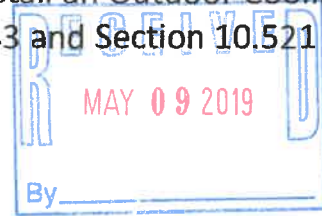


Narrative to The Board of Adjustments for a variance to install an Outdoor Cooling Unit with Consideration of Zoning Ordinance Section 10.233 and Section 10.521

254 South St  
Portsmouth NH



We are requesting permission to install a Mitsubishi Cooling Unit on the East side of our property in order to cool the rear living section and upstairs master bedroom of the house.

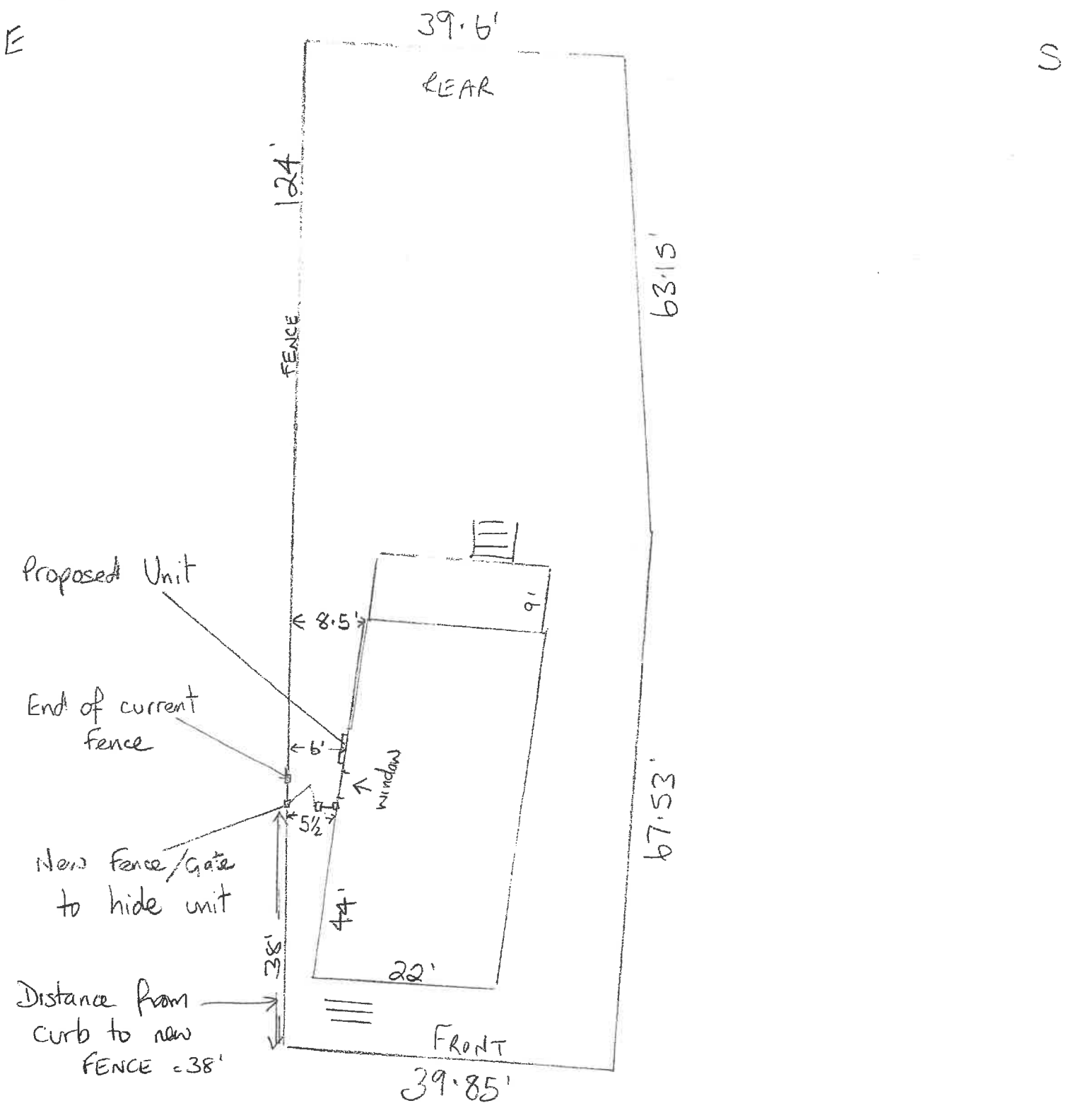
The Unit is required to have a 10' distance from the property line/fence where we currently only have 6 ½'. The conduit pipes will also need to be placed outside as the whole house has the blown in insulation and it isn't possible to run the pipes inside. The installer will do his best to put the pipes inside at the closest opportunity and any on the outside will be painted to match the house. All specs/photos/dimensions etc are included in this application.

