



The State of New Hampshire
DEPARTMENT OF ENVIRONMENTAL SERVICES



Thomas S. Burack, Commissioner

October 10, 2016

Her Excellency, Governor Margaret Wood Hassan
and The Honorable Council
State House
Concord, NH 03301

REQUESTED ACTION

Approve Fore Point Realty Trust's request to perform the following work on Squam Lake, in Sandwich. File # 2016-01921. This project will not have significant impact on or adversely affect the values of Squam Lake.

Install a 6 ft. x 40 ft. seasonal pier on a property with a pre-existing 8 ft. x 10 ft. seasonal pier accessed by a 4 ft. x 20 ft. walkway and a pre-existing 12 ft. x 20 ft. seasonal pier accessed by a 4 ft. x 16 ft. walkway on an average of 3,150 ft. of shoreline frontage along Fore Point, on Squam Lake, in Sandwich.

The Department imposed the following conditions as part of this approval:

1. All work shall be in accordance with plans by Ames Associates dated March 23, 2016, as received by the NH DES on July 06, 2016.
2. This permit is not valid and effective until it has been recorded with the appropriate county Registry of Deeds by the applicant. Prior to starting work under this permit, the permittee shall submit a copy of the recorded permit to the NH DES Wetlands Program by certified mail, return receipt requested.
3. All development activities associated with this project shall be conducted in compliance with applicable requirements of RSA 483-B and N.H. Code of Administrative Rules Env-Wq 1400 during and after construction.
4. Work shall be carried out in a time and manner to avoid disturbances to migratory waterfowl breeding and nesting areas.
5. Any subdivision of the property frontage will require removal of a sufficient portion of the docking structures to comply with the dock size and density requirements in effect at the time of the subdivision.
6. Only those structures shown on the approved plans shall be installed or constructed along this frontage. All portions of the structures shall be at least 20 ft. from the abutting property lines or the imaginary extension of those lines into the water.
7. No portion of the new pier shall extend more than 40 ft. from the shoreline at full lake elevation (Elev. 563 ft.).
8. All seasonal structures shall be removed for the non-boating season.

DES Web site: www.des.nh.gov

P.O. Box 95, 29 Hazen Drive, Concord, New Hampshire 03302-0095

Telephone: (603) 271-3501 • Fax: (603) 271-6683 • TDD Access: Relay NH 1-800-735-2964

EXPLANATION

The DES Wetlands Bureau approved this project on September 09, 2016. The NH DES supported its decision with the following findings:

1. This project is classified as a major project per Rule Env-Wt 303.02(d), construction of docking structures that provide a total of 5 or more slips.
2. The applicant has an average of 3,150 ft. of frontage along Squam Lake.
3. A maximum of 43 slips may be permitted on this frontage per Rule Env-Wt 402.13, Frontage Over 75'.
4. The existing and proposed docking facilities will provide a total of 6 slips as defined per RSA 482-A:2, VIII and, therefore, meets Rule Env-Wt 402.13.
5. The applicant states the proposed docking structure will provide docking on the mainland for individual that needs access to an island property.
6. The Department finds that because the project is not of significant public interest and will not significantly impair the resources of Squam Lake a public hearing under RSA 482-A:8 is not required.

Application file documents are being forwarded to the Governor and Executive Council in connection with their consideration of this matter pursuant to RSA 482-A:3,II.(a) as it is a major project in public waters of the state.

We respectfully submit this request for your consideration.



for Thomas S. Burack
Commissioner



WETLANDS PERMIT APPLICATION

Water Division/ Wetlands Bureau
Land Resources Management

Check the status of your application: www.des.nh.gov/onestop



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

		Administrative Use Only	File No: 2016-01921
			Check No: 8457
			Amount: \$ 440.00
			Initials: Emk

1. REVIEW TIME:
Indicate your Review Time below. Refer to Guidance Document A for instructions.

Standard Review (Minimum, Minor or Major Impact)
 Expedited Review (Minimum Impact only)

2. PROJECT LOCATION:
Separate applications must be filed with each municipality that jurisdictional impacts will occur in.

