



STATE OF MAINE  
DEPARTMENT OF AGRICULTURE, CONSERVATION & FORESTRY  
BUREAU OF PARKS & LANDS  
22 STATE HOUSE STATION  
AUGUSTA, MAINE 04333

JANET T. MILLS  
GOVERNOR

AMANDA E. BEAL  
COMMISSIONER

## NOTICE – May 13, 2026

**Applicant: Wakonda LLC (Ann Luskey)**

**Proposal:** The applicant has applied to install a new seasonal ramp with series of seasonal floats at her property on Salt Pond. The structure includes a 4' x 25' ramp, 5' x 20' landing float, 5' x 20' walkway float, a 14' x 20' and a 12' x 14' outer floats connected to the walkway float in a 'T' formation. The portions of the structures that extend over submerged lands include a 5' x 8' portion of the landing float, and other three floats. The project would extend approximately 44 feet over submerged lands for private recreational use.

**Location:** 119 Falls Bridge Road, Blue Hill, Salt Pond

The Bureau of Parks and Lands (Bureau) has received an application to occupy submerged lands for the project described above. Pursuant to Title 12 M.R.S.A., Section 1801 & 1862, the Bureau serves as trustee of submerged lands for the State of Maine. Submerged lands include all land from the mean **low-water** mark seaward to the 3-mile territorial limit including all land below the mean **low-water** mark of tidal rivers upstream to the farthest natural reaches of the tides.

