



The State of New Hampshire
Department of Environmental Services

Robert R. Scott, Commissioner



ARC

60

JAN 07 2026

December 15, 2025

Her Excellency, Governor Kelly A. Ayotte
and The Honorable Council
State House
Concord, NH 03301

REQUESTED ACTION

Approve Jeremy Stannard's request to perform the following work on Lake Winnepesaukee in Alton pursuant to NH Department of Environmental Services (NHDES) Wetlands Bureau permit #2025-01712, and in accordance with RSA 482-A:3. No comments were submitted by the Alton Conservation Commission regarding the project as proposed.

Impact 1430 square feet of lake bed in order to construct a 70 foot long breakwater with a 12 foot gap to the shoreline supporting a cantilevered dock comprised of a 4 foot x 52 foot walkway connected to a 4 foot x 18 foot walkway accessed by a set of 6 foot wide steps constructed over the bank on an average of 125 feet of frontage along Lake Winnepesaukee on Rattlesnake Island in Alton.

NHDES imposed the following conditions as part of this approval:

1. In accordance with Env-Wt 307.16, all work shall be done in accordance with the revised plans, revision dated October 9, 2025, by Folsom Design & Environmental Permitting as received by the NH Department of Environmental Services (NHDES) on October 9, 2025.
2. This permit shall not be effective until it has been recorded in the Belknap County Registry of Deeds and a copy of the recorded permit has been provided to the department as required pursuant to RSA 482-A:3, and Env-Wt 314.02.
3. In accordance with Env-Wt 512.05(c), all rocks temporarily stockpiled in the approved 400 square foot lakebed area shall be removed as soon as practicable; and by the conclusion of construction on the breakwater.
4. In accordance with Env-Wt 512.05(b), rocks may be stockpiled only within the jurisdictional area shown on the plan drawing.
5. Only those structures shown on the approved plans shall be installed or constructed along this frontage as required per Env-Wt 513.22, (a).
6. All portions of the docking structures, including the breakwater toe-of-slope, shall be located at least 20 feet from the abutting property lines and no watercraft shall be secured to the docking facility such that it crosses over the imaginary extension of the property lines over the surface water as required by RSA 482-A:3, XIII.
7. Owners of permanent docking structures which are not maintained so as to be structurally sound and usable for their intended purpose shall remove those docking structures in accordance with Env-Wt 513.22(c), to prevent hazards to public safety, navigation, and recreation.

www.des.nh.gov

29 Hazen Drive • PO Box 95 • Concord, NH 03302-0095
(603) 271-3503 • Fax: (603) 271-2867 • TDD Access: Relay NH 1-800-735-2964

8. The owner understands and accepts that should these docking structures be found to have an unreasonable impact on the ability of abutting owners to use and enjoy their properties or the public's right to navigation, passage, and use of the resource for commerce and recreation, the structures shall be subject to removal pursuant to RSA 482-A:1, RSA 482-A:11, II, and Env-Wt 513.03(a).
9. Pursuant to RSA 483-B:9, V(a)(2)(D), (v), this permit does not authorize the removal of trees or saplings within the waterfront buffer that would result in a tree and sapling point score below the minimum required per RSA 483-B:9, V(a)(2)(D), (iv).
10. Work authorized shall be carried out in accordance with Env-Wt 307 such that appropriate turbidity controls are in place to protect water quality, that no turbidity escapes the immediate dredge area, and that appropriate turbidity controls shall remain until suspended particles have settled and water at the work site has returned to normal clarity.
11. Pursuant to RSA 482-A:14, RSA 482-A:14-b, and RSA 482-A:14-c, NHDES is authorized to take appropriate compliance actions should it be determined that, based upon additional information which becomes available, any of the structures depicted as "existing" on the plans submitted by or on behalf of the permittee were not previously permitted or grandfathered.

