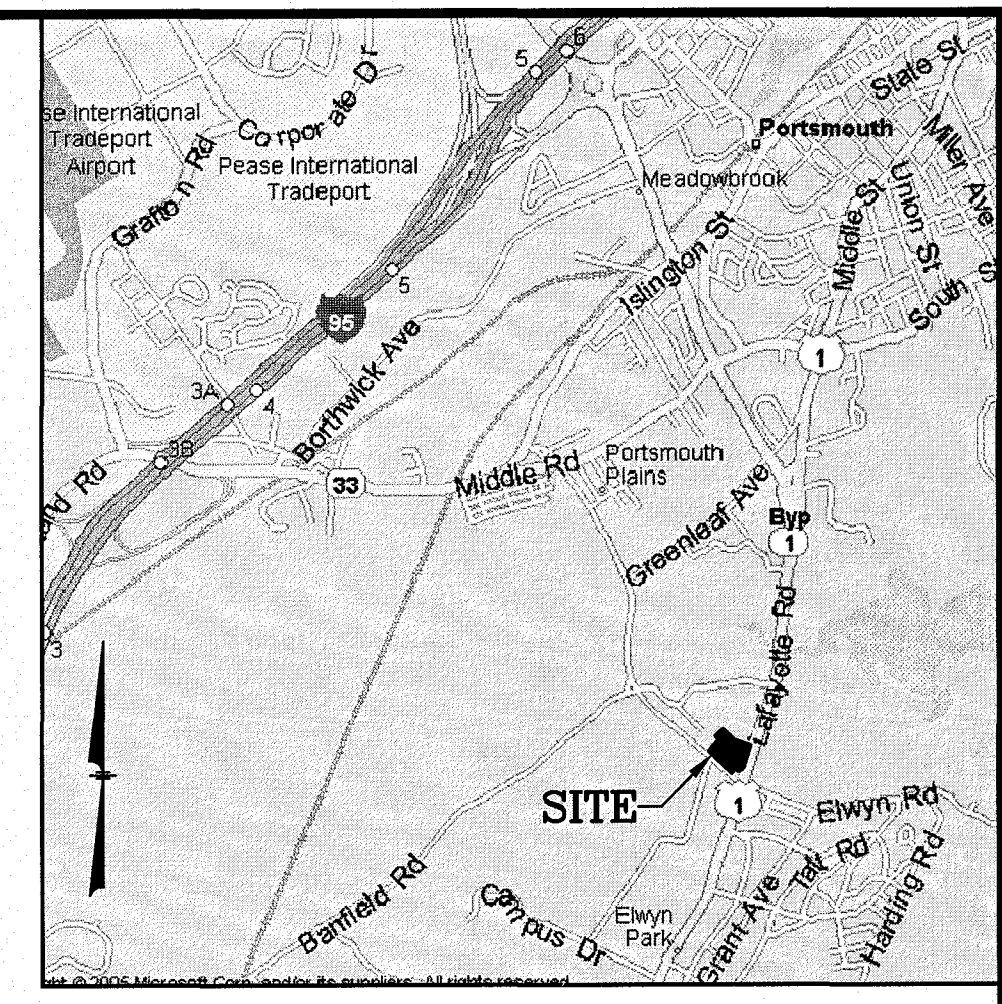
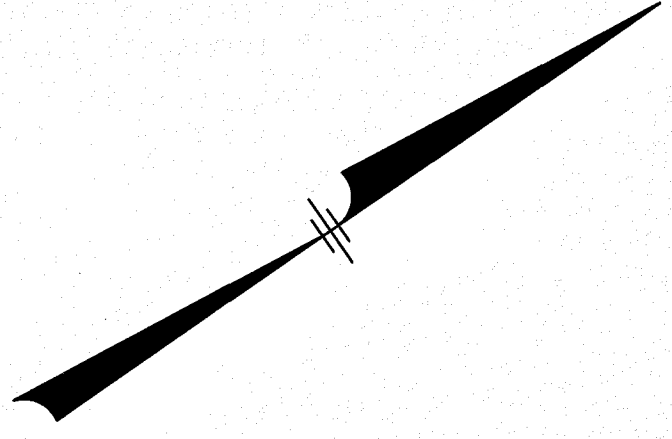
