



The State of New Hampshire
Department of Environmental Services

Robert R. Scott, Commissioner



ARC

84

February 9, 2026

MAR 04 2026

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

REQUESTED ACTION

Approve Utopia/Long Island Land Co LLC, C/O Anne Coolidge's request to perform the following work on Squam Lake in Holderness pursuant to NH Department of Environmental Services (NHDES) Wetlands Bureau permit #2025-02379, and in accordance with RSA 482-A:3. No comments were submitted by the Holderness Conservation Commission regarding the project as proposed. There are no abutters to this island property.

Permanently remove the existing "L" shaped dock and construct a "W" shaped docking structure comprised of a 6 foot x 39 foot 6 inch pier connected to two 6 foot x 24 foot fingers via a 6 foot x 32 foot walkway supported by three 6 foot x 6 foot cribs, two 4 foot x 6 foot cribs and a 5 foot x 6 foot crib, install a 30 foot x 28 foot seasonal canopy over the center slips, install two permanent boatlifts within the center slips, install a seasonal boatlift adjacent to the southern finger and two seasonal personal watercraft lifts adjacent to the northern pier, repair a 72 foot long breakwater by resetting dislodged boulders, temporarily impact 163 square feet along 20 linear feet of shoreline to construct a 265 square foot perched beach and repair a 292 square foot irregular shaped deck on an average of 724 feet of frontage along Squam Lake on Utopia Island in Holderness.

NHDES imposed the following conditions as part of this approval:

1. In accordance with Env-Wt 307.16, the dock and breakwater repair shall be done in accordance with the approved plans dated August 19, 2025, by Watermark Marine Construction, as received by the NH Department of Environmental Services (NHDES) on September 2, 2025.
2. In accordance with Env-Wt 307.16, the perched beach and irregular shaped deck repair shall be done in accordance with the revised plan by Watermark Marine Construction dated November 10, 2025, as received by the NH Department of Environmental Services (NHDES) on November 10, 2025.
3. This permit shall not be effective until it has been recorded in the Grafton 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.
4. 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 as required to maintain compliance with Env-Wt 314.02 and Env-Wt 513.12.
5. All seasonal structures, including watercraft lifts, shall be removed for the non-boating season as required per Env-Wt 513.22.
6. The canopy, including the support frame and cover, shall be designed and constructed to be readily removed at the end of the boating season and shall be removed for the non-boating season as required per Env-Wt 513.19.

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

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.
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. All development activities associated with any project shall be conducted in compliance with applicable requirements of RSA 483-B and Env-Wq 1400 during and after construction as required pursuant to RSA 483-B:3.
10. 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).
11. 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.
12. All excavated material and construction-related debris shall be placed outside of those areas subject to RSA 482-A or RSA-483-B unless a permit for the deposition of materials within those areas has been obtained as required per RSA 482-A:3 or RSA 483-B:5-b respectively.
13. 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 December 10, 2025. NHDES supported its decision with the following findings:

1. This is a major impact project per Administrative Rule Env-Wt 513.24(c), the proposed dock is part of a docking system providing five or more slips on the frontage.
2. The applicant has an average of 724 feet of frontage along Squam Lake.
3. A maximum of 10 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 a total of 6 slips on the frontage 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 Squam Lake a public hearing under RSA 482-A:8 is not required.
6. No concerns were received from abutters nor the local Conservation Commission related to the project.
7. 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. No waivers of RSA 482-A or the Wetlands Program Code of Administrative Rules Chapters Env-Wt 100 - 900 were requested or approved under this permit action.

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

NHDES Wetlands Bureau permit #2025-02379 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", written over a horizontal line.

Robert R. Scott
Commissioner

2 PAGES WETLANDS COPY



**STANDARD DREDGE AND FILL
WETLANDS PERMIT APPLICATION**
Water Division / Land Resources Management
Check the Status of your Application



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

APPLICANT'S NAME: Utopia/Long Island Land Co. TOWN NAME: Holderness

	Administrative Use Only	Administrative Use Only	File No.: 2025-02379
			Check No.: 361
			Amount: 704900
			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="radio"/> Yes <input type="radio"/> No
Does the property contain a PRA? If yes, provide the following information:	<input type="radio"/> Yes <input checked="" type="radio"/> No
<ul style="list-style-type: none"> Does the project qualify for an Impact Classification Adjustment (e.g. NH Fish and Game Department (NHFG) 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="radio"/> Yes <input checked="" type="radio"/> 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 #: [REDACTED] 	<input type="radio"/> Yes <input checked="" type="radio"/> No
<ul style="list-style-type: none"> Bog? 	<input type="radio"/> Yes <input checked="" type="radio"/> No
<ul style="list-style-type: none"> Floodplain wetland contiguous to a tier 3 or higher watercourse? 	<input type="radio"/> Yes <input checked="" type="radio"/> No
<ul style="list-style-type: none"> Designated prime wetland or duly-established 100-foot buffer? 	<input type="radio"/> Yes <input checked="" type="radio"/> No
<ul style="list-style-type: none"> Sand dune, tidal wetland, tidal water, or undeveloped tidal buffer zone? 	<input type="radio"/> Yes <input checked="" type="radio"/> No
Is the property within a Designated River corridor? If yes, provide the following information:	<input type="radio"/> Yes <input checked="" type="radio"/> 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: 	

