

A

MY DRIVEWAY IS MY ONLY ACCESS TO THE LOWER 1/3 OF MY PROPERTY. WITH A CULVERT THAT ALLOWS ME TO CROSS THE INTERMITTENT STREAM. MY DRIVEWAY CONTINUES UP A 10% GRADE FOR ABOUT 300 FEET TO A BENCH WHERE MY CABIN IS LOCATED. THIS AREA IS HEAVILY TIMBERED WITH NO LOCATION THAT WOULD WORK FOR A BOAT SHED, NOT TO MENTION THE DANGER AND DIFFICULTY IN TRAILERING A LARGE BOAT UP AND DOWN THE HILL. I HAVE A BARN DOWN IN THE MEADOW BUT MY BOAT IS TOO LARGE TO FIT IN AND WOULD BLOCK MY ACCESS TO THE REST OF THE BARN. MUCH OF THE LOWER MEADOW IS FAIRLY LUMPY IT WOULD REQUIRE CONSIDERABLE FILL AND GRADING TO MAKE THE SITE WORKABLE, AS WELL AS CREATING ANOTHER ROAD THRU THE MEADOW TO THE SITE.

I HAVE USED THE SITE WHERE THE BOAT SHED IS LOCATED FOR MANY YEARS TO PARK MY BOAT. THE LOCATION GIVES ME INSTANT ACCESS TO MY DRIVEWAY AND THE MAIN ROAD (WHICH I FEEL IS IMPORTANT FOR EGRESS IN CASE OF FIRE) AND ON FLAT HIGH GROUND OVER THE INTERMITTENT CREEK.

UNFORTUNATELY BEING SO CLOSE TO THE ROADWAY HAS ITS PITFALLS - OVER THE YEARS I HAVE BEEN SUBJECT TO THEFT - FISHING RODS, TACKLE BOXES, ROPES, BOOYS, EVEN MY BOAT BATTERIES.

IN 2003 I PURCHASED A NEWER, LARGER BOAT IN EXCELLENT CONDITION. I FELT THE NEED TO PROTECT MY INVESTMENT FROM BOTH THE WEATHER AND THIEVES BY CONTRACTING WITH A METAL BUILDING COMPANY FOR A COMPLETELY CLOSED IN AND LOCKING BOAT SHED. IT TOOK MINIMAL LEVELING AND GRAVELING THE FOOTPRINT FOR THE BUILDING TO BE ERECTED.

IT'S SOLE USE IS FOR THE STORAGE OF MY BOAT, KAYAKS AND FISHING AND BOATING RELATED GEAR SAFELY AND SECURELY.

(B)

AS I STATED EARLIER, I CONTRACTED TO HAVE THIS BUILDING
ERECTED ON THE SITE. I WAS UNAWARE THAT A PRE-FAB
METAL STORAGE SHED WITHOUT A FOUNDATION WOULD REQUIRE
A PERMIT, AND I ASSUMED IF THIS WAS NECESSARY THE
COMPANY WOULD HAVE INFORMED ME OF ANY REQUIREMENTS
INCLUDING ANY SET BACK FROM THE WETLAND AND THE
INTERMITTENT STREAM. I HAVE SINCE APPLIED FOR A
SITE PERMIT AND PAID ALL NECESSARY FEES. I REALIZE
THIS DOES NOT EXCUSE ME FROM RESPONSIBILITY IN THIS MATTER
BUT I HOPE YOU CAN HAVE SOME UNDERSTANDING OF THE
CIRCUMSTANCES THAT REQUIRED ME TO SEEK A VARIANCE

(C)

THE BOATSHED SITS ON A FLAT SITE WHICH REQUIRED ONLY MINOR LEVELING AND WE WERE CAREFUL IN PREPARING THE SITE NOT TO DISTURB ANY OF THE LAND BEYOND THE BUILDING FOOTPRINT, ESPECIALLY THE WETLAND HABITAT BETWEEN THE BUILDING AND THE INTERMITTENT CREEK.

TODAY THE AREA IS OVERGROWN WITH FERNS, BERRY BUSHES, SHRUBBERY, ALDEES, AND OTHER SEASONAL GREENEARY.

MOST OF THE SHED IS CLOSE TO 20 FT FROM THE INTERMITTENT CREEK AND IS ONLY 10 FT AT THE BACK CORNER.

RUNOFF AND SNOW MELT FROM THE SHED ROOF IS ABSORBED AND DISPERSED NATURALLY AND SLOWLY WITH NO EROSION OR CREEK FOULING.

THE INTERMITTENT STREAM CONTINUES THRU MY PROPERTY UNTIL IT ENTERS THE NATIONAL FOREST WITHOUT IMPACTING ANY OTHER PRIVATE LANDOWNERS.

I AM FRIENDS WITH MY CLOSEST NEIGHBORS TO THE EAST- THEY VISIT ME OFTEN AND ARE AWARE OF THE BOATSHED'S LOCATION AND HAVE EXPRESSED NO CONCERN WITH THE BUILDING OR ITS LOCATION

NEITHER THE INTERMITTENT CREEK NOR ITS LOCATION ARE VISIBLE FROM THE ROADWAY OTHER THAN AT THE DOWNSTREAM CURVE UNDER THE ROAD. THE BUILDING ITSELF IS GREEN METAL AND ALMOST DISAPPEARS IN SPRING WHEN THE TREES AND SHRUBBERY LEAF OUT.

I TOTALLY UNDERSTAND THE NEED FOR REGULATIONS TO PROTECT WATER QUALITY AND WETLAND HABITATS AND WOULD NEVER KNOWINGLY THAT WOULD JEOPARDIZE EITHER. I FEEL THAT ALTHOUGH MY BOATSHED DOES NOT MEET THE REQUIRED SETBACK ITS LOCATION DOES NOT ADVERSLY AFFECT THE WETLAND OR THE THE WATER QUALITY OF THE INTERMITTENT CREEK.