EXPLANATION

NHDES approved this project on November 07, 2025. NHDES supported its decision with the following findings:

1. This is a major impact project per Administrative Rule Env-Wt 512.06, construction of a new breakwater.
2. The applicant has an average of 125 feet of frontage on Rattlesnake Island along Lake Winnepesaukee.
3. A maximum of 2 slips may be permitted on this frontage per Rule Env-Wt 513.12, Frontage Requirements for Private and Non-commercial Docking Structures.
4. The proposed docking facility will provide 2 slips as defined per RSA 482-A:2, VIII, and therefore meets Rule Env-Wt 513.12.
5. The NHDES finds that because the project is not of significant public interest and will not significantly impair the resources of Lake Winnepesaukee, a public hearing under RSA 482-A:8 is not required.
6. Applicant requested a waiver, in accordance with Env-Wt 204, of Administrative Rule Env-Wq 1405.05, requiring all proposed accessory structures to be built on a slope of less than 25%.
7. The applicants frontage uniformly exceeds 25%, therefore, they are unable to access the water without impacting a slope exceeding 25%.
8. The applicant has demonstrated that granting the waiver will have no adverse effect on the environment, natural resources of the state, public health, public safety, nor impacts to abutting properties more significant than that which would result from complying with the rule as required to meet Rule Env-Wt 204.05, Criteria, (a), (1).
9. The applicant has demonstrated that strict compliance with Rule Env-Wq 1405.05 will provide no benefit to the public and will provide both an operational and economic impact to the applicant as required to meet Rule Env-Wt 204.05, Criteria, (a), (2).
10. The request for a waiver meets the requirements of Rule Env-Wt 204.05, Criteria, and therefore, the waiver Rule Env-Wq 1405.05 is granted.
11. No concerns were received from abutters nor the local Conservation Commission related to the project.
12. The NHDES finds that the project as proposed and conditioned meets the requirements of RSA 482-A and the Wetlands Program Code of Administrative Rules Chapters Env-Wt 100 - 900.

Her Excellency, Governor Kelly A. Ayotte
and The Honorable Council
Page 3 of 3

NHDES Wetlands Bureau permit #2025-01712 application documents are enclosed for review by the Governor and the Executive Council in consideration of this request and in accordance with RSA 482-A:3, II(a), as it is a major project located in New Hampshire public waters.

We respectfully request your approval of this item.

A handwritten signature in black ink, appearing to read "Robert R. Scott", is written over a horizontal line.

Robert R. Scott
Commissioner



**STANDARD DREDGE AND FILL
WETLANDS PERMIT APPLICATION**
Water Division/Land Resources Management
Wetlands Bureau

STATE COPY



[Check the Status of your Application](#)

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

APPLICANT'S NAME: Jeremy Stannard

TOWN NAME: Alton

	Administrative Use Only	Administrative Use Only	File No: <u>2025-01712</u>
	Administrative Use Only	Administrative Use Only	Check No.: <u>3050</u>
	Administrative Use Only	Administrative Use Only	Amount: <u>\$1,960.00</u>
	Administrative Use Only	Administrative Use Only	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?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Does the property contain a PRA? If yes, provide the following information:	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
<ul style="list-style-type: none"> • Does the project qualify for an Impact Classification Adjustment (e.g. NH Fish and Game Department (NHF&G) 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. 	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
<ul style="list-style-type: none"> • Protected species or habitat? <ul style="list-style-type: none"> ○ If yes, species or habitat name(s): ○ NHB Project ID #: XXXXXXXXXX 	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
<ul style="list-style-type: none"> • Bog? 	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
<ul style="list-style-type: none"> • Floodplain wetland contiguous to a tier 3 or higher watercourse? 	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
<ul style="list-style-type: none"> • Designated prime wetland or duly-established 100-foot buffer? 	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
<ul style="list-style-type: none"> • Sand dune, tidal wetland, tidal water, or undeveloped tidal buffer zone? 	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Is the property within a Designated River corridor? If yes, provide the following information:	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
<ul style="list-style-type: none"> • Name of Local River Management Advisory Committee (LAC): • A copy of the application was sent to the LAC on Month: Day: Year: 	

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: **Jeremy Stannard**

MAILING ADDRESS: [REDACTED]

TOWN/CITY: [REDACTED] STATE: [REDACTED] ZIP CODE: [REDACTED]