For dredging projects, is the subject property contaminated? • If yes, list contaminant:	<input type="radio"/> Yes <input checked="" type="radio"/> No
Is there potential to impact impaired waters, class A waters, or outstanding resource waters?	<input type="radio"/> Yes <input checked="" type="radio"/> No
For stream crossing projects, provide watershed size (see WPPT or Stream Stats):	N/A
SECTION 2 - PROJECT DESCRIPTION (Env-Wt 311.04(i))	
Provide a description of the project and the purpose of the project, the need for the proposed impacts to jurisdictional areas, an outline of the scope of work to be performed, and whether impacts are temporary or permanent.	
<p>Permanently remove existing L-shaped dockage and install a W-shaped permanent crib supported dock consisting of a 6ft x 39.5ft main pier, two (2) 6ft x 20ft piers connected by a 6ft x 32ft walkway. Proposed installation three (3) seasonal boatlifts and two seasonal PWC lifts inside boatslips adjacent to the dockage.</p> <p>Proposed 298 SF irregularly shaped perched beach with 4ft wide steps into the lake with approximately 175 SF temporary impact area.</p> <p>Repair or replace and existing 72 LF rock breakwater connecting Utopia Island to Little Utopia Island in-kind with no change in size, location or configuration. Repair or replace and existing 292 SF irregularly shaped deck on shore in-kind with no change in size location or configuration.</p> <p>No work is proposed to any other structure on the frontage.</p>	
SECTION 3 - PROJECT LOCATION	
Separate wetland permit applications must be submitted for each municipality within which wetland impacts occur.	
ADDRESS: 32 Utopia Island	
TOWN/CITY: Holderness	
TAX MAP/BLOCK/LOT/UNIT: 232-018-000	
US GEOLOGICAL SURVEY (USGS) TOPO MAP WATERBODY NAME: <input type="checkbox"/> N/A Squam Lake	
(Optional) LATITUDE/LONGITUDE in decimal degrees (to five decimal places): 43.75515° N 71.53434° W	

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: Utopia/Long Island Land Co, LLC C/O: Anne Coolidge			
MAILING ADDRESS: [REDACTED]			
TOWN/CITY: [REDACTED]		STATE: [REDACTED]	ZIP CODE: [REDACTED]
EMAIL ADDRESS: [REDACTED]			
FAX: [REDACTED]		PHONE: [REDACTED]	
ELECTRONIC COMMUNICATION: By initialing here, I hereby authorize NHDES to communicate all matters relative to this application electronically.			
SECTION 5 - AUTHORIZED AGENT INFORMATION (Env-Wt 311.04(c))			
<input type="checkbox"/> N/A			
LAST NAME, FIRST NAME, M.I.: Aldcroft, Ian E.			
COMPANY NAME: Watermark Marine Construction			
MAILING ADDRESS: 1218 union Avenue			
TOWN/CITY: Laconia		STATE: NH	ZIP CODE: 03246
EMAIL ADDRESS: iea@watermarkmarine.com			
FAX: N/A		PHONE: 603-293-4000	
ELECTRONIC COMMUNICATION: By initialing here, 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.			
<input checked="" type="checkbox"/> 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.			

<p>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))</p> <p>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):</p> <p>There are currently no resource-specific criteria established in chapter Env-Wt 500. There are no resource-specific criteria to meet with regards to the installation of Permanent docks, boathouses, permanent boatlifts, seasonal docks, seasonal PWC lifts, seasonal boatlifts and seasonal canopies.</p> <p>This project proposes no work involving stream crossings, coastal resources or prime wetlands.</p>
<p>SECTION 8 - AVOIDANCE AND MINIMIZATION</p> <p>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)).*</p> <p>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.</p> <p><i>*See Env-Wt 311.03(b)(6) and Env-Wt 311.03(b)(10) for shoreline structure exemptions.</i></p>
<p>SECTION 9 - MITIGATION REQUIREMENT (Env-Wt 311.02)</p> <p>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.</p> <p>Mitigation Pre-Application Meeting Date: Month: Day: Year:</p> <p><input checked="" type="checkbox"/> N/A - Mitigation is not required)</p>
<p>SECTION 10 - THE PROJECT MEETS COMPENSATORY MITIGATION REQUIREMENTS (Env-Wt 313.01(a)(1)c)</p> <p>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: <input type="checkbox"/> I confirm submittal.</p> <p><input checked="" type="checkbox"/> N/A – Compensatory mitigation is not required)</p>
<p>SECTION 11 - IMPACT AREA (Env-Wt 311.04(g))</p> <p>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).</p>