We did have Upright Fence come to give us some advice on the fence/gate to hide the unit and he said we'd have a few options but these were best finalized after the placement of the unit. We hope to put a 6' fence/gate across from the existing fence to the house. We need to lengthen the existing fence approx. 2' to take the added portion past the window, closer to the street. This will depend on the AC unit and how much space there is next to it for the fence. We aim to match the existing fence but possibly without the criss-cross section at the top as the unit could be seen through this section.

The variance would not appear to be contrary to public interests or compromise surrounding values as it will be well hidden by a fence & plantings keeping with the spirit of the zoning requirements. This has been determined to be the best position for the unit given the location of the interior units. A different exterior location would create a hardship as all side locations on the property have visibility from the street and placing the unit on the rear would create a lot of extra work and exterior piping. Many of the surrounding properties within the Historic District currently have cooling units outside in similar positions including 244 South which we share the fence with now.

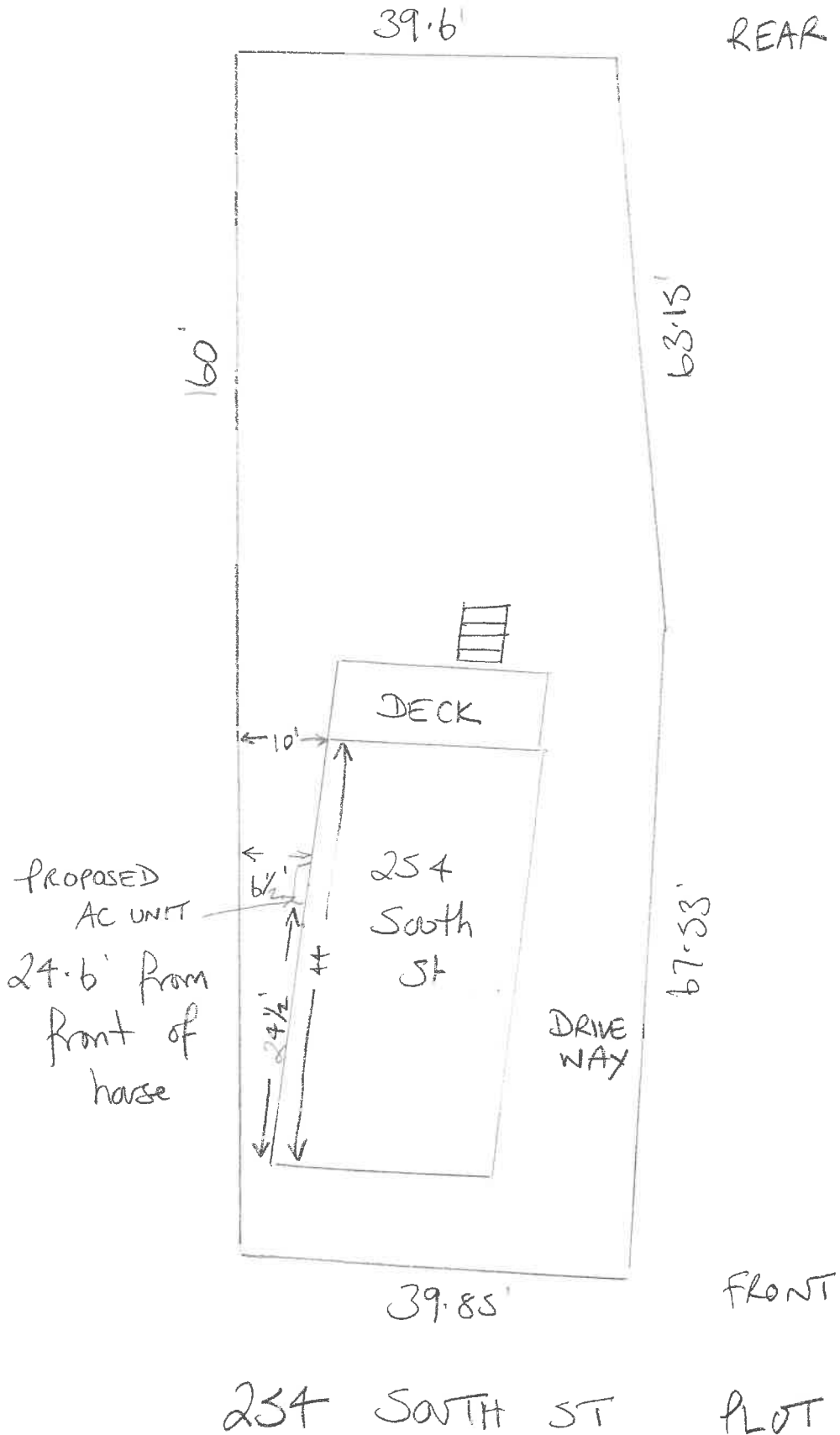
Thank you.  
Denise and Michael Todd

254 SOUTH ST PROPOSED AC UNIT + FENCE/GATE PLACEMENT



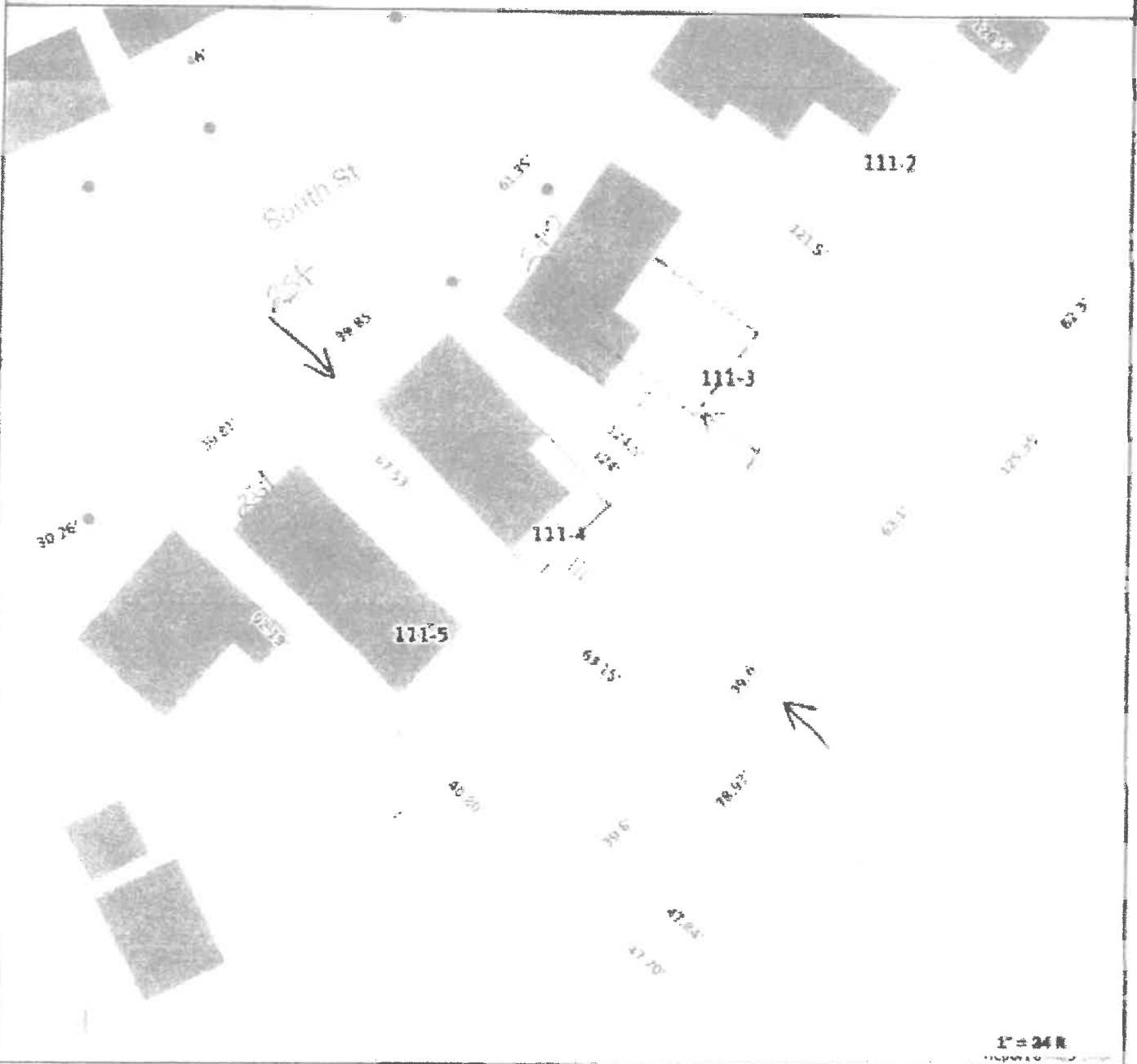
254 SOUTH ST

PROPOSED AC UNIT INSTALL ON SIDE/LEFT FROM STREET



STREET

### 254 South Street



1" = 24'



MAP FOR REFERENCE ONLY  
NOT A LEGAL DOCUMENT

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

Parcels updated 03/04/2018  
Properties updated 06/27/2018

EXISTING

254 SOUTH - AC + pipe PLACEMENT



Conduit pipes  
will turn the  
corner and  
follow  
roof line  
+ enter  
house  
next to  
existing  
gutter

PROPOSED  
UNIT  
37" WID  
