

SCALE: AS NOTED
DATE: 09-24-24
DWG.: **CR101**
SHEET: 8 OF 57



1 CS101 **SITE AND UTILITIES PLAN**
SCALE: 1"=10'

KEYNOTES: (THIS SHEET ONLY).

BASE BID

1. BUILDING ON EXISTING CONCRETE FOUNDATIONS, SEE ARCHITECTURAL DRAWINGS.
2. ASPHALT CONCRETE PAVEMENT, SEE 1/C–501.
3. GRAVEL SECTION, SEE 4/C–501.
4. CONCRETE EQUIPMENT PAD, SEE 5/C–501.
5. FORCE MAIN SEWER SERVICE PIPE, SEE 2/C–502.
6. WATER SERVICE PIPE, SEE 2/C–502.
7. CONNECT TO EXISTING PIPE WITH PRESSURE COUPLING.
8. CONCRETE APRON, SEE 3/C–501.
9. CONCRETE LANDING PAD, SEE 2/C–501.
10. CONDUIT TRENCH, SEE 5/C–502.
11. TURF – 4" TOPSOIL, SEED, FERTILIZER AND MULCH.
12. REINSTALL HIGH LEVEL ALARM ON SHED WALL, SEE ELECTRICAL DRAWINGS.
13. SEWER PUMP STATION. SEE 1/C–502.

OPTION 5

14. ASPHALT CONCRETE PAVEMENT, SEE 1/C–501.

OPTION 6

15. FLANGE–MOUNTED BOLLARD, SEE 6/C–501.

GRAPHIC SCALE
10' 5' 0 10' 30'
1"=10'
CHECK GRAPHIC SCALE BEFORE USING

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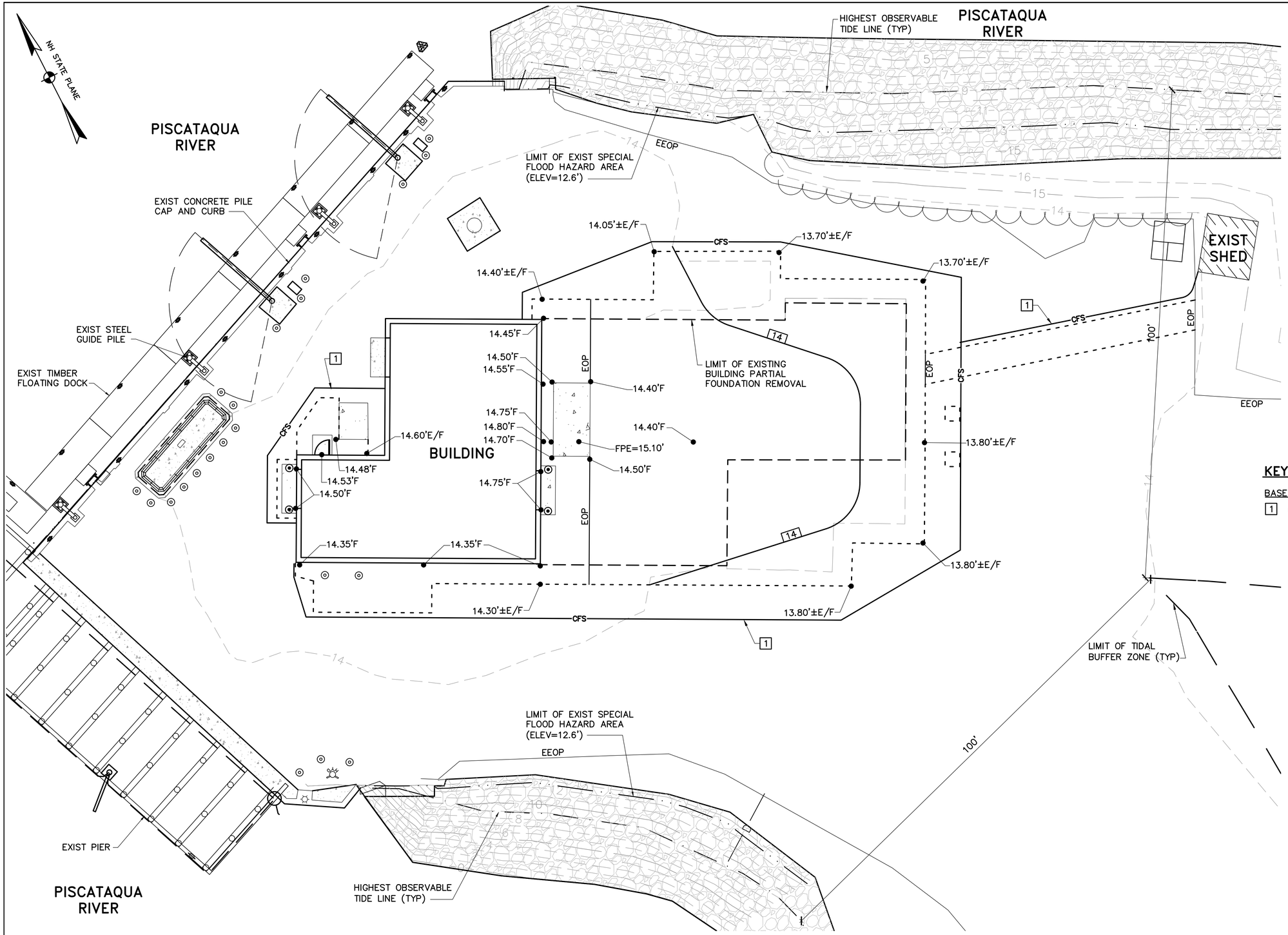
SITE AND UTILITIES PLAN

SCALE: AS NOTED
DATE: 09-24-24
DWG.: **CS101**
SHEET: 9 OF 57



KEYNOTES: (THIS SHEET ONLY).