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

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

JURISDICTIONAL AREA		PERM. SF	PERM. LF	PERM. ATF	TEMP. SF	TEMP. LF	TEMP. 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	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	725		<input type="checkbox"/>	840		<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	298		<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		1023			840		

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): 298 SF × \$0.40 = \$ 178.8

Seasonal docking structure: 840 SF × \$2.00 = \$ 2520

Permanent docking structure: 725 SF × \$4.00 = \$ 4350

Projects proposing shoreline structures (including docks) add \$400 = \$ 600

Total = \$ 7,648

The application fee for minor or major impact is the above calculated total or \$400, whichever is greater = \$ 7,648

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

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

des.nh.gov

SECTION 13 - PROJECT CLASSIFICATION (Env-Wt 306.05)		
Indicate the project classification.		
<input type="checkbox"/> Minimum Impact Project	<input type="checkbox"/> Minor Project	<input checked="" type="checkbox"/> Major Project
SECTION 14 - REQUIRED CERTIFICATIONS (Env-Wt 311.11)		
Initial each box below to certify:		
Initials: <i>MC</i>	To the best of the signer's knowledge and belief, all required notifications have been provided.	
Initials: <i>MC</i>	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: <i>MC</i>	The signer understands that: <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. 	
Initials: <i>MC</i>	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): <i>Anne R. Coolidge</i>	PRINT NAME LEGIBLY: Anne R. Coolidge	DATE: 8/24/25
SIGNATURE (APPLICANT, IF DIFFERENT FROM OWNER):	PRINT NAME LEGIBLY:	DATE:
SIGNATURE (AGENT, IF APPLICABLE): <i>Ian Aldcroft</i>	PRINT NAME LEGIBLY: Ian Aldcroft	DATE: 8/26/25
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: <i>Jami White-Lyford</i>	PRINT NAME LEGIBLY: Jami White-Lyford	DATE: 8/27/2025
TOWN/CITY: Holderness		

DIRECTIONS FOR TOWN/CITY CLERK:

Per RSA 482-A:3, I(a)(1)

1. IMMEDIATELY sign the original application form and four copies in the signature space provided above.
2. 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.
3. 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.
4. Retain one copy of the application form and one complete set of attachments and make them reasonably accessible for public review.

DIRECTIONS FOR APPLICANT:

Submit the 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 at the address at the bottom of this page. Make check or money order payable to "Treasurer – State of NH".



Utopia/Long Island Land Co, LLC Property



Holderness, NH

1 inch = 100 Feet

www.cai-tech.com

August 6, 2025



Data shown on this map is provided for planning and informational purposes only. The municipality and CAI Technologies are not responsible for any use for other purposes or misuse or misrepresentation of this map.

Utopia/Long Island Land Co, LLC Property



Legend

- State
- County
- City/Town
- World_Street_Map

Map Scale
1: 10,000



© NH GRANIT, www.granit.unh.edu
Map Generated: 8/6/2025

Notes
C/O: Anne Coolidge
32 Utopia Island, Holderness
T.M.L. #232-018-000
Geographic Coordinates:
Latitude: 43.75515° N
Longitude: 71.53434° W



New Hampshire Department of Environmental Services
DataCheck Results Letter

To: Ian Aldcroft
1218 Union Avenue
Laconia, NH 03246

From: NHDES Ecological Reviews

Date: 8/19/2025 (This letter is valid through 8/19/2026)

Re: Review by NHDES Ecological Reviews of request dated 8/19/2025

Permit Types: Holderness
General Permit
Wetlands Standard Dredge & Fill

Project ID: DCT25-2405

Applicant: Ian Aldcroft

Location: Holderness
Tax Map: 232, Tax Lot: 018-000
Address: 32 Utopia Island

Project Description: Permanently remove existing L-shaped dockage and install a W-shaped permanent crib supported dock consisting of a 6ft x 39.5ft main pier, two (2) 6ft x 20ft piers connected by a 6ft x 32ft walkway. Proposed installation three (3) seasonal boatlifts and two seasonal PWC lifts inside boatslips adjacent to the dockage. Proposed 298 SF irregularly shaped perched beach with 4ft wide steps into the lake with approximately 175 SF temporary impact area. Repair or replace and existing 72 LF rock breakwater connecting Utopia Island to Little Utopia Island in-kind with no change in size, location or configuration. Repair or replace and existing 292 SF irregularly shaped deck on shore in-kind with no change in size location or configuration. No work is proposed to any other structure on the frontage.

The NHDES Ecological Review database has been checked for records of rare species and exemplary natural communities near the area mapped (see next page). The species considered include those listed as Threatened or Endangered by either the state of New Hampshire or the federal government. There are currently no recorded occurrences of sensitive species near this project area.

