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## MEMORANDUM

TO: Alexander D. Feuti, Wetlands Permit Specialist, Wetlands Bureau, Water Division  
New Hampshire Department of Environmental Services

FROM: Michael Behrendt, Durham Town Planner

DATE: December 23, 2025

SUBJ: Applications 2025-03039 and 2025-00998 for 1 Riverview Court, Durham

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The Durham Conservation Commission voted at its meeting last night to request that the New Hampshire Department of Environmental Services (NHDES) consider the following points in its review of the wetland permit application 2025-03039 and shoreland permit application 2025-00998 for the proposed new house at 1 Riverview Court in Durham, New Hampshire:

- NHDES should be aware that there is an intermittent freshwater stream on the eastern upland edge of the property and any site work, particularly leveling and filling operations on the site, should avoid disturbing the stream and immediately surrounding habitat.
- The lot in question contains several habitat types that are not often found together including abutting woodland, freshwater wetland and salt marsh habitats. Every effort should be made to minimize the disturbance of any fill operation on these habitats.
- This is a small lot, and the size of the proposed four-bedroom house seems to be out of proportion to what the lot can support without negatively impacting the wetland and woodland habitats on the lot. Removal of too many trees will impact the amount of water and sediment runoff from the lot into the marsh system, negatively impacting the marsh.
- Since the delineation of the highest observable tide line (HOTL) was conducted in the winter (January 2025), the exact location of the HOTL has been called into question by neighboring abutters. Every effort should be made to confirm the location of the HOTL on this property.
- We recommend that NHDES consider the issues raised in the attached analyses conducted by the certified arborist, wetland scientist and civil engineer before approving either permit application.
- Based on a walk around the perimeter of the property (the Conservation Commission was not granted direct access to the property) and the attached information provided to us, the Durham Conservation Commission questions the buildability of this lot and has serious concerns about the environmental impact of siting and building a large house on the property.