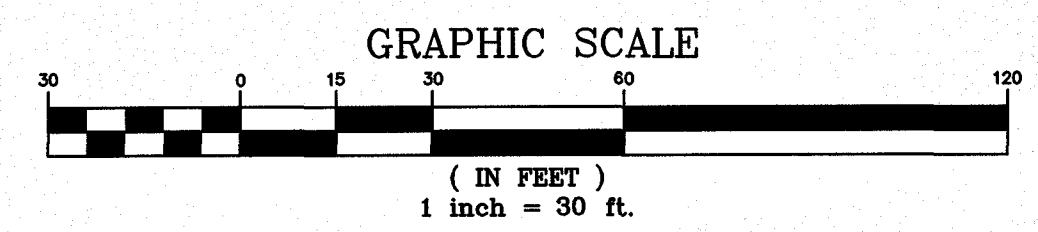
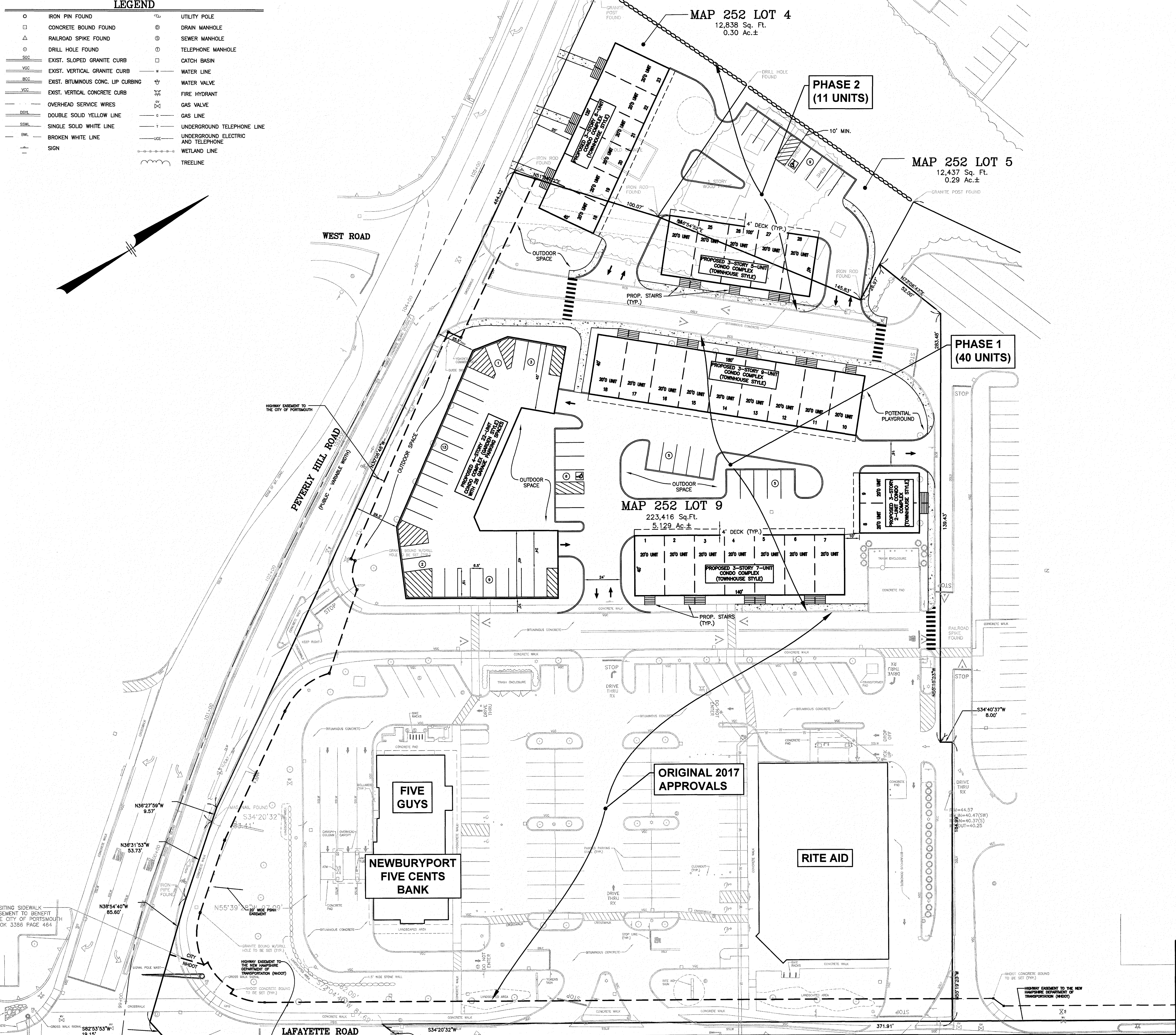