40" LON  
13" DEE

EAST SIDE FROM REAR

# 254 SOUTH ST - AC PLACEMENT



View from the front of 254 South St will be located.



X =  
Proposed  
Unit  
Placement

View from the rear, showing where conduit pipes



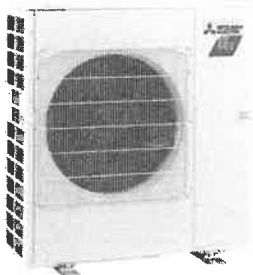
View from east side, showing unit placement.



View from front, a fence/gate will be placed from the house to the side fence to hide the unit from the street.

Job Name: \_\_\_\_\_

System Reference: \_\_\_\_\_ Date: \_\_\_\_\_



Outdoor Unit: MXZ-3C30NAHZ2

### ACCESSORIES

The outdoor unit is delivered with the base pan heater factory installed.

- Airflow Guide (PAC-SH96SG-E)
- 3/8" x 1/2" Port Adapter (MAC-A454JP-E)
- 1/2" x 3/8" Port Adapter (MAC-A455JP-E)
- 1/2" x 5/8" Port Adapter (MAC-A456JP-E)
- 1/4" x 3/8" Port Adapter (PAC-493PI)
- 3/8" x 5/8" Port Adapter (PAC-SG76RJ-E)
- M-NET Adapter (PAC-IF01MNT-E)

(For data on specific indoor units, see the MXZ-C Technical and Service Manual.)