Before the proposal may take place, the applicant must obtain a lease or easement from the Bureau. A lease or easement may be granted for the project if it will not:

- unreasonably interfere with customary or traditional public access ways to, or public trust rights (fishing, fowling, recreation, and navigation) in, on, or over the submerged lands;
- unreasonably interfere with fishing or other existing marine uses of the area;
- unreasonably diminish the availability of services and facilities necessary for commercial marine activities; and
- unreasonably interfere with ingress and egress of riparian owners.

A copy of the site plan is attached for information. Any interested party or anyone who is knowledgeable about the area is welcome to comment on possible impacts to the activities listed above. **Comments must be received on or before June 10, 2026.**

For more information, please contact Anja Parlin, Bureau of Parks and Lands.

Phone: (207) 287-4970

Fax: (207) 287-6170

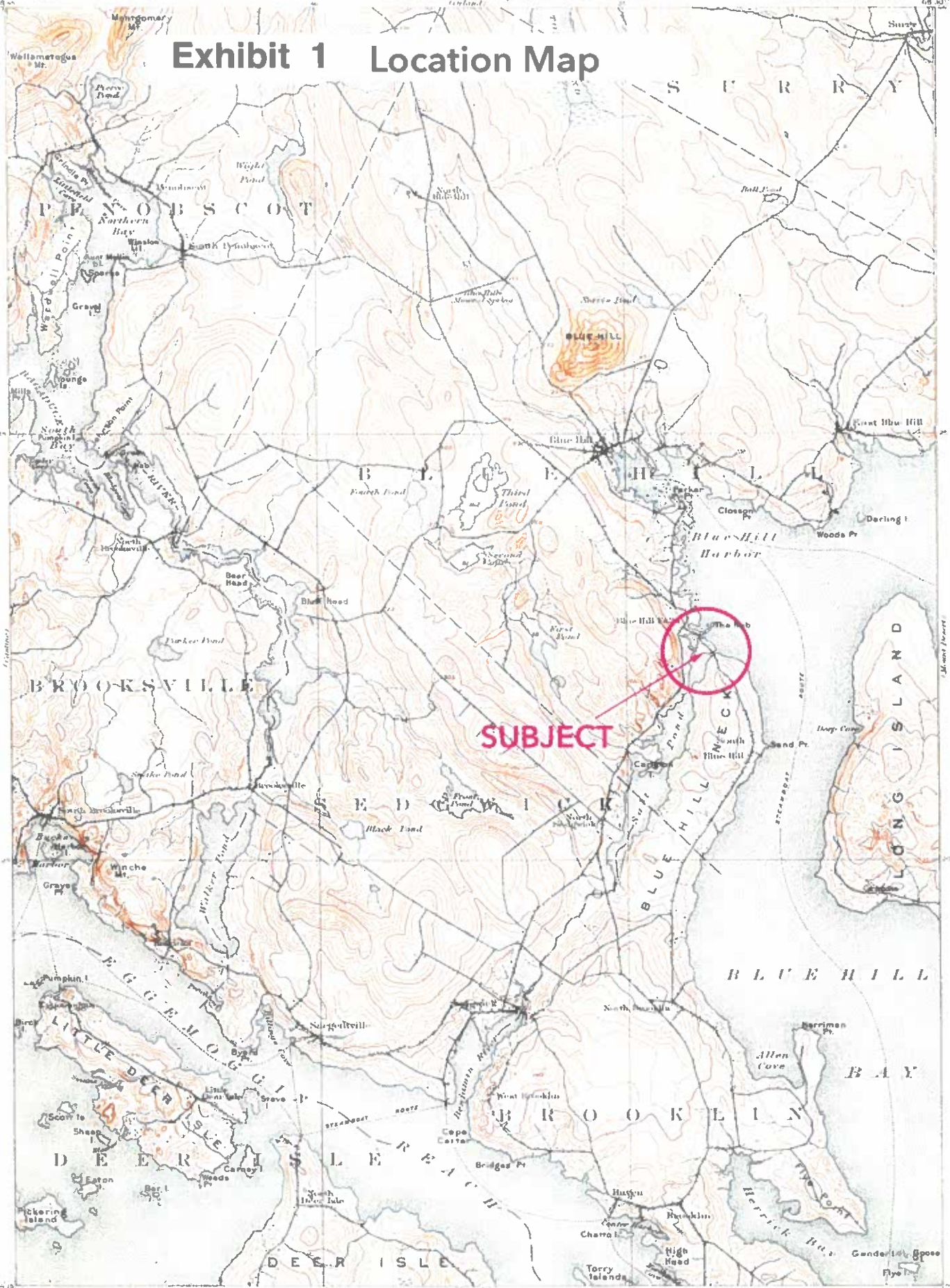
Email: [Anja.Parlin@maine.gov](mailto:Anja.Parlin@maine.gov)