LEGEND

- IRON PIN FOUND
- CONCRETE BOUND FOUND
- △ RAILROAD SPIKE FOUND
- DRILL HOLE FOUND
- EXIST. SLOPED GRANITE CURB
- EXIST. VERTICAL GRANITE CURB
- EXIST. BITUMINOUS CONC. LIP CURBING
- EXIST. VERTICAL CONCRETE CURB
- OVERHEAD SERVICE WIRES
- DOUBLE SOLID YELLOW LINE
- SINGLE SOLID WHITE LINE
- BROKEN WHITE LINE
- SIGN
- UTILITY POLE
- DRAIN MANHOLE
- SEWER MANHOLE
- TELEPHONE MANHOLE
- CATCH BASIN
- WATER LINE
- WATER VALVE
- FIRE HYDRANT
- GAS VALVE
- GAS LINE
- UNDERGROUND TELEPHONE LINE
- UNDERGROUND ELECTRIC AND TELEPHONE
- WETLAND LINE
- TREELINE



LOCATION MAP
(NOT TO SCALE)



NO.	DESCRIPTION	BY	DATE
REVISIONS			

SITE OVERVIEW PLAN

ASSESSORS MAP 252 - LOTS 4, 5 & 9
1400 LAFAYETTE ROAD
PORTSMOUTH, NEW HAMPSHIRE

PREPARED FOR:
4 AMIGOS, LLC
321 LAFAYETTE ROAD UNIT D
HAMPTON, NEW HAMPSHIRE 03842

MHF Design Consultants, Inc.