A negative result (no record in the database) does not mean that a sensitive species is not present. These data can only tell you of known occurrences, based on information gathered by qualified biologists and reported to the NH Natural Heritage Bureau and/or the NH Fish and Game Department. 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.

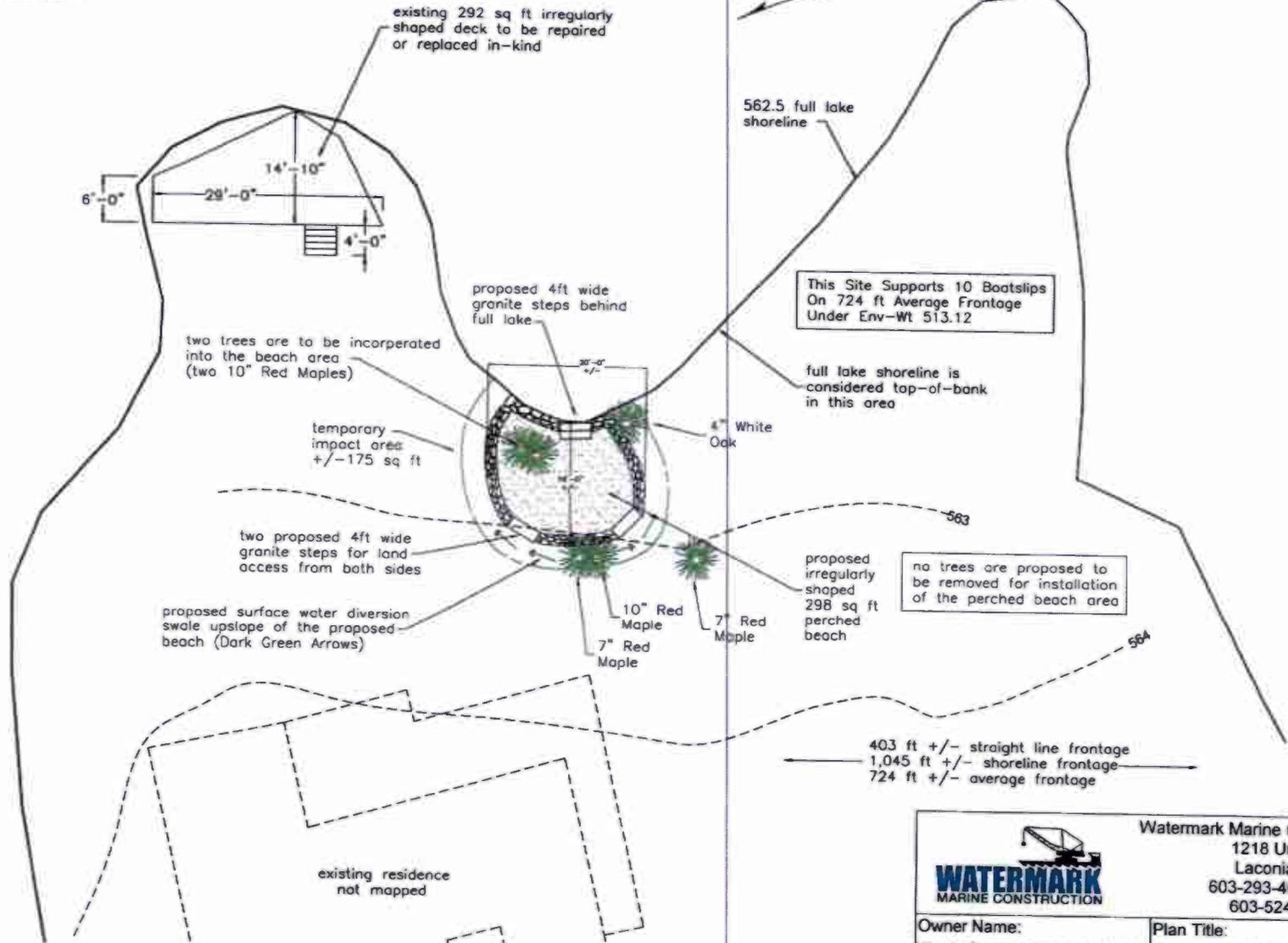
New Hampshire Department of Environmental Services
DataCheck Results Letter