BASE BID

[1] COMPOST FILTER SOCK, SEE 3/C-502.

1 CG101 GRADING, DRAINAGE, AND EROSION CONTROL PLAN
SCALE: 1"=10'

GRAPHIC SCALE
1"=10' 10' 5' 0 10' 30'
CHECK GRAPHIC SCALE BEFORE USING

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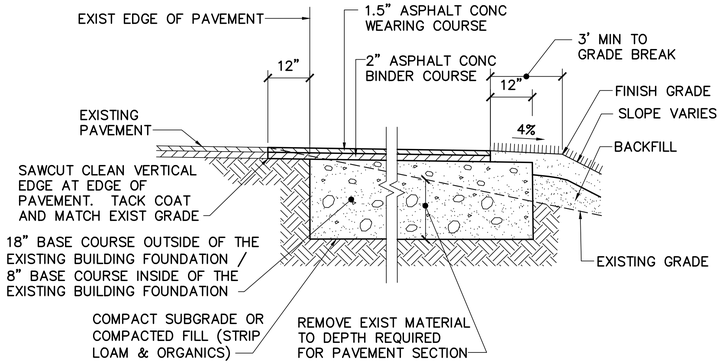
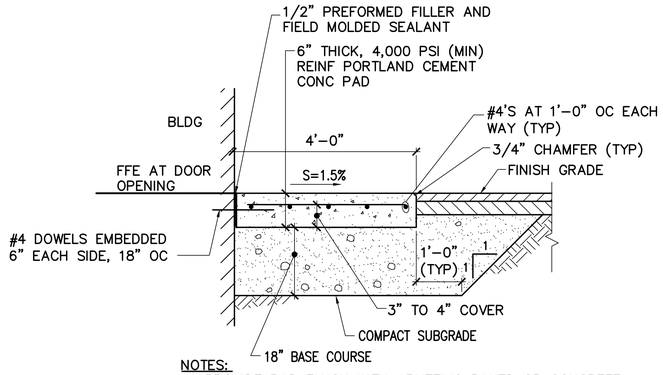
GRADING, DRAINAGE, AND EROSION CONTROL PLAN

SCALE: AS NOTED
DATE: 09-24-24
DWG.: **CG101**
SHEET: **10** OF **57**



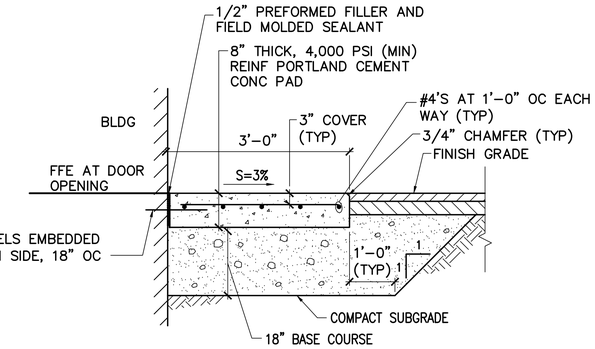
NOTE:
1. AT AREAS WHERE EXISTING PAVEMENT IS REMOVED AND GRAVEL BENEATH PAVEMENT IS NOT REMOVED, DISTURBED OR QUALITY DEGRADED DUE TO CONSTRUCTION ACTIVITIES, FINE GRADE THE PAVEMENT SUGRADE, PROVIDE ADDITIONAL BASE COURSE TO ACHIEVE FINISH GRADES, COMPACT AND PROVIDE WEARING COURSE AND BINDER COURSE.

1 ASPHALT CONCRETE PAVEMENT
CS101 C-501 NOT TO SCALE



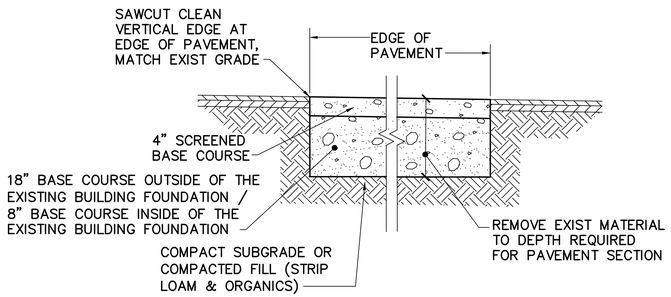
NOTES:
1. PROVIDE PAD FLUSH WITH ABUTTING PAVED OR CONCRETE FINISH SURFACES.
2. PROVIDE GALVANIZED REINFORCING.
3. PROVIDE FINE TO MEDIUM BROOM FINISH PERPENDICULAR TO THE DIRECTION OF TRAVEL.
4. PROVIDE CONCRETE LANDING PAD CENTERED ON THE DOOR OPENING.