EMAIL ADDRESS: [REDACTED]

FAX: [REDACTED] PHONE: [REDACTED]

ELECTRONIC COMMUNICATION: By initialing here **N/A**, I hereby authorize NHDES to communicate all matters relative to this application electronically.**SECTION 5 - AUTHORIZED AGENT INFORMATION (Env-Wt 311.04(c))** N/ALAST NAME, FIRST NAME, M.I.: **Folsom, Cynthia L.**COMPANY NAME: **Folsom Design & Environmental Permitting**MAILING ADDRESS: **46 Winona Shores Road**TOWN/CITY: **Meredith** STATE: **NH** ZIP CODE: **03253**EMAIL ADDRESS: **603permits@gmail.com**FAX: **N/A** PHONE: **603-393-5751**ELECTRONIC COMMUNICATION: By initialing here **CLE**, 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):

Part Env-Wt 512 Breakwaters

- Env-Wt 512.02(a), (b)(1) and (c) Approval Criteria for Breakwaters
- Env-Wt 512.04 Breakwater Design Requirements
- Env-Wt 512.05 Breakwater Construction Requirements

Part Env-Wt 513 Docking Structures and Accessory Structures

- Env-Wt 513.02(a) Applicability
- Env-Wt 513.03(a) Approval Criteria for Docking Structures
- Env-Wt 513.04 (e)(1) Approval Criteria For Permanent Docking Structures
- Env-Wt 513.06(a) Application Requirements for All Docking Structures
- Env-Wt 513.10(a) Setback Requirements for Docking Structures
- Env-Wt 513.11(a)(1)(b) Dimensions of Docking Structures
- Env-Wt 513.12(a) Frontage Requirements for Private and Non-commercial Docking Structures
- Env-Wt 513.14 Navigation Space for Docking Structures
- Env-Wt 513.15 Design Requirements for Permanent Docking Structures
- Env-Wt 513.22(a) Construction and Maintenance of Docking Structures

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/ivers, the linear footage of impact is calculated by summing the lengths of disturbances to the channel and banks.

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

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

JURISDICTIONAL AREA		PERMANENT			TEMPORARY		
		SF	LF	ATF	SF	LF	ATF
Wetlands	Forested Wetland			<input type="checkbox"/>			<input type="checkbox"/>
	Scrub-shrub Wetland			<input type="checkbox"/>			<input type="checkbox"/>
	Emergent Wetland			<input type="checkbox"/>			<input type="checkbox"/>
	Wet Meadow			<input type="checkbox"/>			<input type="checkbox"/>
	Vernal Pool			<input type="checkbox"/>			<input type="checkbox"/>
	Designated Prime Wetland			<input type="checkbox"/>			<input type="checkbox"/>
	Duly-established 100-foot Prime Wetland Buffer			<input type="checkbox"/>			<input type="checkbox"/>
Surface Water	Intermittent / Ephemeral Stream			<input type="checkbox"/>			<input type="checkbox"/>
	Perennial Stream or River			<input type="checkbox"/>			<input type="checkbox"/>
	Lake / Pond			<input type="checkbox"/>			<input type="checkbox"/>
	Docking - Lake / Pond	1317 ft ²		<input type="checkbox"/>			<input type="checkbox"/>
	Docking - River			<input type="checkbox"/>			<input type="checkbox"/>
Banks	Bank - Intermittent Stream			<input type="checkbox"/>			<input type="checkbox"/>
	Bank - Perennial Stream / River			<input type="checkbox"/>			<input type="checkbox"/>
	Bank / Shoreline - Lake / Pond			<input type="checkbox"/>			<input type="checkbox"/>
Tidal	Tidal Waters			<input type="checkbox"/>			<input type="checkbox"/>
	Tidal Marsh			<input type="checkbox"/>			<input type="checkbox"/>
	Sand Dune			<input type="checkbox"/>			<input type="checkbox"/>
	Undeveloped Tidal Buffer Zone (TBZ)			<input type="checkbox"/>			<input type="checkbox"/>
	Previously-developed TBZ			<input type="checkbox"/>			<input type="checkbox"/>
	Docking - Tidal Water			<input type="checkbox"/>			<input type="checkbox"/>
TOTAL		1317 ft²					