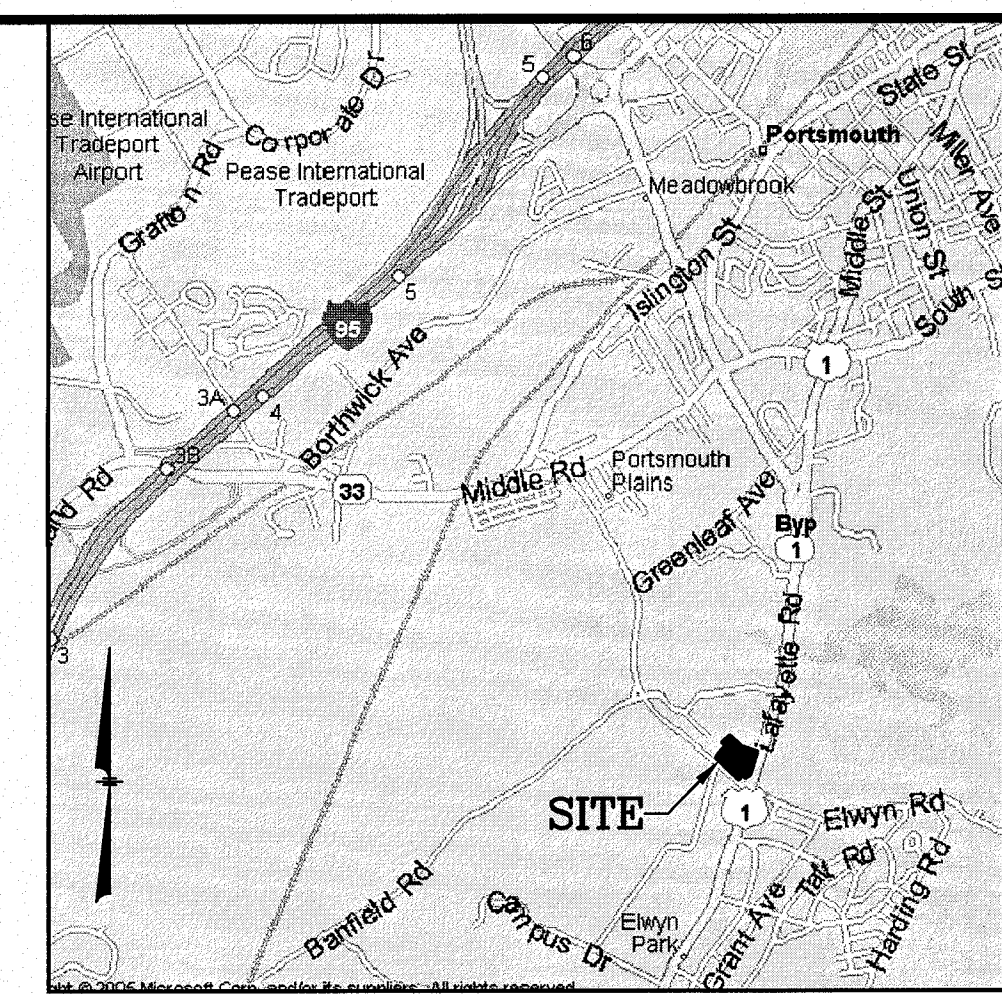
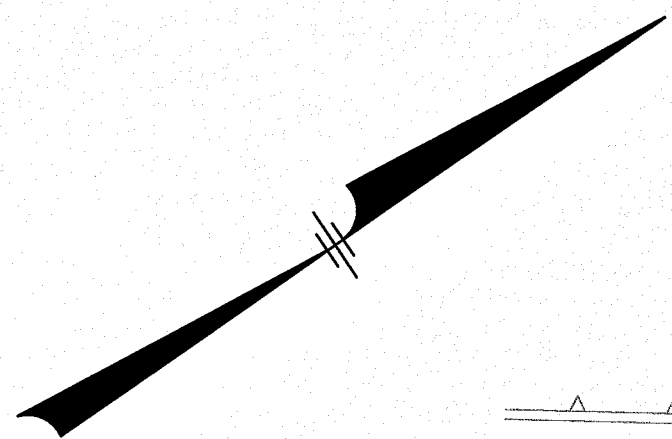
44 Stiles Road, Suite One
Salem, New Hampshire 03079
(603) 893-0720
ENGINEERS • PLANNERS • SURVEYORS
www.mhfdesign.com

SCALE: 1"=30'	DATE: JUNE 10, 2019	DRAWING NO. 4582PSP2.DWG
DRAWN BY: CCC	CHECKED BY: CMT	PROJECT NO. 458219
		SHEET NO. 1 OF 1

