



## ALTERATION OF TERRAIN PERMIT APPLICATION

Water Division / Land Resources Management Program  
Alteration of Terrain Bureau



[Check the status of your application.](#)

RSA / Rule: RSA 485-A:17, Env-Wq 1500

	Administrative Use Only	Administrative Use Only	Permit Number:
			Check No. <b>27722</b>
			Amount: <b>5,000.-</b>
			Initials:

<b>I am applying for:</b> <input checked="" type="checkbox"/> Standard Permit <input type="checkbox"/> Alteration of Terrain (AoT) Permit-by-Notification	
<b>A1. APPLICANT INFORMATION</b> <i>(intended permit holder)</i>	
Applicant's name <i>(intended permit holder, which may be an individual or an entity such as a business or trust):</i> Unitil Energy Systems, Inc.	
If the applicant is an entity (such as a business or trust), contact name: Nathan Sherwood, P.E.	
Applicant's mailing address: 30 Energy Way, Exeter, NH 03833	
Applicant's daytime phone: 603-773-6476	Applicant's email: sherwood@unitil.com
Is the applicant also an owner of the property on which the project will occur? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <i>If the applicant is not also the owner, in the attachments section of this application, attach proof that the applicant will have a legal right to undertake the project on the property if a permit is issued to the applicant.</i>	
<b>A2. APPLICANT'S CONSULTANT INFORMATION</b> <i>(such as an engineering firm)</i>	
Name of consultant's company: TFMoran, Inc.	
Consultant's name and title: Nicholas Golon, PE, Principal, Civil Department Manager	
Consultant's mailing address: 48 Constitution Drive, Bedford, NH 03110	
Consultant's daytime phone: 603-472-4488	Consultant's email: ngolon@tfmoran.com
<b>A3. OTHER CONTACT</b> <i>(Enter a project manager, owner, anyone else you would like contacted regarding this permit application. Leave blank otherwise).</i>	
Name of contact's company, if applicable:	
Contact's name and title:	
Contact's mailing address:	
Contact's daytime telephone number:	Contact's email:

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<b>B. PROJECT NAME, DESCRIPTION, LOCATION</b> <i>(Enter the project name as you would like it to appear on the permit)</i>				
B1. Project name: Unutil West Concord Substation Relocation				
B2. Select the primary project type <i>(select only one)</i> :				
<input type="checkbox"/> Residential	<input type="checkbox"/> Commercial or industrial	<input type="checkbox"/> Excavation or mining of earth materials	<input type="checkbox"/> Agricultural	<input type="checkbox"/> Land conversion
<input type="checkbox"/> Landfill	<input type="checkbox"/> Municipal building (school, fire station etc.)	<input type="checkbox"/> Roadway or intersection	<input type="checkbox"/> Solar ≤ 5MW <input type="checkbox"/> Solar > 5MW	<input type="checkbox"/> Transmission line
<input checked="" type="checkbox"/> Other project type <i>(specify)</i> : Public Utility - Electric Substation				
B3. Type of plans required <i>(select only one)</i> : <input checked="" type="checkbox"/> Detailed development <input type="checkbox"/> Excavation, grading and reclamation <input type="checkbox"/> Land conversion <input type="checkbox"/> Steep slope				
B4. Briefly describe the proposed project. Include an outline of the scope of work to be performed: The project consists of retiring vintage substation equipment and installing new current technology to meet the growing electrical demand in the Concord area and provide further redundancy for service reliability. In order to accommodate the substation relocation on the subject lot, an existing pole storage area will be relocated, and stormwater management areas will be incorporated. The project is located at , Concord, NH, Tax Map 494Z, Lot 44.				
B5. Project site location (number and street name): 1-7 McGuire Street				
B6. Project town or city: Concord			Project county: Merrimack	
B7. Tax map, block, and lot number: Tax Map 494Z, Lot 44				
Tax map:	Block:	Lot number:		
Tax map:	Block:	Lot number:		
Tax map:	Block:	Lot number:		
If the project exists on more than three lots, enter additional tax IDs:				
<b>C. PROJECT INFORMATION</b>				
C1. Specify the total area of disturbance, in square feet, excluding lot development that qualifies for an exclusion under Env-Wq 1503.12(b): 88,308 SF				
C2. Specify the additional impervious cover as a result of the project, in square feet: 20,456 SF <i>Use "-" to indicate a net reduction in impervious coverage.</i>				
C3. Specify the total impervious cover after the project is complete, in square feet: 256,117 SF				
C4. Specify the total area of undisturbed cover, in square feet: 288,849 SF				
C5. For subdivisions, specify the number of lots proposed <i>(if not a subdivision, enter zero)</i> : 0				
C6. Specify how many housing units are proposed <i>(if none, enter zero)</i> : 0				
C7. Specify the total length of roadway, in linear feet <i>(if no roadway, enter zero)</i> : 0				
C8. Specify (name) all receiving waters as shown on a USGS map or, if unnamed, name the waterbody to which each receiving water is tributary, as identified on a USGS map: Upper Merrimack River				
C9. Is any portion of the project in the protected shoreland? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No				
C10. Is building demolition proposed? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No				
C11. Specify the estimated quantity of blast rock that will result from the blasting on the project site: <input checked="" type="checkbox"/> None, no blasting will occur. <input type="checkbox"/> 5,000 cubic yards or less. <input type="checkbox"/> Greater than 5,000 cubic yards.* <i>*If more than 5,000 cubic yards of blast rock will be generated, in the attachment section of this application, attach a groundwater monitoring report, as outlined in Env-Wq 1503.11(h).</i>				