2 CONCRETE LANDING PAD
CS101 C-501 NOT TO SCALE



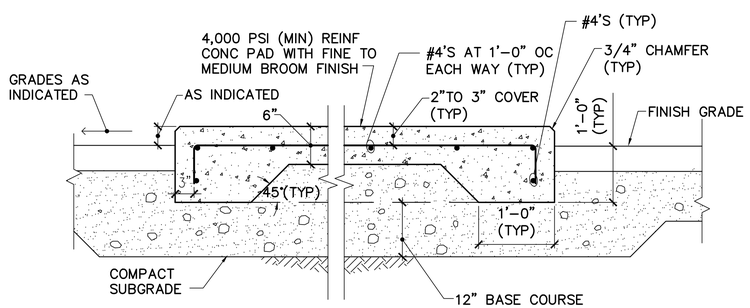
NOTES:
1. PROVIDE PAD FLUSH WITH ABUTTING PAVED OR CONCRETE FINISH SURFACES.
2. PROVIDE GALVANIZED REINFORCING.
3. PROVIDE FINE TO MEDIUM BROOM FINISH PERPENDICULAR TO THE DIRECTION OF TRAVEL.
4. PROVIDE CONCRETE APRON CENTERED ON THE OVERHEAD DOOR OPENING.

3 CONCRETE APRON
CS101,C-501 C-501 NOT TO SCALE



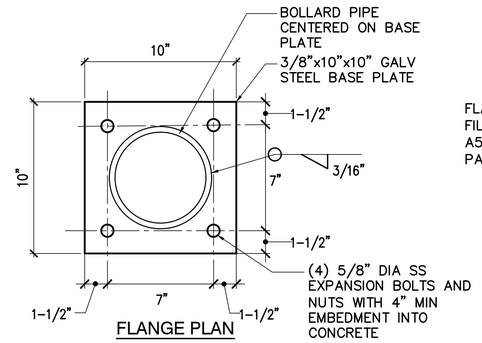
NOTE:
1. SCREENED BASE COURSE SHALL BE SCREENED TO A MAXIMUM PARTICLE SIZE OF 1.0 INCH.

4 GRAVEL SECTION
CS101 C-501 NOT TO SCALE



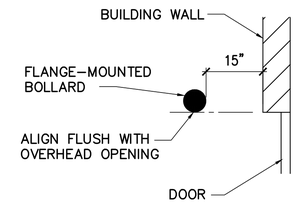
NOTES:
1. PROVIDE GALVANIZED REINFORCING.

5 CONCRETE PAD
CS101 C-501 NOT TO SCALE

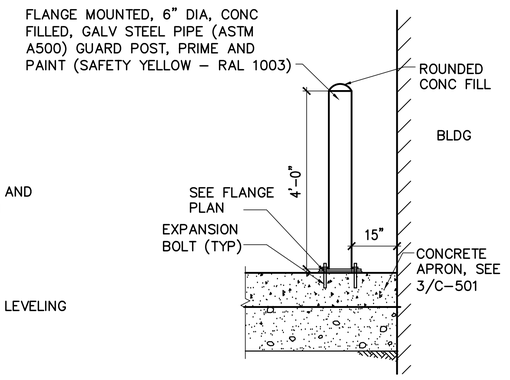


FLANGE PLAN

NOTE:
PROVIDE 1/2" MIN THICK NON-SHRINK GROUT LEVELING BED UNDER FLANGE PLATE.



PLAN (DOOR)



6 FLANGE-MOUNTED BOLLARD
CS101 C-501 NOT TO SCALE

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THE STATE OF NEW HAMPSHIRE
STEVEN E SARGENT No.9292 LICENSED PROFESSIONAL ENGINEER
7-24-24