MAP OF PROJECT BOUNDARIES FOR: DCT25-2405



Squam Lake

Full Lake 562.5



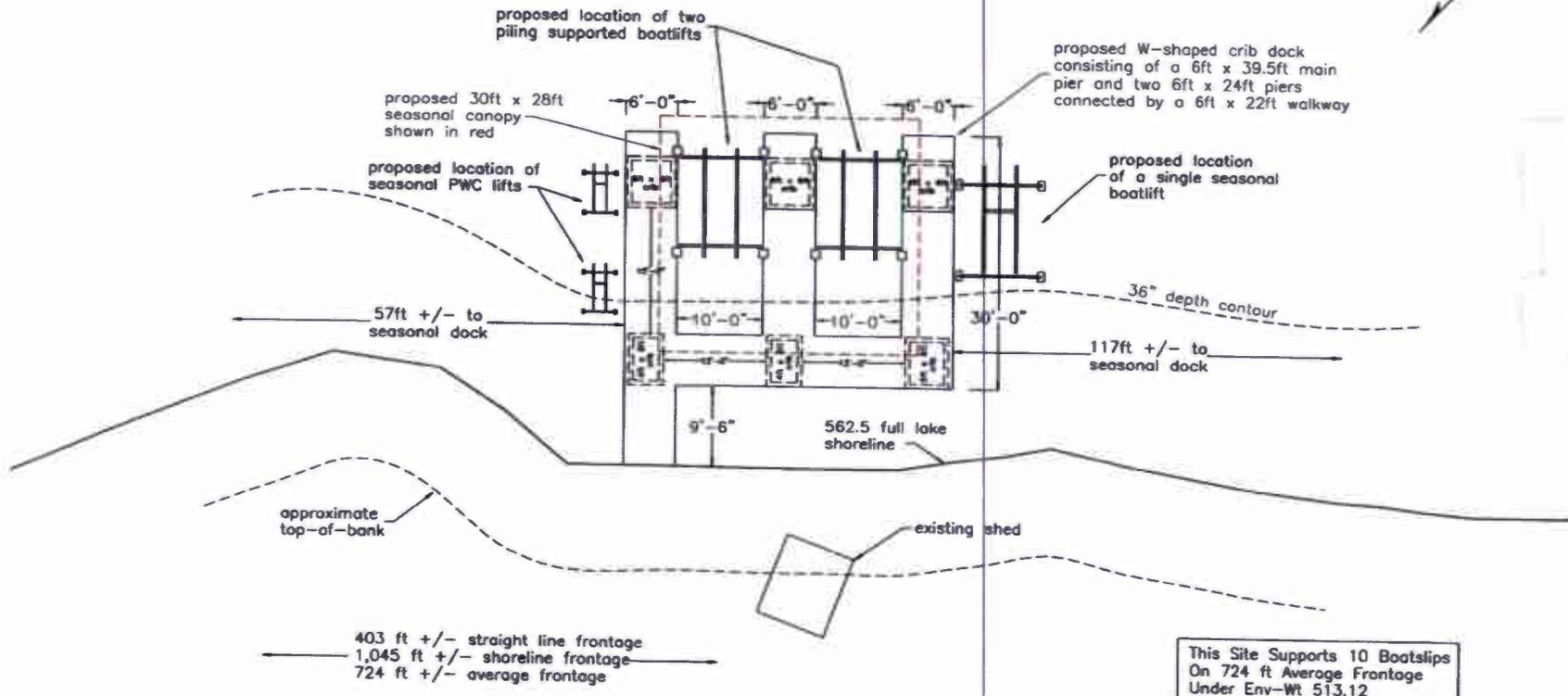
This Site Supports 10 Boatslips On 724 ft Average Frontage Under Env-Wt 513.12

no trees are proposed to be removed for installation of the perched beach area

		Watermark Marine Construction 1218 Union Avenue Laconia, NH 03246 603-293-4000 (Phone) 603-524-8100 (Fax)	
Owner Name:	Utopia/Long Island Land Co.	Plan Title:	Proposed Perched Beach
Plan Scale:	1" = 20'	Project Town:	Holderness, NH
Plan Date:	08/19/2025	Revisions Date(s):	

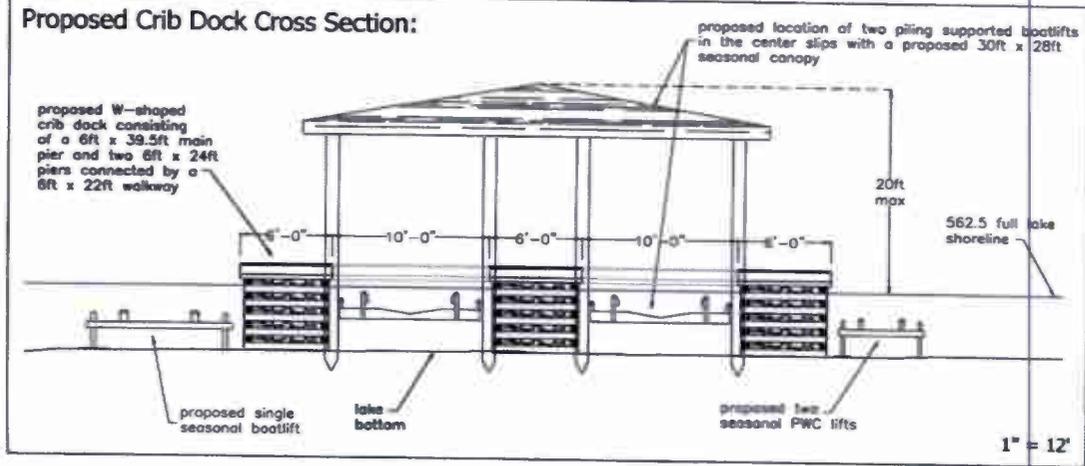
Squam Lake

Full Lake 562.5



This Site Supports 10 Boatslips
On 724 ft Average Frontage
Under Env-Wt 513.12

Proposed Crib Dock Cross Section:



 <p>Watermark Marine Construction 1218 Union Avenue Laconia, NH 03246 603-293-4000 (Phone) 603-524-8100 (Fax)</p>	
<p>Owner Name: Utopia/Long Island Land Co.</p>	<p>Plan Title: Proposed Crib Dock</p>
<p>Plan Scale: 1" = 20'</p>	<p>Project Town: Holderness, NH</p>
<p>Plan Date: 08/19/2025</p>	<p>Revisions Date(s):</p>

Squam Lake

Full Lake 562.5

Existing Rock Breakwater
To Be Repaired Or Replaced
In-Kind - See Detail Plan

Little
Utopia
Island

Proposed
Perched
Beach -
See Detail
Plan

Existing
Deck

Existing
Residence

Bunk
House

Existing Seasonal
Dock - No Work
Proposed

Shed

Proposed
Permanent
Dock - See
Detail Plan

Utopia Island

Tent
Platform

Existing Seasonal Dock
No Work Proposed

Shed

Existing
Storage
Building

Tent
Platform

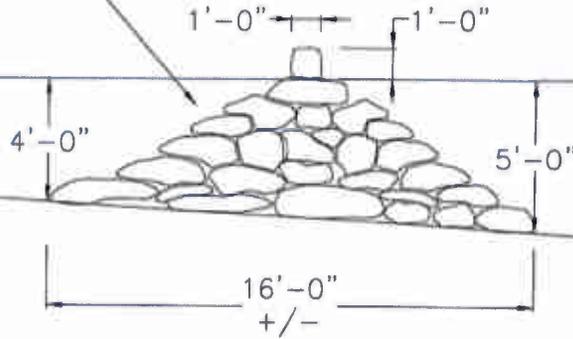


Watermark Marine Construction
1218 Union Avenue
Laconia, NH 03246
603-293-4000 (Phone)
603-524-8100 (Fax)

Owner Name: Utopia/Long Island Land Co.	Plan Title: Proposed Locus
Plan Scale: 1" = 40'	Project Town: Holderness, NH
Plan Date: 08/19/2025	Revisions Date(s):

Existing Breakwater Cross Section B-B:

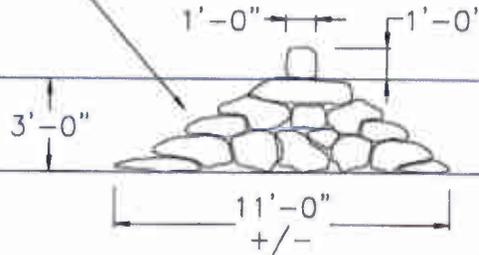
repair existing
72 LF rock
breakwater
in-kind



Scale: 1" = 10'

Existing Breakwater Cross Section A-A:

repair existing
72 LF rock
breakwater
in-kind

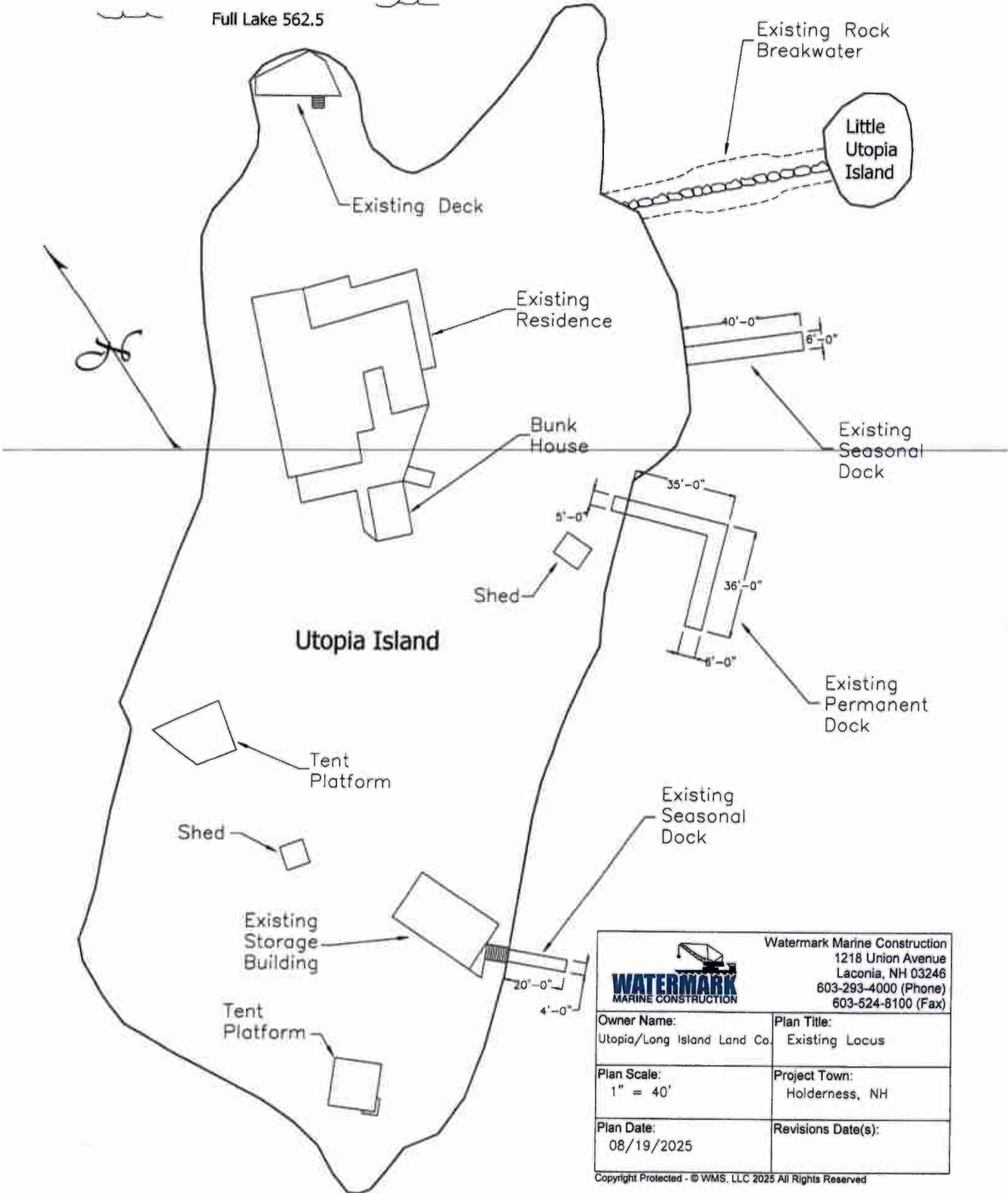


Scale: 1" = 10'

		Watermark Marine Construction 1218 Union Avenue Laconia, NH 03246 603-293-4000 (Phone) 603-524-8100 (Fax)	
Owner Name: Utopia/Long Island Land Co.	Plan Title: Existing Breakwater Cross Sections	Plan Scale: 1" = 7'	Project Town: Holderness, NH
Plan Date: 08/19/2025	Revisions Date(s):		

Squam Lake

Full Lake 562.5



		Watermark Marine Construction 1218 Union Avenue Laconia, NH 03246 603-293-4000 (Phone) 603-524-8100 (Fax)	
Owner Name: Utopia/Long Island Land Co.		Plan Title: Existing Locus	
Plan Scale: 1" = 40'		Project Town: Holderness, NH	
Plan Date: 08/19/2025		Revisions Date(s):	

Squam Lake

Full Lake 562.5



Little Utopia Island



This Site Supports 10 Boatslips
On 724 ft Average Frontage
Under Env-Wt 513.12

This rock breakwater was previously permitted for in-kind repairs under permit #2018-011454

repair existing breakwater in-kind

turbidity curtains surrounding project area - shown in blue

cross section B-B

existing seasonal dock no work proposed

72'-0"
+/-

57ft +/- to permanent dock

cross section B-B

40'-0"

toe-of-slope (approximate)