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):	1030 SF	× \$0.40 =	\$412.00
Seasonal docking structure:		× \$2.00 =	\$0.00
Permanent docking structure:	287 SF	× \$4.00 =	\$1148.00
Projects proposing shoreline structures (including docks) add \$400 =			\$400.00
Total =			\$0.00

The application fee for minor or major impact is the above calculated total or \$400, whichever is greater = \$1960.00

irm@des.nh.gov or (603) 271-2147

NHDES Wetlands Bureau, 29 Hazen Drive, PO Box 95, Concord, NH 03302-0095

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SECTION 13 - PROJECT CLASSIFICATION (Env-Wt 306.05)

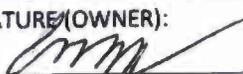
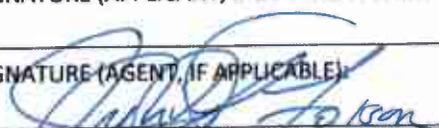
Indicate the project classification.

 Minimum Impact Project Minor Project Major Project**SECTION 14 - REQUIRED CERTIFICATIONS (Env-Wt 311.11)**

Initial each box below to certify:

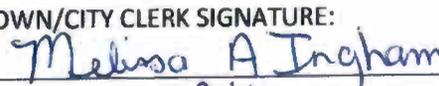
Initials: JS	To the best of the signer's knowledge and belief, all required notifications have been provided.
Initials: JS	The information submitted on or with the application is true, complete, and not misleading to the best of the signer's knowledge and belief.
Initials: JS	<p>The signer understands that:</p> <ul style="list-style-type: none"> The submission of false, incomplete, or misleading information constitutes grounds for NHDES to: <ol style="list-style-type: none"> Deny the application. Revoke any approval that is granted based on the information. 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. The signer is subject to the penalties specified in New Hampshire law for falsification in official matters, currently RSA 641. The signature shall constitute authorization for the municipal conservation commission and the Department to inspect the site of the proposed project, except for minimum impact forestry SPN projects and minimum impact trail projects, where the signature shall authorize only the Department to inspect the site pursuant to RSA 482-A:6, II.
Initials: N/A	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.

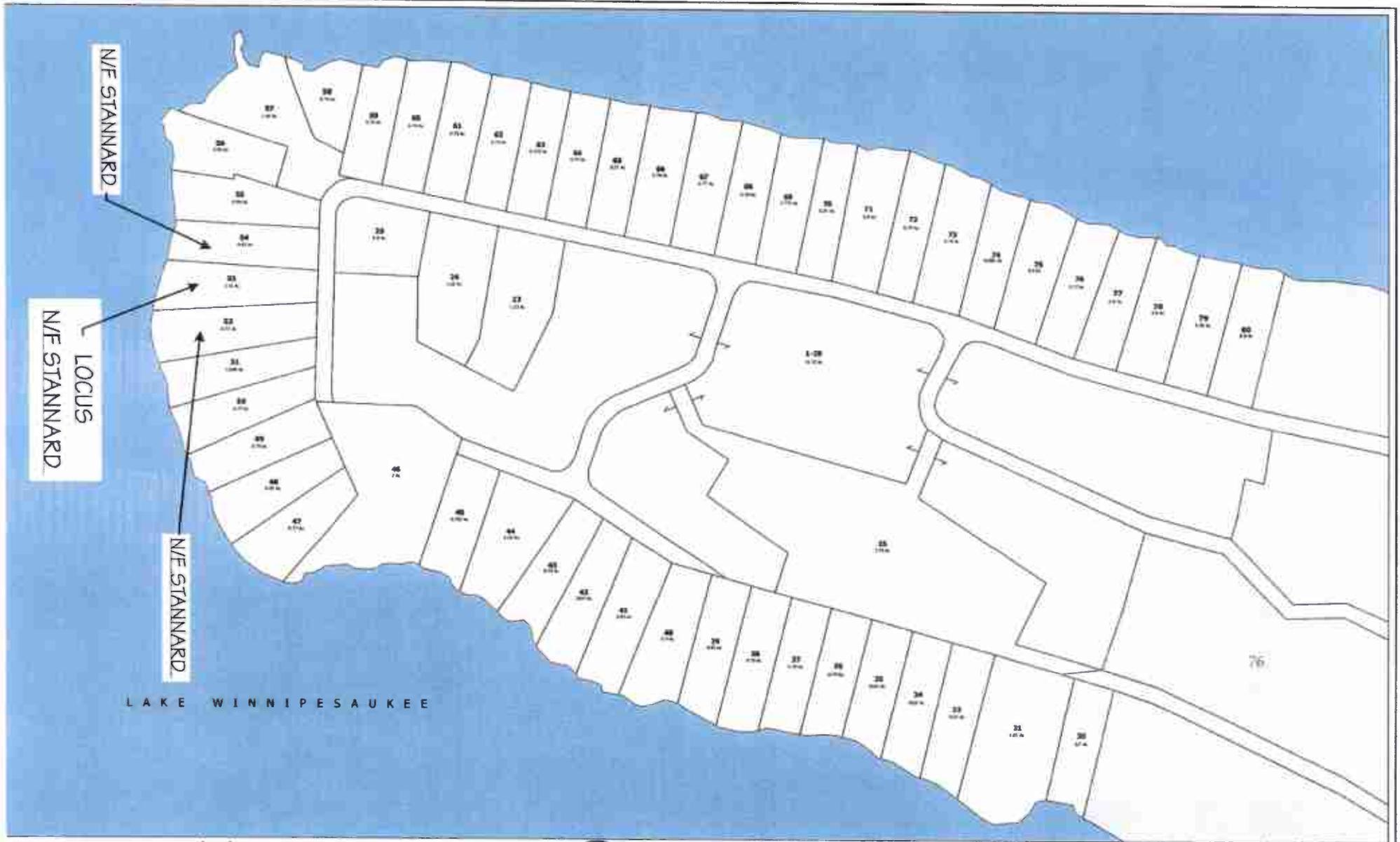
SECTION 15 - REQUIRED SIGNATURES (Env-Wt 311.04(d); Env-Wt 311.11)

SIGNATURE (OWNER): 	PRINT NAME LEGIBLY: Jeremy Stannard	DATE: 06/18/2025
SIGNATURE (APPLICANT, IF DIFFERENT FROM OWNER):	PRINT NAME LEGIBLY:	DATE:
SIGNATURE (AGENT, IF APPLICABLE): 	PRINT NAME LEGIBLY: Cynthia L. Folsom	DATE: 06/18/2025

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: Melissa A. Ingham
TOWN/CITY: Alton	DATE: 6/26/25



Barton & Loguidice

Legend

Parcel Number	Lot Map	Shoreline
Water	Parcel	Subdivisions
Lot	Subdivisions	Lot Lines

Town of Alton  *Tax Map 75*

Updated to April 1, 2022



Property Map - Tax Map 75
for
Town of Alton, Belknap County, N.H.
revised and registered by
Barton & Loguidice, Glastonbury, CT.

Stannard Property



Legend

- State
- County
- City/Town

Map Scale

1: 10,000



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Map Generated: 6/24/2025

Notes

Jeremy Stannard



New Hampshire Natural Heritage Bureau
NHB DataCheck Results Letter

To: Cynthia Folsom
46 Winona Shores Road
Meredith, NH 03253

From: NH Natural Heritage Bureau

Date: 6/24/2025 (This letter is valid through 6/24/2026)

Re: Review by NH Natural Heritage Bureau of request dated 6/24/2025

Permit Type: Standard Dredge & Fill - Major

NHB ID: NHB25-1869

Applicant: Cynthia Folsom

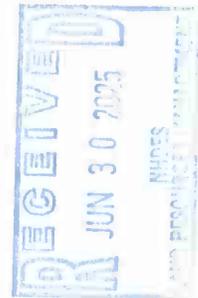
Location: Alton
Tax Map: 75, Tax Lot: 53
Address: Rattlesnake Island