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C12. If the project involves a high-load activity, select the type:

A land use or activity where regulated substances are exposed to rainfall or runoff (excluding areas where the only regulated substance is road salt applied for deicing)

A land use or activity known to generate high concentrations of hydrocarbons, metals, or suspended solids than found in typical stormwater runoff, including but not limited to any of the land uses or activities found in Env-Wq 1502.28(b).

Commercial parking area with more than 1,000 trip ends per day

Other:

C13. Is the project within the 100-year floodplain?  Yes  No

C14. If the project is within the 100-year floodplain, enter the cut volume, in cubic feet: N/A

C15. If the project is within the 100-year floodplain, enter the fill volume, in cubic feet: N/A

C16. Other than subsurface explorations necessary for the design of the project, was any earth disturbance done prior to receiving a permit?  Yes  No

C17. If yes, describe all work conducted prior to receiving a permit *and* attach the required documentation in Env-Wq 1503.31: N/A

C18. Does this application include any waiver requests?  Yes  No

C19. If yes, specify the rule section or paragraph for which a waiver is being requested:  
1504.09(b)(4)(a) & 1504.09(b)(4)(c) Site Specific Soil Mapping

**D. OTHER PERMITS** *Select all other NHDES permits required for the project or if applicable, select "none".*

None

Water supply approval

Wetlands permit

Shoreland permit

Underground Injection Control (UIC) registration

Large/ small community well approval

Large groundwater withdrawal permit

**E. SCREENING LAYER REVIEW** - *If you answer yes to any of the questions below, review Env-Wq 1500 for any design constraints that might apply.*

E1. Is any portion of the property in the PFAS screening layer?  Yes  No

E2. Is there a remediation site within the project property's boundary, or are there any properties within 500 feet of the property boundary that have a remediation site on it?  Yes  No

E3. Is the project located within a Coastal and Great Bay Region community?  Yes  No

E4. Is any portion of the project within one-quarter mile of a designated river?  Yes  No

E5. If the project is within one-quarter mile of a designated river, name of river: Upper Merrimack River

E6. Is any portion of the project within a groundwater protection area?  Yes  No

E7. Is any portion of the project within a water supply intake protection area?  Yes  No

E8. Is there a public water supply well sanitary protective area on the property?  Yes  No

E9. Is any portion of the project within one-quarter mile of a Class A surface water?  Yes  No

E10. Is any portion of the project within the watershed area of an Outstanding Resource Water?  Yes  No

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E11. Is any portion of the project within a watershed impaired for chloride or is any portion of the project within one-quarter mile of a surface water impaired for phosphorus or nitrogen?  Yes  No

*If the watershed is impaired for chloride, in the attachment section of this application, attach a copy of the chloride management plan.*

E12. If yes, select the type(s) of impairment:  Nitrogen  Phosphorus  Chloride

E13. Is any portion of the project within one-quarter mile of a lake or pond?  Yes  No

E14. Is there a prime wetland on the property?  Yes  No

#### F. ECOLOGICAL INFORMATION

F1. DataCheck Tool identification number (*Example: DCT25-0460*): NHB25-1423

F2. Date of DataCheck results letter:

*Must not be older than one year from the submission date of this application.* 5/12/2025

F3. What are the results of the DataCheck results letter (select only one):

No wildlife review is required; or

A wildlife review is required and:

Has been completed by the NHDES Ecological Review Section.

Has been submitted to the NHDES Ecological Review Section; review is pending.

Has not been submitted to the NHDES Ecological Review section.

#### G. SUBMISSION AND NOTICES

G1. If the applicant or agent held a pre-application meeting, name of AoT Bureau staff: N/A

G2. Specify the date documents were submitted to the municipality the project is being developed in, per Env-Wq 1503.05(e): 8/20/26

G3. If the project is within a designated river corridor, specify the date documents were submitted to the local river management advisory committee (LAC), per Env-Wq 1503.05(f): 9/2/25

**H. ATTACHMENTS** - *Confirm you have included the following loose-leaf documents. Do not bind in a report or staple to the application.*

H1.  Proof that a copy of the application has been submitted to the municipality the project is being developed in, per Env-Wq 1503.05(e).

H2.  If the project is within one-quarter mile of a designated river, attach proof that a copy of the application has been submitted to the local river advisory committee (LAC), per Env-Wq 1503.05(f).

H3.  Copy of USGS map with property boundaries outlined (1" = 2,000' scale).

H4.  Copy of DataCheck Tool results letter and any relevant correspondence with New Hampshire Fish and Game.

**I. ATTACHMENTS** - *Confirm you have included the documents below, in a bound report, in this order*

11.  If the applicant is not the property owner, proof that the applicant will have a legal right to undertake the project on the property if a permit is issued to the applicant.
12.  Aerial photograph of the site (1" = 2,000' scale with the site boundaries outlined).
13.  Photographs representative of existing site conditions with a description of what each photograph is showing, referenced to the project plans.
14.  For excavation or mining of earth materials projects:
- A discussion of any flows that are directed off-site.
  - A description of the subsurface conditions to the planned depth of excavation.
  - Elevation of the seasonal high-water table, as observed and described by a certified soil scientist, or an individual holding a valid permit as a permitted designer issued by the NHDES Subsurface Systems Bureau.
15.  The drainage analysis, stamped by a professional engineer, including:
- A narrative of the project.
  - Summary table of the peak discharge rates and runoff volumes directed off-site.
  - The published rainfall amounts (e.g., extreme precipitation table).
  - Drainage diagram (pre-development & post-development).
  - Area listing and soils listing (pre-development and post-development).
  - 1-year (if applicable), 2-year, 10-year, and 50-year node listings, sorted by node-type, with the area totals listed at the bottom (pre-development & post-development).
  - 10-year full summary (pre-development & post-development).
- If you do not include a drainage analysis, include a narrative of why one is not required.*
16.  One Groundwater Recharge Volume (GRV) [Best Management Practices Worksheet](#).
17.  One treatment [Best Management Practices Worksheet](#) for each treatment system proposed.
18.  Riprap apron or other energy dissipation or stability calculations at stormwater control outlet locations.
19.  Soil information, including:
- A USDA web soil survey map with project's watershed outlined.
  - The site-specific soil survey report stamped and with a certification note prepared by the soil scientist that the survey was done in accordance with the site-specific soil mapping standards of the Society of Soil Scientists of Northern New England.
  - Test pit logs with the ground elevations noted.
110.  Infiltration feasibility report, outlined in 1504.13.
111.  Inspection and maintenance manual with, if applicable, long-term maintenance agreements prepared in accordance with Env-Wq 1507.07.
112.  If the project has an underground infiltration system, including drywells, [Registration and Notification Form for Stormwater Infiltration to Groundwater](#).
113.  If the project is within a chloride impaired watershed, a completed Chloride Management Plan to minimize the discharge of chloride to the surface water of the state, as required by 1503.11(g).
114.  If greater than 5,000 cubic yards of rock will be blasted, a groundwater monitoring report, as required by 1503.11(h).