562.5 full lake shoreline

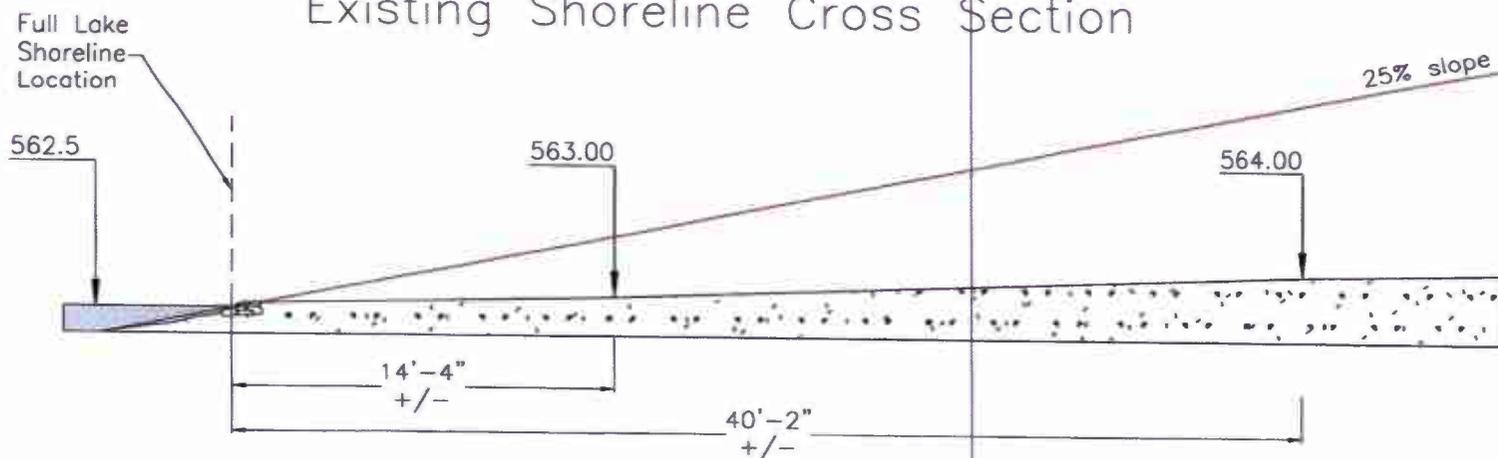
full lake shoreline is considered top-of-bank in this area

403 ft +/- straight line frontage
1,045 ft +/- shoreline frontage
724 ft +/- average frontage

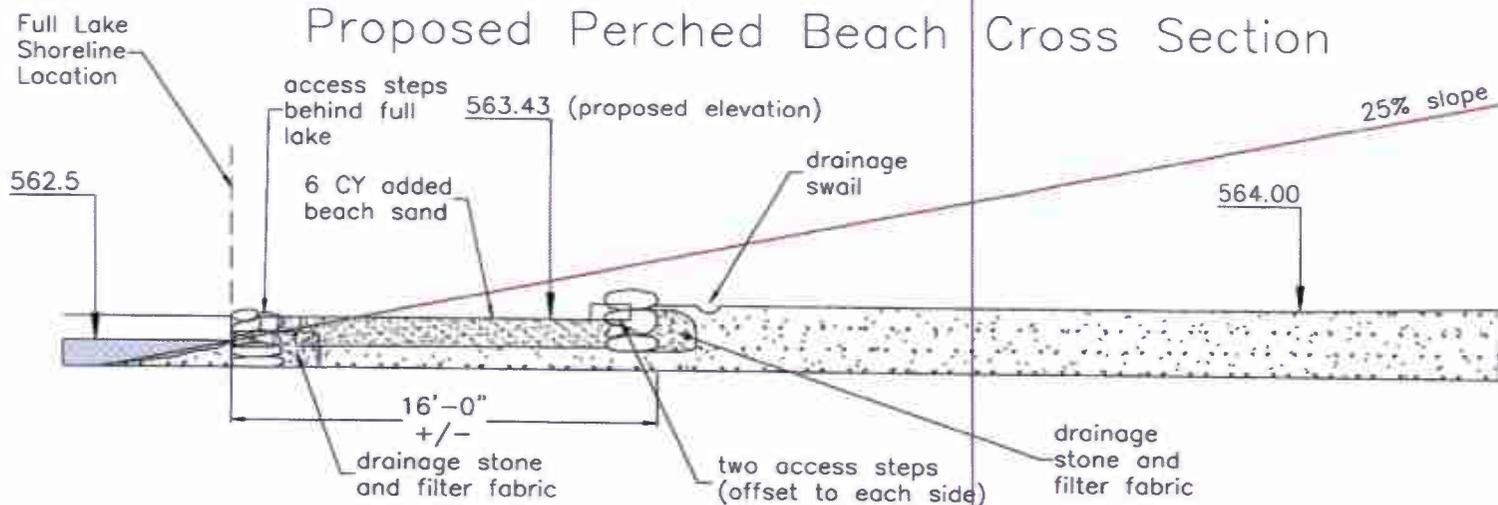
Watermark Marine Construction
1218 Union Avenue
Laconia, NH 03246
603-293-4000 (Phone)
603-524-8100 (Fax)

Owner Name: Utopia/Long Island Land Co.	Plan Title: Existing Breakwater
Plan Scale: 1" = 20'	Project Town: Holderness, NH
Plan Date: 08/19/2025	Revisions Date(s):

Existing Shoreline Cross Section



Proposed Perched Beach Cross Section



		Watermark Marine Construction 1218 Union Avenue Laconia, NH 03246 603-293-4000 (Phone) 603-524-8100 (Fax)	
Owner Name: Utopia/Long Island Land Co.		Plan Title: Proposed Perched Beach Cross Section	
Plan Scale: 1" = 7'		Project Town: Holderness, NH	
Plan Date: 08/19/2025		Revisions Date(s):	