I:\MFS\Company_Data\Projects\CAD\458219\4582PSP2.dwg OVER 6/10/19 11:49am cps

LEGEND

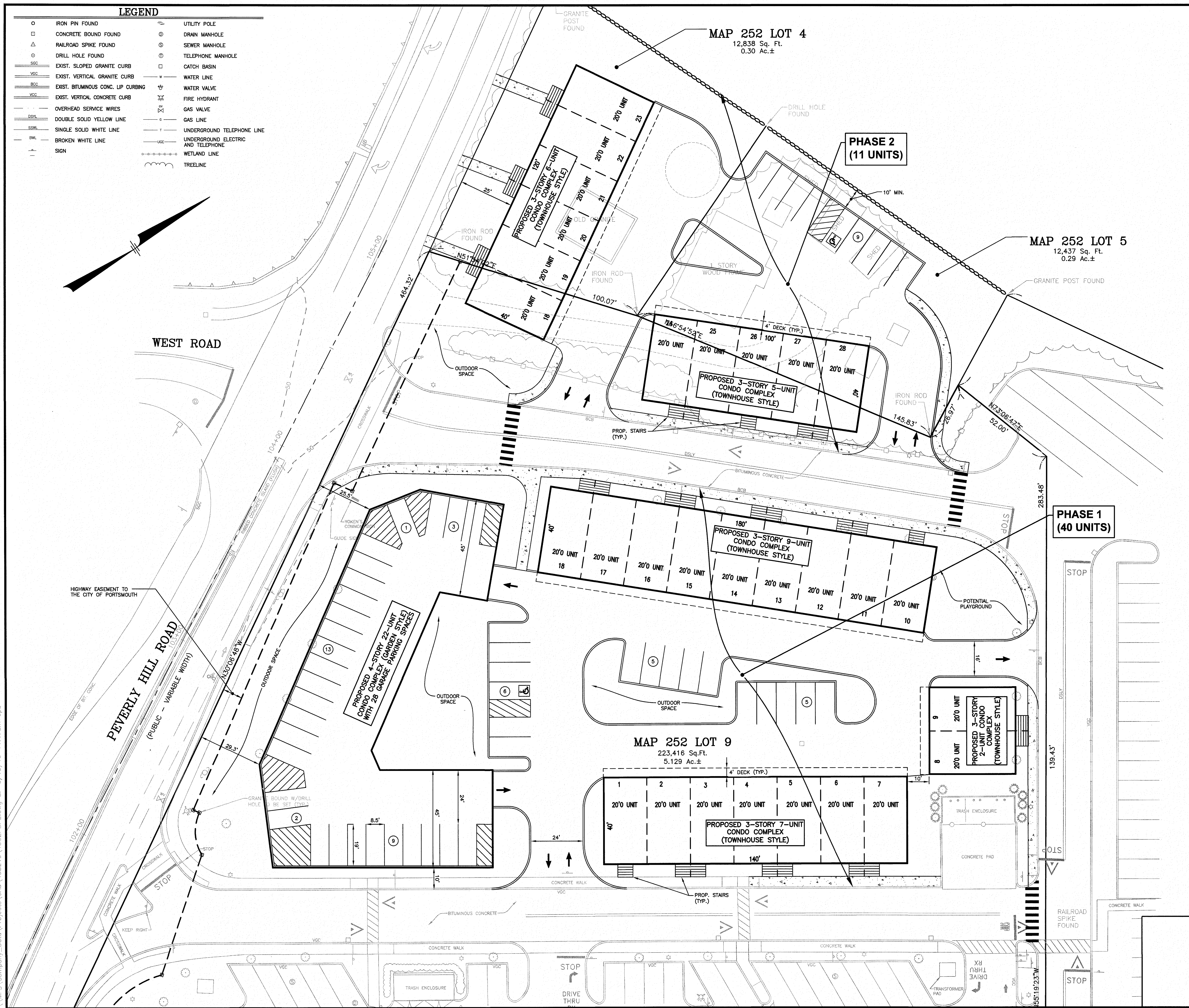
- IRON PIN FOUND
- CONCRETE BOUND FOUND
- △ RAILROAD SPIKE FOUND
- DRILL HOLE FOUND
- SSC EXIST. SLOPED GRANITE CURB
- VGC EXIST. VERTICAL GRANITE CURB
- BCS EXIST. BITUMINOUS CONC. LIP CURBING
- VCC EXIST. VERTICAL CONCRETE CURB
- OVERHEAD SERVICE WIRES
- DSYL DOUBLE SOLID YELLOW LINE
- SSSL SINGLE SOLID WHITE LINE
- BWL BROKEN WHITE LINE
- SIGN
- ⊕ UTILITY POLE
- ⊙ DRAIN MANHOLE
- ⊙ SEWER MANHOLE
- ⊙ TELEPHONE MANHOLE
- ⊙ CATCH BASIN
- WATER LINE
- ⊕ WATER VALVE
- ⊕ FIRE HYDRANT
- ⊕ GAS VALVE
- GAS LINE
- UNDERGROUND TELEPHONE LINE
- UNDERGROUND ELECTRIC AND TELEPHONE
- WETLAND LINE
- TREELINE