DESIGNED BY: SES
DRAWN BY: SES
CHECKED BY: SES
PROJECT: 22304.21

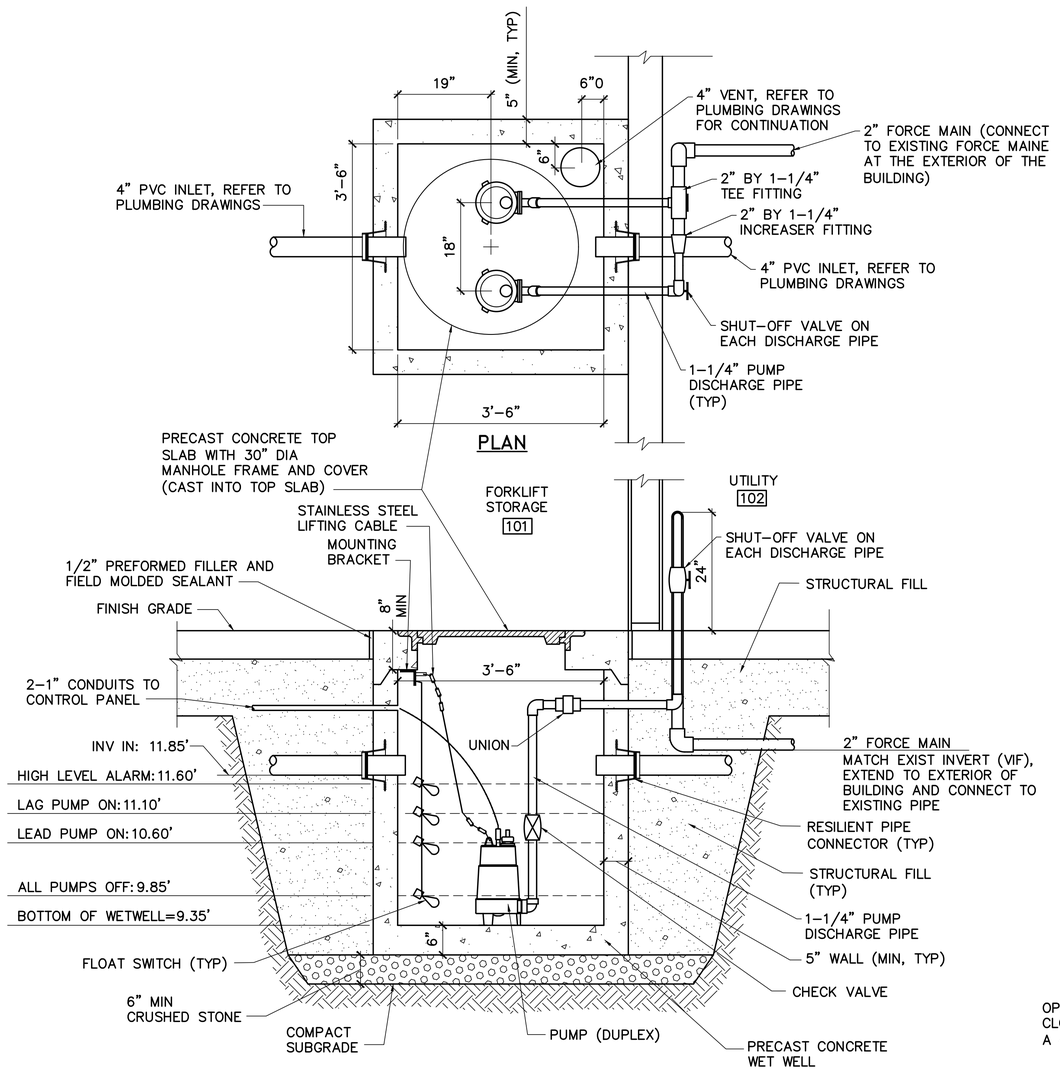
PEASE DEVELOPMENT AUTHORITY
DIVISION OF PORTS AND HARBORS
555 Market Street
Portsmouth, NH

PORTSMOUTH COMMERCIAL FISH PIER
BUILDING REPLACEMENT
Peirce Island Road
Portsmouth, NH

SITE DETAILS 1

SCALE: AS NOTED
DATE: 09-24-24

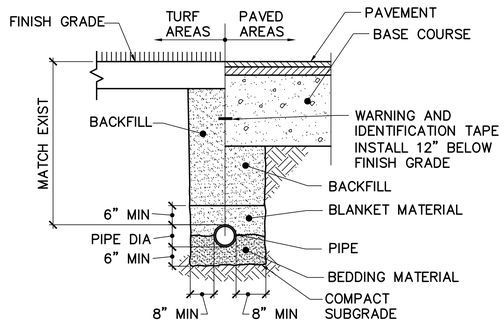
DWG.: C-501
SHEET: 11 OF 57



SECTION

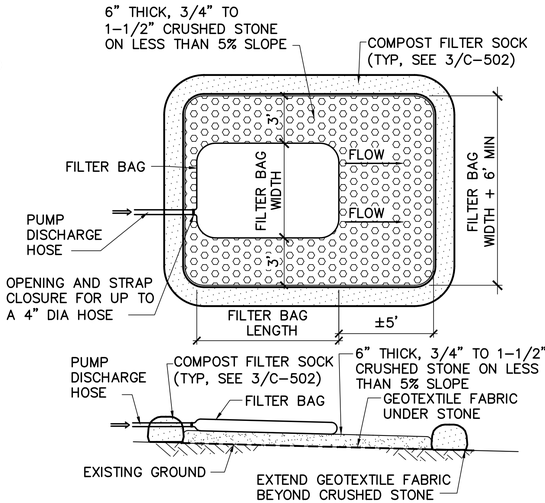
NOTES:
1. CONCRETE: 5,000 PSI AFTER 28 DAYS.
2. PROVIDE REINFORCING TO ACHIEVE AASHTO HS-20 LOADING CLASSIFICATION (32,000 POUND AXLE LOAD).
3. SEAL KEYED JOINTS WITH 2 STRIPS OF 1" DIA BUTYL RUBBER SEALANT.
4. COAT EXTERIOR OF WET WELL WITH WATER BASED DAMP PROOFING MATERIAL.
5. PUMP BASIS OF DESIGN: LIBERTY PUMPS LSGX200 SERIES WITH A PUMP CAPACITY OF 23 GPM AT 110 FEET OF TOTAL DYNAMIC HEAD.
6. PROVIDE MECHANICAL FLOAT SWITCH LEVEL CONTROLS TO PERFORM THE FOLLOWING FUNCTIONS.
   A. START AND ALTERNATE PUMPS.
   B. STOP ALL PUMPS WHEN THE PUMP-OFF ELEVATION IS REACHED.
   C. ACTIVATE A WARNING LIGHT AND ALARM INDICATOR ON THE CONTROL PANEL WHEN THE HIGH-WATER ALARM ELEVATION IS REACHED.
7. PROVIDE A RUN TIME COUNTER AND AMP METER FOR EACH PUMP IN THE CONTROL PANEL.
8. PROVIDE WATERTIGHT CONNECTIONS TO THE WET WELL.