ADDRESS: **60 Long Point Road** TOWN/CITY: **Sandwich**

TAX MAP: **R20** BLOCK: _____ LOT: **65** UNIT: _____

USGS TOPO MAP WATERBODY NAME: **Squam Lake** NA STREAM WATERSHED SIZE: _____ NA

LOCATION COORDINATES (If known): **1031015 / 466571** Latitude/Longitude UTM
 State Plane

3. PROJECT DESCRIPTION:
Provide a brief description of the project outlining the scope of work. Attach additional sheets as needed to provide a detailed explanation of your project. DO NOT reply "See Attached" in the space provided below.

Install a 6'x40' seasonal dock at the east end of the shoreline. The dock will bring total number of boat slips along this waterfront to 6.

4. SHORELINE FRONTAGE

NA This lot has no shoreline frontage. SHORELINE FRONTAGE: **3,150'±**
 Shoreline frontage is calculated by determining the average of the distances of the actual natural navigable shoreline frontage and a straight line drawn between the property lines, both of which are measured at the normal high water line.

5. RELATED PERMITS, ENFORCEMENT, EMERGENCY AUTHORIZATION, SHORELAND, ALTERATION OF TERRAIN, ETC...

6. NATURAL HERITAGE BUREAU & DESIGNATED RIVERS:
See the Instructions & Required Attachments document for instructions to complete a & b below.

a. Natural Heritage Bureau File ID: NHB 16 - 0771

b. Designated River the project is in ¼ miles of _____; and
 date a copy of the application was sent to the Local River Management Advisory Committee: Month: ___ Day: ___ Year: ___

NA

7. APPLICANT INFORMATION (Desired permit holder)

LAST NAME, FIRST NAME, M.I.: **Coolidge, Richard**

TRUST / COMPANY NAME: **Fore Point Realty Trust** MAILING ADDRESS: [REDACTED]

TOWN/CITY: **Middleburg** STATE: **VA** ZIP CODE: **20117**

EMAIL or FAX: PHONE:

ELECTRONIC COMMUNICATION: By initialing here: _____, I hereby authorize NHDES to communicate all matters relative to this application electronically

8. PROPERTY OWNER INFORMATION (If different than applicant)

LAST NAME, FIRST NAME, M.I.:

TRUST / COMPANY NAME: MAILING ADDRESS:

TOWN/CITY: STATE: ZIP CODE:

EMAIL or FAX: PHONE:

ELECTRONIC COMMUNICATION: By initialing here _____, I hereby authorize NHDES to communicate all matters relative to this application electronically

9. AUTHORIZED AGENT INFORMATION

LAST NAME, FIRST NAME, M.I.: **Roseberry, Nicol** COMPANY NAME: **Ames Associates**

MAILING ADDRESS: **164 NH Route 25**

TOWN/CITY: **Meredith** STATE: **NH** ZIP CODE: **03253**

EMAIL or FAX: **nicol@amesassociates.com** PHONE: **603-279-5705**

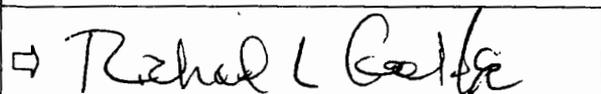
ELECTRONIC COMMUNICATION: By initialing here *NR* I hereby authorize NHDES to communicate all matters relative to this application electronically

10. PROPERTY OWNER SIGNATURE:

See the Instructions & Required Attachments document for clarification of the below statements

By signing the application, I am certifying that:

- I authorize the applicant and/or agent indicated on this form to act in my behalf in the processing of this application, and to furnish upon request, supplemental information in support of this permit application.
- I have reviewed and submitted information & attachments outlined in the Instructions and Required Attachment document.
- All abutters have been identified in accordance with RSA 482-A:3, I and Env-Wt 100-900.
- I have read and provided the required information outlined in Env-Wt 302.04 for the applicable project type.
- I have read and understand Env-Wt 302.03 and have chosen the least impacting alternative.
- Any structure that I am proposing to repair/replace was either previously permitted by the Wetlands Bureau or would be considered grandfathered per Env-Wt 101.47.
- I have submitted a Request for Project Review (RPR) Form (www.nh.gov/nhdhr/review) to the NH State Historic Preservation Officer (SHPO) at the NH Division of Historical Resources to be reviewed for the presence of historical/ archeological resources.
- I authorize NHDES and the municipal conservation commission to inspect the site of the proposed project.
- I have reviewed the information being submitted and that to the best of my knowledge the information is true and accurate.
- I understand that the willful submission of falsified or misrepresented information to the New Hampshire Department of Environmental Services is a criminal act, which may result in legal action.
- I am aware that the work I am proposing may require additional state, local or federal permits which I am responsible for obtaining.
- The mailing addresses I have provided are up to date and appropriate for receipt of NHDES correspondence. NHDES will not forward returned mail.

 Property Owner Signature	RICHARD L COOLIDGE Print name legibly	5/11/16 Date
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MUNICIPAL SIGNATURES

11. CONSERVATION COMMISSION SIGNATURE

The signature below certifies that the municipal conservation commission has reviewed this application, and:

1. Waives its right to intervene per RSA 482-A:11;
2. Believes that the application and submitted plans accurately represent the proposed project; and
3. Has no objection to permitting the proposed work.

⇒	Print name legibly	Date
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DIRECTIONS FOR CONSERVATION COMMISSION

1. Expedited review ONLY requires that the conservation commission's signature is obtained in the space above.
2. Expedited review requires the Conservation Commission signature be obtained **prior** to the submittal of the original application to the Town/City Clerk for signature.
3. The Conservation Commission may refuse to sign. If the Conservation Commission does not sign this statement for any reason, the application is not eligible for expedited review and the application will reviewed in the standard review time frame.

12. TOWN / CITY CLERK SIGNATURE

As required by Chapter 482-A:3 (amended 2014), 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.

⇒ <i>Sharon Teel</i>	<i>Sharon Teel</i>	<i>Sandwich</i>	<i>6-30-16</i>
Town/City Clerk Signature	Print name legibly	Town/City	Date

DIRECTIONS FOR TOWN/CITY CLERK:

Per RSA 482-A:3,1

1. For applications where "Expedited Review" is checked on page 1, if the Conservation Commission signature is not present, NHDES will accept the permit application, but it will NOT receive the expedited review time.
2. IMMEDIATELY sign the original application form and four copies in the signature space provided above;
3. 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.
4. 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; and
5. Retain one copy of the application form and one complete set of attachments and make them reasonably accessible for public review.

DIRECTIONS FOR APPLICANT:

1. Submit the single, 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.

13. IMPACT AREA:

For each jurisdictional area that will be/has been impacted, provide square feet and, if applicable, linear feet of impact

Permanent impacts that will remain after the project is complete.

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

JURISDICTIONAL AREA	PERMANENT Sq. Ft. / Lin. Ft.	TEMPORARY Sq. Ft. / Lin. Ft.
Forested wetland	<input type="checkbox"/> ATF	<input type="checkbox"/> ATF
Scrub-shrub wetland	<input type="checkbox"/> ATF	<input type="checkbox"/> ATF
Emergent wetland	<input type="checkbox"/> ATF	<input type="checkbox"/> ATF
Wet meadow	<input type="checkbox"/> ATF	<input type="checkbox"/> ATF
Intermittent stream	<input type="checkbox"/> ATF	<input type="checkbox"/> ATF
Perennial Stream / River	/	/
Lake / Pond	240 / 6	/
Bank - Intermittent stream	/	/
Bank - Perennial stream / River	/	/
Bank - Lake / Pond	/	/
Tidal water	/	/
Salt marsh	<input type="checkbox"/> ATF	<input type="checkbox"/> ATF
Sand dune	<input type="checkbox"/> ATF	<input type="checkbox"/> ATF
Prime wetland	<input type="checkbox"/> ATF	<input type="checkbox"/> ATF
Prime wetland buffer	<input type="checkbox"/> ATF	<input type="checkbox"/> ATF
Undeveloped Tidal Buffer Zone (TBZ)	<input type="checkbox"/> ATF	<input type="checkbox"/> ATF
Previously-developed upland in TBZ	<input type="checkbox"/> ATF	<input type="checkbox"/> ATF
Docking - Lake / Pond	<input type="checkbox"/> ATF	<input type="checkbox"/> ATF
Docking - River	<input type="checkbox"/> ATF	<input type="checkbox"/> ATF
Docking - Tidal Water	<input type="checkbox"/> ATF	<input type="checkbox"/> ATF
TOTAL	240 / 6	/

14. APPLICATION FEE: See the Instructions & Required Attachments document for further instruction

Minimum Impact Fee: Flat fee of \$ 200

Minor or Major Impact Fee: Calculate using the below table below

Permanent and Temporary (non-docking) _____ sq. ft. X \$0.20 = \$ _____

Temporary (seasonal) docking structure: **240** sq. ft. X \$1.00 = **\$ 240.00**

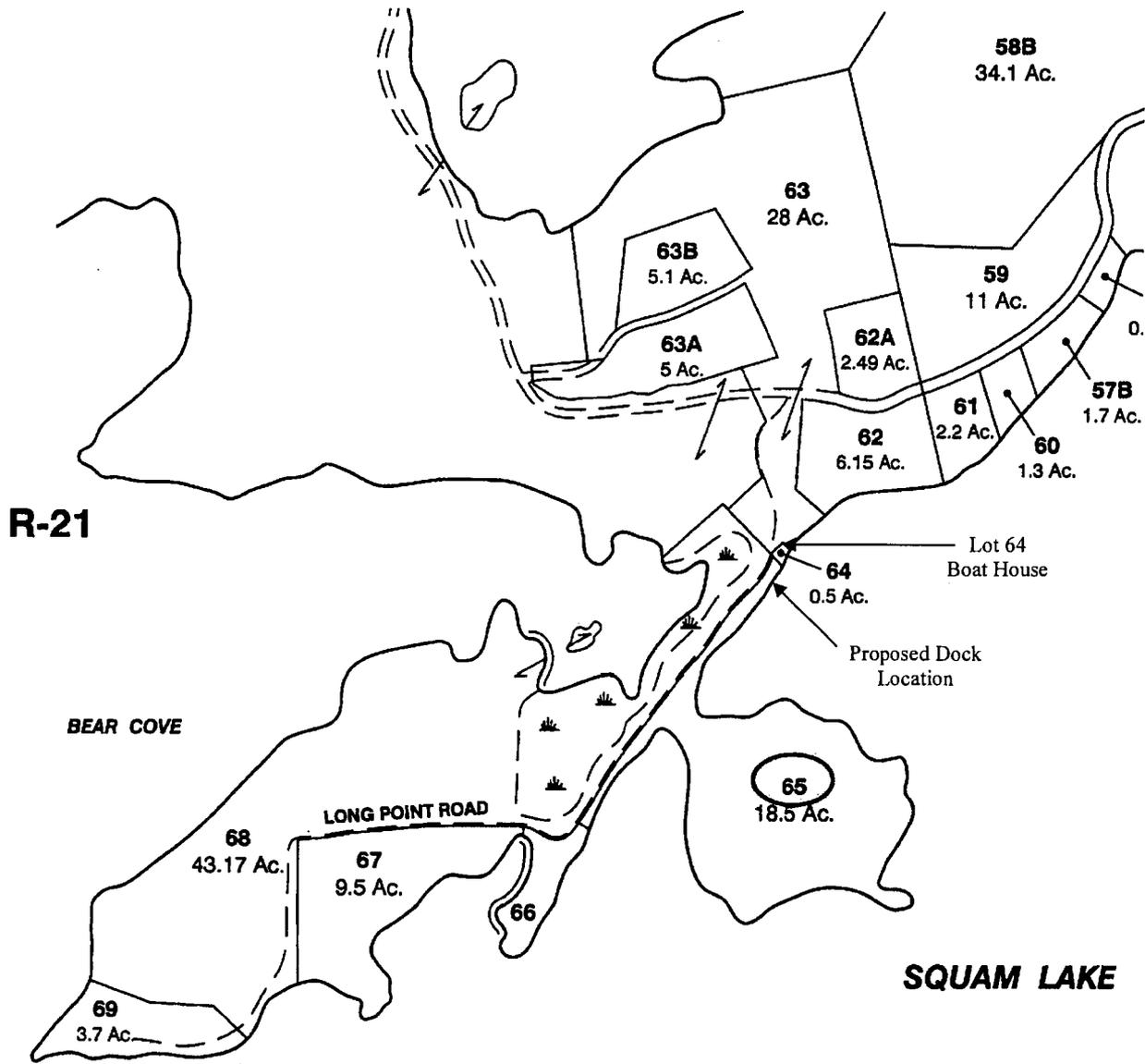
Permanent docking structure: _____ sq. ft. X \$2.00 = \$ _____

Projects proposing shoreline structures (including docks) add \$200 = \$ 200.00

Total = **\$ 440.00**

The Application Fee is the above calculated Total or \$200, whichever is greater = **\$ 440.00**

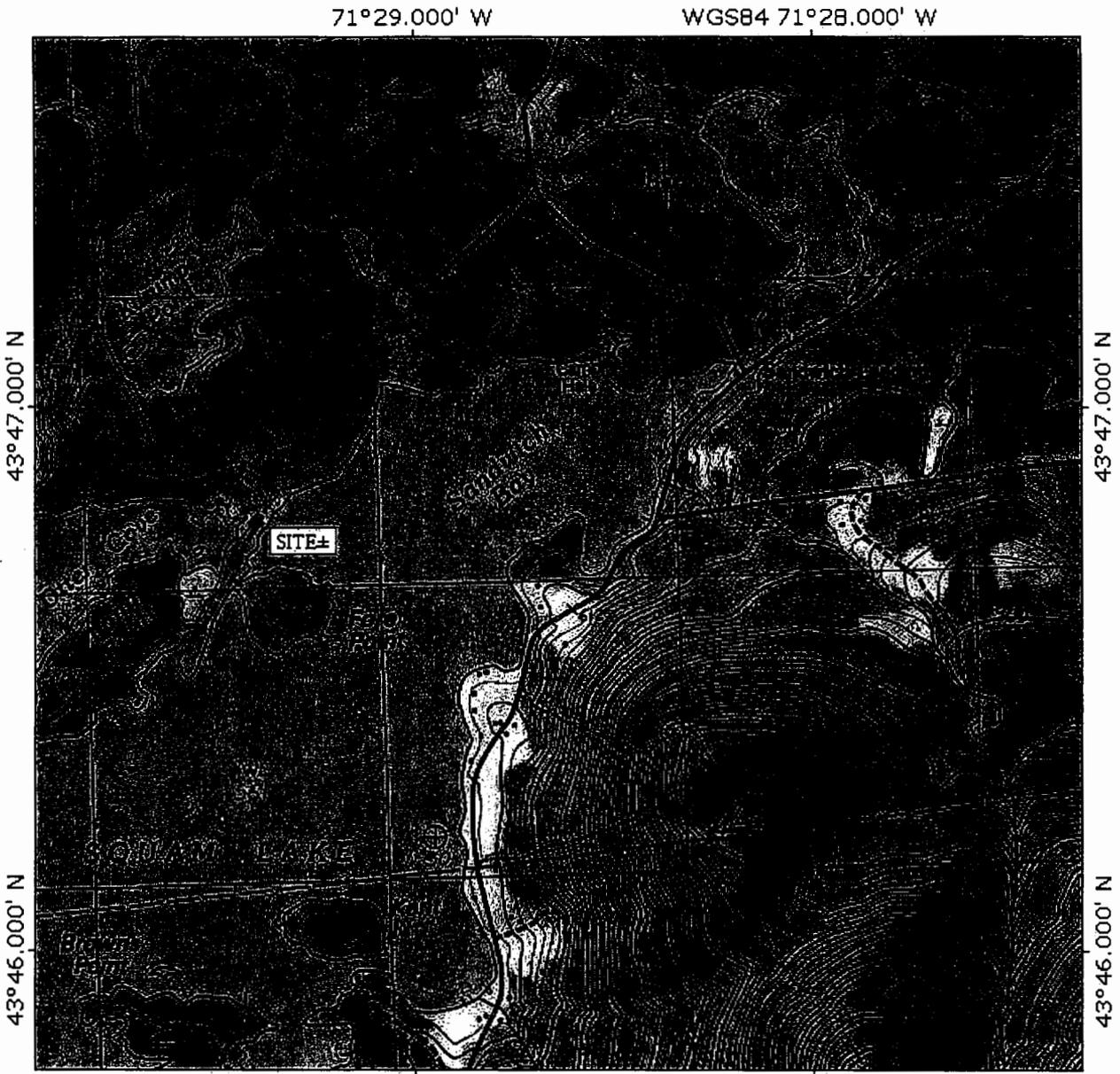
TAX MAP



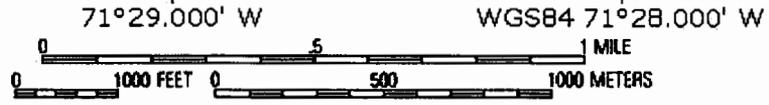
RECEIVED
JUL 06 2016
MERRIMAN PT. 1
LAND RESOURCE MANAGEMENT

3
1.3
MERRIMAN PT. 1

USGS MAP



MN  TN
154°



Map created with TOPO!® ©2003 National Geographic (www.nationalgeographic.com/topo)

Map Name:	CENTER SANDWICH, NH (Topographic)	
	Sandwich, Carroll County	
Version:	1995	
Purpose:	General Location	Applicant: Fore Point Realty Trust
Datum:	USGS	Agent: Ames Associates

RECEIVED
JUL 06 2016
NHDES
LAND RESOURCES MANAGEMENT

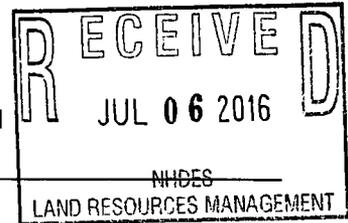
M10
86

NHB Review

The NHB review conducted online was drawn in the location as indicated on the enclosed USGS map; however, the polygon has been shifted on the final report emailed by NHB (see following page). This has been a common occurrence, and as of yet, NHB has been unable to determine the reason for the discrepancy.



New Hampshire Natural Heritage Bureau



To: Nicol Roseberry
164 NH Route 25
Meredith, NH 03253

Date: 3/16/2016

From: NH Natural Heritage Bureau

Re: Review by NH Natural Heritage Bureau of request dated 3/16/2016

NHB File ID: NHB16-0771

Applicant: Nicol Roseberry

Location: Tax Map(s)/Lot(s): R20-65