Specifications			Model Name
Unit Type			MXZ-3C30NAHZ2
Cooling* (Non-ducted / Ducted)	Rated Capacity	Btu/h	28,400 / 27,400
	Capacity Range	Btu/h	6,000 - 28,400
	Rated Total Input	W	2,272 / 2,661
Heating at 47°F* (Non-ducted / Ducted)	Rated Capacity	Btu/h	28,600 / 27,600
	Capacity Range	Btu/h	7,200 - 36,000
	Rated Total Input	W	2,096 / 2,187
Heating at 17°F* (Non-ducted/Ducted)	Rated Capacity	Btu/h	18,000 / 16,500
	Maximum Capacity	Btu/h	28,600 / 27,600
	Rated Total Input	W	1,991 / 1,993
Heating at 5°F*	Maximum Capacity	Btu/h	28,600
Energy Star® (ENERGY STAR products are third-party certified by an EPA-recognized Certification Body.)			Yes
Electrical Requirements	Power Supply	Voltage, Phase, Hertz	208 / 230V, 1-Phase, 60 Hz
	Recommended Fuse/Breaker Size	A	40
	MCA	A	30.5
Voltage	Indoor - Outdoor S1-S2	V	AC 208 / 230
	Indoor - Outdoor S2-S3	V	DC ±24
Compressor			DC INVERTER-driven Twin Rotary
Fan Motor (ECM)		F.L.A.	2.43
Sound Pressure Level	Cooling	dB(A)	54
	Heating		58
External Dimensions (H x W x D)		in / mm	41-9/32 x 37-13/32 x 13 1048 x 950 x 330
Net Weight		Lbs / kg	189 / 86
External Finish			Munsell No. 3Y 7.8/11
Refrigerant Pipe Size O.D. — Eight Ports	Liquid (High Pressure)	in / mm	1/4 / 6.35
	Gas (Low Pressure)		A:1/2 / 12.7 ; B,C: 3/8 / 9.52
Max. Refrigerant Line Length		Ft / m	230 / 70
Max. Piping Length for Each Indoor Unit		Ft / m	82 / 25
Max. Refrigerant Pipe Height Difference	If IDU is Above ODU	Ft / m	49 / 15
	If IDU is Below ODU		49 / 15
Connection Method			Flared/Flared
Refrigerant			R410A

\* Rating Conditions per AHRI Standard:

Cooling | Indoor: 80° F (27° C) DB / 67° F (19° C) WB

Cooling | Outdoor: 95° F (35° C) DB / W.B. 23.9° C (75° F)

Heating at 47° F | Indoor: 70° F (21° C) DB / 60° F (16° C) WB

Heating at 47° F | Outdoor: 47° F (8° C) DB / 43° F (6° C) WB

Heating at 17° F | Indoor: 70° F (21° C) DB

Heating at 17° F | Outdoor: 17° F (-8° C) DB / 15° F (-9° C) WB

## SPECIFICATIONS: MXZ-3C30NAHZ2, contd.

### OPERATING RANGE:

	Outdoor
Cooling	D.B. 14 to 115° F [ D.B. -10 to 46° C]*1
Heating	W.B. -13 to 65° F [ W.B. -25 to 18° C ]

\*1. D.B. 5 to 115° F [ D.B. -15 to 46° C ], when an optional Air Outlet Guide is installed.

### ENERGY EFFICIENCIES:

Indoor Unit Type	SEER	EER	HSPF	COP @ 47°F	COP @ 17°F
Non-ducted (06 + 06 + 09)	18.0	12.5	11.0	4.00	2.65
Ducted and Non-ducted	17.00	11.40	10.40	3.85	2.58
Ducted (09 + 09 + 09)	16.0	10.3	9.8	3.70	2.50

### NOTES:

- Minimum of two Indoor Units must be connected to the MXZ-3C30NAHZ2.
- Minimum installed capacity cannot be less than 12,000 Btu/h.
- Total connected capacity must not exceed 130% of outdoor unit capacity.
- System can operate with only one Indoor Unit turned on.
- Information provided at 208/230V.
- For Reference:
  - MXZ-C Technical & Service Manual for detailed specifications and additional information per Indoor Unit Combination.
  - MXZ Series Multi-Zone Indoor/Outdoor Combination Table for allowed unit combinations.

### MVZ CONNECTION RULES:

- Only 1 MVZ may be used on any system.
- When an MVZ is connected, total connected capacity must be 100% or less.
- When an MVZ is connected, no P-Series indoor units can be used (PCA, PLA, or PEAD).

Notes:



