

To: The Hamilton Conservation Commission

June 12, 2025

We present this Notice of Intent for our cottage located at 45 Central Place, Hamilton requesting a waiver of the 50' No Build area due to hardship. We would like to build an addition on the back of the building, extending 12' closer to the wetland area. The cottages on either side of ours are very close and there are septic/leaching fields located between them, so building to either side is not an option. The cottage only consists of a living room, kitchen & 1 bedroom and we hope to eventually live here 6 months of the year, so the additional den/dining area is greatly needed.

We intend to take all measures required to protect the wetlands and forestry behind us including installing environmental barriers during construction, keeping building supplies out of the 50' No Build area and planting high bush blueberry bushes & wild strawberries after completion to promote mitigation. No trees will be removed and very little vegetation will be disrupted as immediately behind our cottage is mostly hard packed earth & elevated from the actual wetland area.

Thank you for your consideration.

Respectfully Submitted,

Lorraine & Leo Kulhavy
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