1 SEWAGE PUMP STATION
CS101,P-101 | C-502 NOT TO SCALE



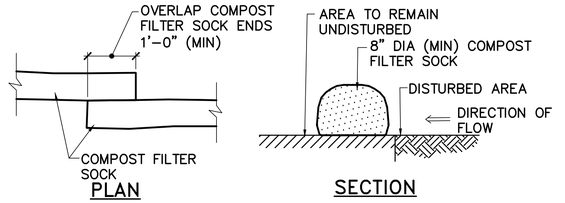
NOTES:
1. INSTALL THERMOPLASTIC (PE AND PVC) GRAVITY PIPING IN ACCORDANCE WITH ASTM D 2321 (CLASS II BEDDING/BLANKET UNLESS INDICATED OTHERWISE).
2. EXCAVATION WORK SHALL COMPLY WITH OSHA STANDARDS. TRENCH SIDEWALLS SHALL BE VERTICAL FROM TRENCH BOTTOM TO 12" ABOVE TOP OF PIPE.
3. PROVIDE A MINIMUM OF 6" VERTICAL CLEARANCE BETWEEN CROSSING PIPES.
4. INSTALL WATER LINE IN ACCORDANCE WITH AWWA 600 (TYPE 5 BEDDING/BLANKET UNLESS INDICATED OTHERWISE).

2 PIPE TRENCH
CS101 | C-502 NOT TO SCALE



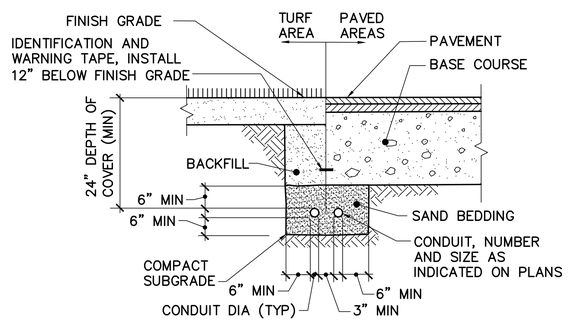
NOTES:
1. DEWATERING SEDIMENT FILTERS MUST BE LOCATED A MINIMUM OF 100 FEET FROM ANY WATER BODY OR WETLAND. DEWATERING SEDIMENT FILTERS MUST BE A NON-WOVEN GEOTEXTILE FABRIC WITH THE FOLLOWING MINIMUM PROPERTIES:
   a. WEIGHT (ASTM D3776): 8 OZ/YARD MIN
   b. GRAB TENSILE STRENGTH (ASTM D4632): 205 LBS MIN
   c. PUNCTURE RESISTANCE (ASTM D4833): 110 LBS MIN
   d. MULLEN BURST STRENGTH (ASTM D3786): 350 PSI MIN
   e. AOS (ASTM D4751): 100 US SIEVE
   f. FLOW RATE (ASTM D4491): 60 GAL/MIN/SF
2. INSTALL, OPERATE, AND REMOVE DEWATERING SEDIMENT FILTERS IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS AND PRINTED INSTRUCTIONS.

4 GEOTEXTILE FILTER BAG
C-001 | C-502 NOT TO SCALE



NOTES:
1. REMOVE ACCUMULATED SEDIMENT WHEN IT REACHES ONE-HALF THE SOCK HEIGHT.
2. COMPOST FILTER SOCKS SHALL REMAIN IN PLACE UNTIL TRIBUTARY AREAS ARE STABILIZED.
3. SECURE COMPOST FILTER SOCKS IN PLACE WITH CONCRETE BLOCKS WHERE SOCKS FAIL TO TO REMAIN IN PLACE DUE TO HYDRAULIC FORCES.
4. COMPOST FILTER SOCKS: POLYPROPYLENE TUBE FILLED WITH ORGANIC MATERIAL
   4.1. POLYPROPYLENE TUBE:
      4.1.1. WOVEN OR NONWOVEN
      4.1.2. TENSILE STRENGTH: 200 PSI (MIN)
      4.1.3. MESH OPENING: 1/8 INCH
      4.1.4. MINIMUM FLOW RATE: 0.2 GAL/MIN/SF
   4.2. ORGANIC MATERIAL:
      4.2.1. BETWEEN 95 AND 100 PERCENT ORGANIC MATERIAL DERIVED FROM A WELL DECOMPOSED SOURCE OF ORGANIC MATTER
      4.2.2. 95 PERCENT MUST PASS A 2-INCH SIEVE AND A MAXIMUM OF 40 PERCENT SHALL PASS A 40 PERCENT SIEVE
      4.2.3. PH: BETWEEN 5.0 AND 8.0
      4.2.4. SOLUBLE SALT CONTENT: LESS THAN 4.0 mmhos/cm.

3 COMPOST FILTER SOCK
CG101,C-502 | C-502 NOT TO SCALE



NOTE:
1. PROVIDE 3" MIN SEPARATION BETWEEN LIKE-UTILITIES AND 6" MIN SEPARATION BETWEEN CONDUITS AND OTHER UTILITIES.