[www.maine.gov/dacf/submergedlands](http://www.maine.gov/dacf/submergedlands)

cc: Department of Marine Resources

**Please note that all comments received are part of the public record and subject to the State of Maine Freedom of Access laws.**

# Exhibit 1 Location Map



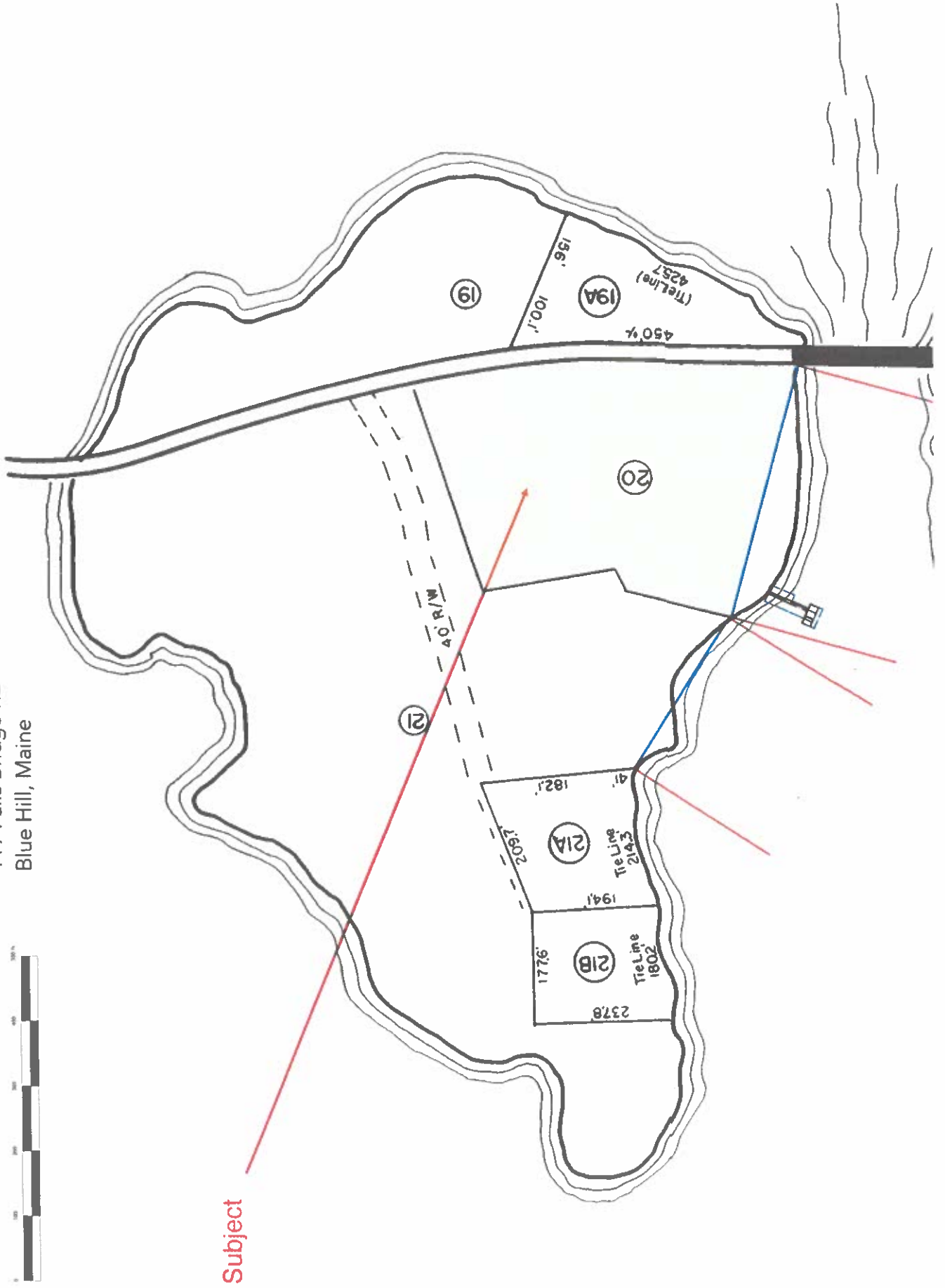
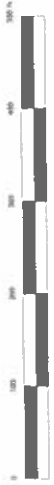
**SUBJECT**

U.S. Geol. Surv. Geol. Section in charge  
re-arranged by U.S. Coast and Geodetic Survey  
Topog. map by U.S. Coast and Geodetic Survey and W.H. Wood  
Revised in 1911 in cooperation with the State of Maine

Ed. of Feb. 1904, registered 1902  
Polyconic projection on North American datum

**Blue Hill Tax Map L2-10.2**  
Scale: 1:2400

WAKONDA  
Ann K Luskey  
119 Falls Bridge Rd  
Blue Hill, Maine



SITE PLAN

DATE SITE PLAN COMPLETED 3/10/2026  
 Survey info on plan from Due North, LLC data collected Aug 19, 2025