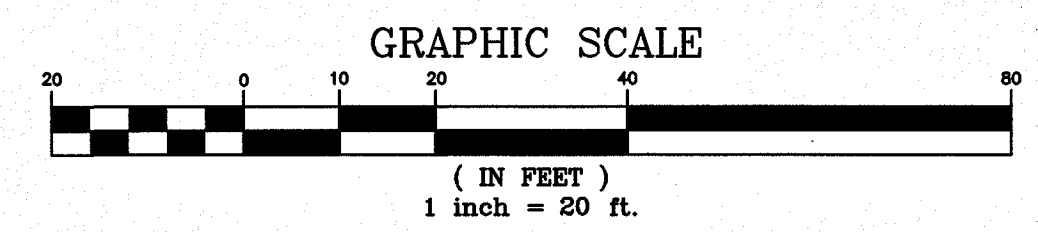
LOCATION MAP
(NOT TO SCALE)

NOTES:

- 1) CURRENT ZONE IS GATEWAY NEIGHBORHOOD MIXED USE CENTER (G2). REFER TO CITY OF PORTSMOUTH ZONING DISTRICTS AND USE REGULATIONS FOR ADDITIONAL INFORMATION.
- 2) PARKING REQUIREMENTS:
 DWELLING UNITS > 750 SF = 1.3 SPACES/UNIT
 VISITOR PARKING = 1 SPACE/ 5 DWELLING UNITS
 REQUIRED PARKING = 51 UNITS * 1.3 SP/UNITS
 + 51 UNITS * 1 SP/5 UNITS
 = 77 SPACES REQUIRED
 PROPOSED PARKING = 28 GARAGE SPACES (GARDEN STYLE)
 + 58 GARAGE SPACES (TOWNHOUSE STYLE)
 (INCLUDES 2 GARAGE SPACES/UNIT)
 + 25 EXTERIOR SPACES
 = 111 SPACES PROPOSED



OWNER OF RECORD:
 MAP 252 LOT 7
 4 AMIGOS LLC
 321 LAFAYETTE ROAD, UNIT D
 HAMPTON, NH 03842



NO.	DESCRIPTION	BY	DATE
REVISIONS			

CONCEPT MASTER PLAN
 ASSESSORS MAP 252 - LOTS 4, 5 & 9
 1400 LAFAYETTE ROAD
 PORTSMOUTH, NEW HAMPSHIRE
 PREPARED FOR:
4 AMIGOS, LLC
 321 LAFAYETTE ROAD UNIT D
 HAMPTON, NEW HAMPSHIRE 03842

MHF Design Consultants, Inc.
 44 Stiles Road, Suite One
 Salem, New Hampshire 03079
 (603) 893-0720
 ENGINEERS • PLANNERS • SURVEYORS
 www.mhfdesign.com

SCALE: 1"=20'	DATE: JUNE 10, 2019	DRAWING NO. 4582PSP2.DWG
DRAWN BY: CCC	CHECKED BY: CMT	PROJECT NO. 458219
		SHEET NO. 1 OF 1

\\MFS\Company_Data\Projects\CAD\458219\4582PSP2.dwg SP 6/10/19 11:47am cps