5 CONDUIT TRENCH
CS101 | C-502 NOT TO SCALE

OAK POINT ASSOCIATES
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www.oakpoint.com

THE STATE OF NEW HAMPSHIRE
STEVEN E SARGENT No.9292 LICENSED PROFESSIONAL ENGINEER
9-24-24

DESIGNED BY: SES
DRAWN BY: CRN
CHECKED BY: SES
PROJECT: 22304.21

PEASE DEVELOPMENT AUTHORITY
DIVISION OF PORTS AND HARBORS
555 Market Street
Portsmouth, NH

PORTSMOUTH COMMERCIAL FISH PIER
BUILDING REPLACEMENT
Peirce Island Road
Portsmouth, NH

SITE DETAILS 2

SCALE: AS NOTED
DATE: 09-24-24
DWG.: **C-502**
SHEET: 12 OF 57

23 Sep, 2024 - 4:30pm
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R.W. Gillespie & Associates • Geotechnical Engineering • Environmental Consulting • Materials Testing Services

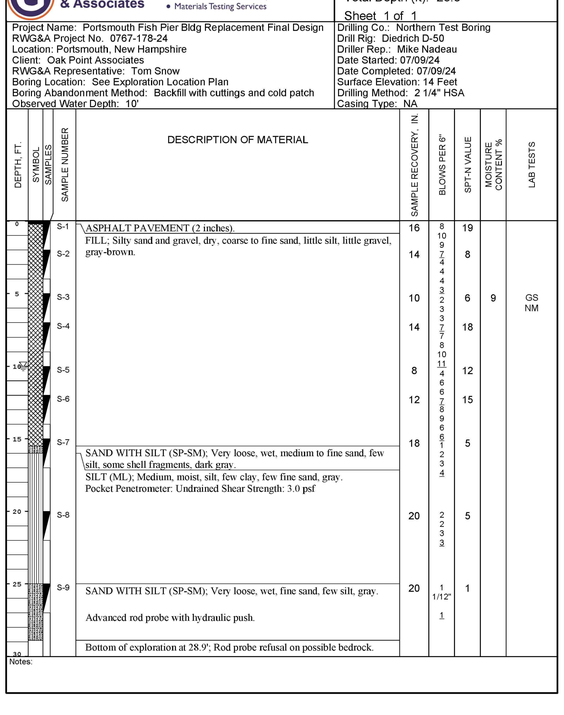
Boring Log: B-1
Total Depth (ft): 28.9
Sheet 1 of 1

Project Name: Portsmouth Fish Pier Bldg Replacement Final Design
RWG&A Project No. 0767-178-24
Location: Portsmouth, New Hampshire
Client: Oak Point Associates
RWG&A Representative: Tom Snow
Boring Location: See Exploration Location Plan
Boring Abandonment Method: Backfill with cuttings and cold patch
Observed Water Depth: 10'

Drilling Co.: Northern Test Boring
Drill Rig: Diedrich D-50
Driller Rep.: Mike Nadeau
Date Started: 07/09/24
Date Completed: 07/09/24
Surface Elevation: 14 Feet
Drilling Method: 2 1/4" HSA
Casing Type: NA

DEPTH, FT.	SYMBOL	SAMPLES	SAMPLE NUMBER	DESCRIPTION OF MATERIAL	SAMPLE RECOVERY, IN.	BLOWS PER 6"	SPT-N VALUE	MOISTURE CONTENT %	LAB TESTS
0			S-1	ASPHALT PAVEMENT (2 inches).	16	8 10 9	19		
			S-2	FILL; Silty sand and gravel, dry, coarse to fine sand, little silt, little gravel, gray-brown.	14	7 4 4	8		
5			S-3		10	4 3 2	6	9	GS NM
			S-4		14	3 7 7	18		
10			S-5		8	8 10 11	12		
			S-6		12	4 6 6	15		
15			S-7	SAND WITH SILT (SP-SM); Very loose, wet, medium to fine sand, few silt, some shell fragments, dark gray.	18	7 8 9	5		
				SILT (ML); Medium, moist, silt, few clay, few fine sand, gray. Pocket Penetrometer: Undrained Shear Strength: 3.0 psf		6 8 6			
20			S-8		20	1 2 3	5		
25			S-9	SAND WITH SILT (SP-SM); Very loose, wet, fine sand, few silt, gray. Advanced rod probe with hydraulic push.	20	1 1/12" 1	1		
30				Bottom of exploration at 28.9'; Rod probe refusal on possible bedrock.					

Notes:



% +3"	% Gravel		% Sand			% Fines	
	Coarse	Fine	Coarse	Medium	Fine	Silt	Clay
0.0	0.0	32.4	7.6	17.9	15.1	27.0	

SIEVE SIZE	PERCENT FINER	SPEC.* PERCENT	PASS? (X=NO)
3/4"	100.0		
1/2"	77.0		
3/8"	75.1		
1/4"	70.6		
#4	67.6		
#10	60.0		
#20	51.4		
#40	42.1		
#80	33.1		
#140	29.4		
#200	27.0		

* (no specification provided)

Soil Description
silty sand with gravel

Atterberg Limits
PL= LL= PI=

Coefficients
D_{90}= 16.5332 D_{85}= 15.2697 D_{60}= 2.0038
D_{50}= 0.7609 D_{30}= 0.1154 D_{15}=
D_{10}= C_u= C_c=

Classification
USCS= SM AASHTO= A-2-4(0)

Remarks
Moisture Content: 8.9%

Location: B-1
Sample Number: S-3 **Depth:** S-7' **Date:** 07/23/2024

R.W. Gillespie & Associates, Inc. Biddeford, Maine

Client: Oak Point Associates
Project: Portsmouth Fish Pier Bldg Replacement Final Design Portsmouth, NH
Project No: 0767-178 **Lab No.** 18104-01

Tested By: CAG/SAA **Checked By:** MTG

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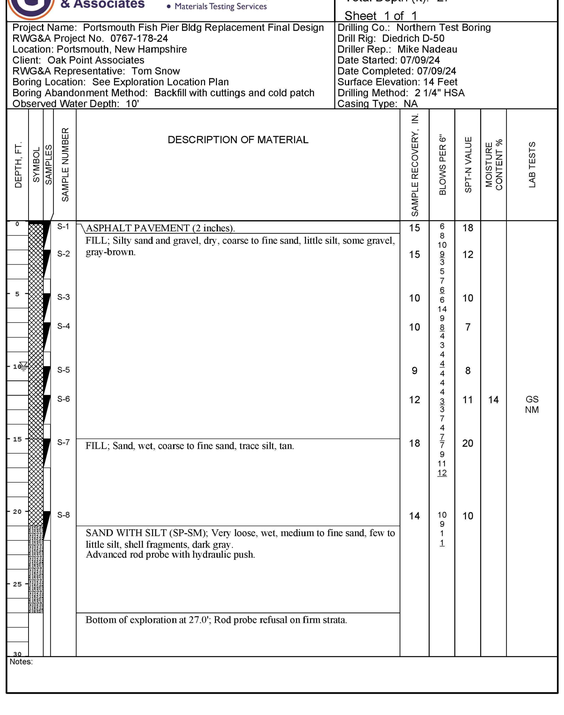
Boring Log: B-2
Total Depth (ft): 27
Sheet 1 of 1

Project Name: Portsmouth Fish Pier Bldg Replacement Final Design
RWG&A Project No. 0767-178-24
Location: Portsmouth, New Hampshire
Client: Oak Point Associates
RWG&A Representative: Tom Snow
Boring Location: See Exploration Location Plan
Boring Abandonment Method: Backfill with cuttings and cold patch
Observed Water Depth: 10'

Drilling Co.: Northern Test Boring
Drill Rig: Diedrich D-50
Driller Rep.: Mike Nadeau
Date Started: 07/09/24
Date Completed: 07/09/24
Surface Elevation: 14 Feet
Drilling Method: 2 1/4" HSA
Casing Type: NA

DEPTH, FT.	SYMBOL	SAMPLES	SAMPLE NUMBER	DESCRIPTION OF MATERIAL	SAMPLE RECOVERY, IN.	BLOWS PER 6"	SPT-N VALUE	MOISTURE CONTENT %	LAB TESTS
0			S-1	ASPHALT PAVEMENT (2 inches).	15	6 8 10	18		
			S-2	FILL; Silty sand and gravel, dry, coarse to fine sand, little silt, some gravel, gray-brown.	15	5 6 6	12		
5			S-3		10	7 8 14	10		
			S-4		10	9 4 3	7		
10			S-5		9	3 4 4	8		
			S-6		12	4 4 7	11	14	GS NM
15			S-7	FILL; Sand, wet, coarse to fine sand, trace silt, tan.	18	7 9 11	20		
						12			
20			S-8	SAND WITH SILT (SP-SM); Very loose, wet, medium to fine sand, few to little silt, shell fragments, dark gray. Advanced rod probe with hydraulic push.	14	10 9 1 1	10		
25				Bottom of exploration at 27.0'; Rod probe refusal on firm strata.					
30									

Notes:



% +3"	% Gravel		% Sand			% Fines	
	Coarse	Fine	Coarse	Medium	Fine	Silt	Clay
0.0	0.0	34.8	9.7	21.6	20.2	13.7	

SIEVE SIZE	PERCENT FINER	SPEC.* PERCENT	PASS? (X=NO)
3/4"	100.0		
1/2"	78.8		
3/8"	74.9		
1/4"	69.4		
#4	65.2		
#10	55.5		
#20	45.3		
#40	33.9		
#80	19.9		
#140	15.4		
#200	13.7		

* (no specification provided)

Soil Description
silty sand with gravel

Atterberg Limits
PL= LL= PI=

Coefficients
D_{90}= 16.2272 D_{85}= 14.8133 D_{60}= 3.0620
D_{50}= 1.2159 D_{30}= 0.3427 D_{15}= 0.0985
D_{10}= C_u= C_c=

Classification
USCS= SM AASHTO= A-1-b

Remarks
Moisture Content: 13.8%

Location: B-2
Sample Number: S-6 **Depth:** 12-14' **Date:** 07/23/2024

R.W. Gillespie & Associates, Inc. Biddeford, Maine

Client: Oak Point Associates
Project: Portsmouth Fish Pier Bldg Replacement Final Design Portsmouth, NH
Project No: 0767-178 **Lab No.** 18104-02

Tested By: CAG/SAA **Checked By:** MTG

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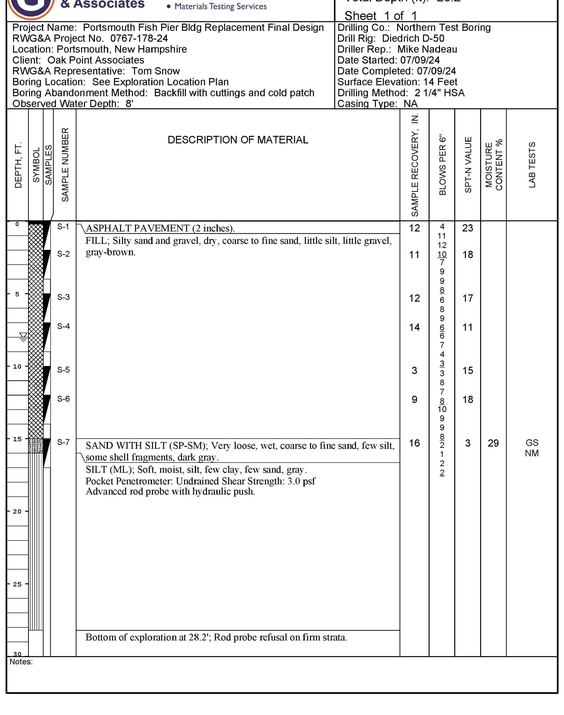
Boring Log: B-3
Total Depth (ft): 28.2
Sheet 1 of 1

Project Name: Portsmouth Fish Pier Bldg Replacement Final Design
RWG&A Project No. 0767-178-24
Location: Portsmouth, New Hampshire
Client: Oak Point Associates
RWG&A Representative: Tom Snow
Boring Location: See Exploration Location Plan
Boring Abandonment Method: Backfill with cuttings and cold patch
Observed Water Depth: 8'

Drilling Co.: Northern Test Boring
Drill Rig: Diedrich D-50
Driller Rep.: Mike Nadeau
Date Started: 07/09/24
Date Completed: 07/09/24
Surface Elevation: 14 Feet
Drilling Method: 2 1/4" HSA
Casing Type: NA

DEPTH, FT.	SYMBOL	SAMPLES	SAMPLE NUMBER	DESCRIPTION OF MATERIAL	SAMPLE RECOVERY, IN.	BLOWS PER 6"	SPT-N VALUE	MOISTURE CONTENT %	LAB TESTS
0			S-1	ASPHALT PAVEMENT (2 inches).	12	4 11 12	23		
			S-2	FILL; Silty sand and gravel, dry, coarse to fine sand, little silt, little gravel, gray-brown.	11	10 7 9	18		
5			S-3		12	9 8 8	17		
			S-4		14	9 6 6	11		
10			S-5		3	7 4 3	15		
			S-6		9	3 6 7	18		
15			S-7	SAND WITH SILT (SP-SM); Very loose, wet, coarse to fine sand, few silt, some shell fragments, dark gray.	16	8 10 9	3	29	GS NM
				SILT (ML); Soft, moist, silt, few clay, few sand, gray. Pocket Penetrometer: Undrained Shear Strength: 3.0 psf Advanced rod probe with hydraulic push.		8 2 1			
20						2 2			
25									
30				Bottom of exploration at 28.2'; Rod probe refusal on firm strata.					

Notes:



% +3"	% Gravel		% Sand			% Fines	
	Coarse	Fine	Coarse	Medium	Fine	Silt	Clay
0.0	0.0	2.1	1.5	5.9	24.7	65.8	

SIEVE SIZE	PERCENT FINER	SPEC.* PERCENT	PASS? (X=NO)
3/4"	100.0		
1/2"	99.1		
3/8"	99.1		
1/4"	98.4		
#4	97.9		
#10	96.4		
#20	94.1		
#40	90.5		
#80	80.0		
#140	69.3		
#200	65.8		

* (no specification provided)

Soil Description
sandy silt

Atterberg Limits
PL= LL= PI=

Coefficients
D_{90}= 0.3945 D_{85}= 0.2435 D_{60}=
D_{50}= D_{30}= D_{15}=
D_{10}= C_u= C_c=

Classification
USCS= ML AASHTO= A-4(0)

Remarks
Moisture Content: 28.9%

Location: B-3
Sample Number: S-7 **Depth:** 15-17' **Date:** 07/23/2024

R.W. Gillespie & Associates, Inc. Biddeford, Maine

Client: Oak Point Associates
Project: Portsmouth Fish Pier Bldg Replacement Final Design Portsmouth, NH
Project No: 0767-178 **Lab No.** 18104-03

Tested By: CAG/SAA **Checked By:** MTG

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THE STATE OF NEW HAMPSHIRE
STEVEN E SARGENT No.9292 LICENSED PROFESSIONAL ENGINEER
1-24-24

DESIGNED BY: SES
DRAWN BY: CRN
CHECKED BY: SES
PROJECT: 22304.21

PEASE DEVELOPMENT AUTHORITY
DIVISION OF PORTS AND HARBORS
555 Market Street
Portsmouth, NH

PORTSMOUTH COMMERCIAL FISH PIER
BUILDING REPLACEMENT
Peirce Island Road
Portsmouth, NH

BORING LOGS AND TEST REPORTS

SCALE: AS NOTED
DATE: 09-24-24
DWG.: **B-001**
SHEET: **13** OF **57**

231 Main Street, Biddeford, ME 04005 TEL 207.283.0193 FAX 207.283.4283 www.oakpoint.com
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