Proj. Description: Construct a rock breakwater with a 6' wide cantilevered docking structure providing (2) boatslips

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.**

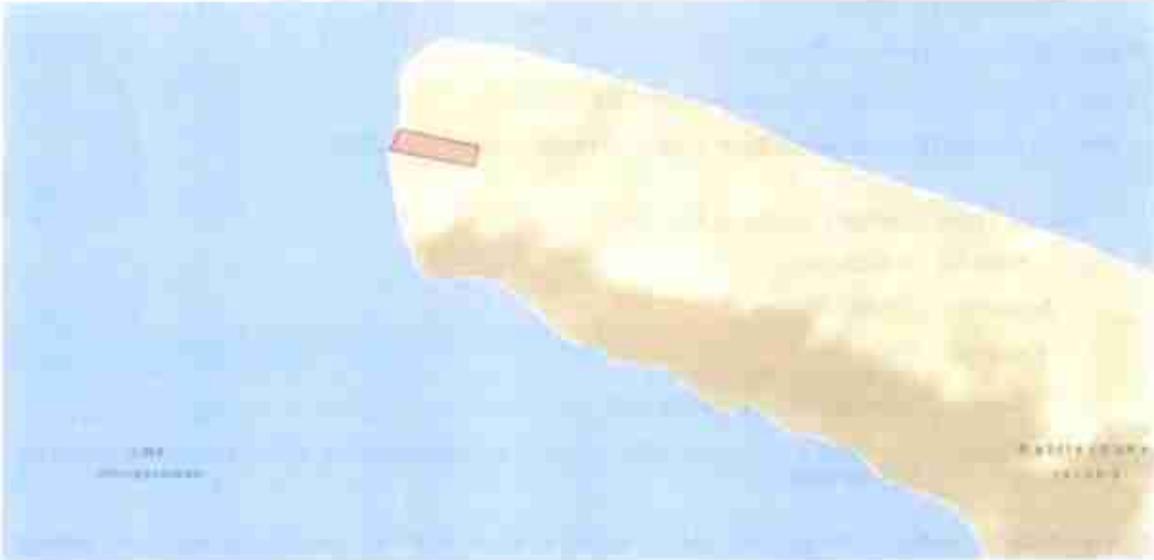
A negative result (no record in our database) does not mean that a sensitive species is not present. Our data can only tell you of known occurrences, based on information gathered by qualified biologists and reported to our office. However, many areas have never been surveyed, or have only been surveyed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

Based on the information submitted, no further consultation with the NH Fish and Game Department pursuant to Fis 1004 is required.



New Hampshire Natural Heritage Bureau
NHB DataCheck Results Letter

MAP OF PROJECT BOUNDARIES FOR: NHB25-1869





FOLSOM DESIGN

& ENVIRONMENTAL PERMITTING

46 WINONA SHORES ROAD, MEREDITH, NH 03253 • (603) 393-5751
603PERMITS@GMAIL.COM • WWW.FOLSOMDESIGN.COM

June 24, 2025

ABUTTER NOTIFICATION



RE: Stannard Property, Alton, NH
Tax Map No. 75 Lot No. 53

Dear Abutter:

Pursuant to NH RSA 482-A:3, this letter is notification of application submitted on behalf of Jeremy Stannard.

The proposed project consists of constructing a rock breakwater with a 4' cantilevered pier and a 6' wide dock access. No other work is proposed. The plans for the proposed project are on file at the town clerks office if you should wish to view them.

If you have any questions, please do not hesitate to contact this office. We will be happy to discuss any aspect of the proposed project.

Sincerely,

Cynthia L. Folsom
Folsom Design & Construction Management

ABUTTERS LIST:

CERTIFIED MAIL NO.:

Tax Map No. 75 Lot No. 52
Jeremy Stannard

Also owned by applicant



Tax Map No. 75 Lot No. 54
Jeremy Stannard

Also owned by applicant