I15.  If the project requires more than 5 acres of un-stabilized soil be open at one time in order to complete the project, attach documentation demonstrating the necessity of disturbing more than 5 acres at one time, along with a construction sequence plan developed by a qualified engineer or a Certified Professional in Erosion and Sediment Control (CPESC) specialist, as outlined in Env-Wq 1505.03.

I16.  If the project includes any of the following, attach a source control plan, as outlined in Env-Wq 1504.08:

- A land use or activity where regulated substances are exposed to rainfall or runoff (excluding areas where the only regulated substance is road salt applied for deicing).
- A land use or activity known to generate higher concentrations of hydrocarbons, metals, or suspended solids than typical stormwater runoff.
- A commercial parking area with more than 1,000 trip ends per day.

I17.  If the project is located in an area where groundwater or soil contamination exceeds the applicable standards in Env-Wq 1507.02(f), attach a certification from a qualified geologist or engineer, experienced in contaminant fate and transport analysis, confirming that the proposed design will not result in groundwater flow or quality impacts that pose greater risks to the environment or human health than current site conditions.

I18.  If any part of the project is within the 100-year floodplain, attach a floodplain report as outlined by Env-Wq 1503.09.

I19.  If any earth disturbance was completed prior to receiving a permit, other than subsurface explorations necessary for the design of the project, attach the After-the-Fact documentation required documentation in Env-Wq 1503.31.

I20.  If applying for a waiver, attach the applicable waiver requests in accordance with Env-Wq 1509.

I21.  If applying for a permit by notification (PBN), attach the [PBN addendum](#).

**J. PLANS**

J1.  Attach design plans, including a plan cover sheet with the title of the project and most recent revision date, existing plans, proposed grading plans, detail plans, and any other plans showing that the project meets the AoT requirements in Env-Wq 1500.

J2.  Attach the pre- and post-development color-coded soil plans on 11" x 17".

J3.  Attach the pre- and post-construction drainage area plans on 34 - 36" by 22 - 24" white paper.

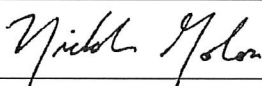
J4.  If the project is a solar project, attach a solar project land slope plan and curve number plan, if applicable.

**K. REQUIRED SIGNATURES** *Your filing fee is set by RSA 485-A:17, based on the total area to be disturbed. No permit application shall be accepted until your filing fee is paid.*

By signing below, I certify that:

- The information contained in or otherwise submitted with this application is true, complete, and not misleading to the best of my knowledge and belief.
- I understand that the submission of false, incomplete, or misleading information constitutes grounds for the department to deny the application, revoke any permit that is granted based on the information, and/or refer the matter to the board of professional engineers established by RSA 310-A:3 if I am a professional engineer.

Applicant  Applicant's agent

Signature: 	Date: 2/3/2026
Name (print or type): <b>Nicholas Golon, PE</b>	Title: <b>Principal, Civil Dept. Manager</b>