Sandwich

Project Description: Construct a 30'x94'± parking area and install a 6'x40' seasonal dock.

The NH Natural Heritage database has been checked for records of rare species and exemplary natural communities near the area mapped below. The species considered include those listed as Threatened or Endangered by either the state of New Hampshire or the federal government. We currently have no recorded occurrences for sensitive species near this project area.

A negative result (no record in our database) does not mean that a sensitive species is not present. Our data can only tell you of known occurrences, based on information gathered by qualified biologists and reported to our office. However, many areas have never been surveyed, or have only been surveyed for certain species. An on-site survey would provide better information on what species and communities are indeed present.

This report is valid through 3/15/2017.



MAP OF PROJECT BOUNDARIES FOR NHB FILE ID: NHB16-0771



ABUTTER LIST & CERTIFIED MAIL RECEIPTS

<u>Owner</u>	<u>Tax Map-Lot</u>
Dagmar Ringe 2010 Rev Trust Dagmar Ringe, Trustee [REDACTED] Belmont MA 02478	R20-63
Hoag Island Trust, Inc c/o John Coolidge [REDACTED] Sandwich NH 03227	R20-64
Three Point Real Estate Trust Anne Richards, Trustee [REDACTED] Sandwich NH 03227	R20-66
Kunhardt Family Realty Trust c/o Christopher Kunhardt [REDACTED] Weston CT 06883	R20-68