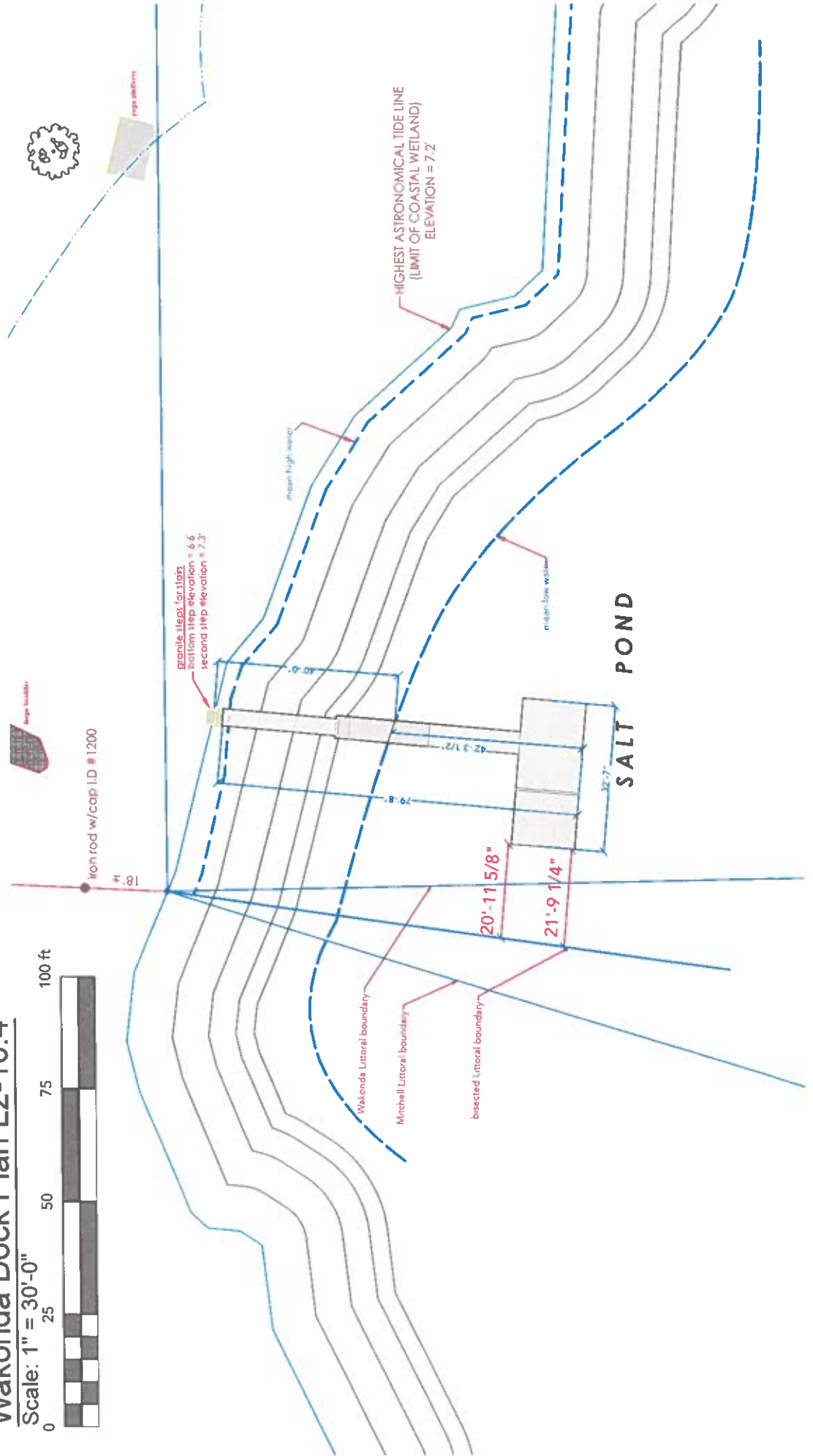
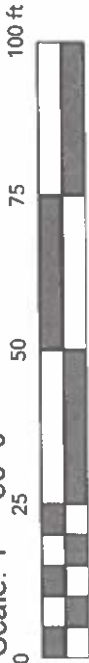
Owner's Name Ann K Luskey  
 Mailing Address 119 Falls Bridge Road  
Blue Hill, ME 04614  
 Telephone # (703) 304-8437 Lot # 20  
 Tax Map # 1  
 Current Use (check one)  
 COMMERCIAL FISHING  RESIDENTIAL  
 OTHER COMMERCIAL  PUBLIC  
 Other Use

Description of Structure Floating Dock  
 Year Structure was built Proposed 2026  
 Location of Structure 119 Falls Bridge Road Blue Hill  
 Name of Waterbody Salt Pond  
 Scale of Drawing 1" = 30'

Show *mean low-water* and *mean high-water* marks.  
 An approximation of mean low-water is made by observation of low tide using 0.00 tide.

# Wakonda Dock Plan L2-10.4

Scale: 1" = 30'-0"



SITE PLAN

DATE SITE PLAN COMPLETED 3/10/2026

Owner's Name Ann K Luskey  
 Mailing Address 119 Falls Bridge Road  
Blue Hill, ME 04614  
 Telephone # (703) 304-8437  
 Tax Map # 1 Lot # 20  
 Current Use (check one)  
 COMMERCIAL FISHING  RESIDENTIAL  
 OTHER COMMERCIAL  PUBLIC  
 Other Use \_\_\_\_\_

Description of Structure Floating Dock  
 Year Structure was built Proposed 2026  
 Location of Structure 119 Falls Bridge Road Blue Hill  
 Name of Waterbody Salt Pond  
 Scale of Drawing 1" = 10'  
 Show *mean low-water* and *mean high-water* marks  
 An approximation of mean low-water is made by observation  
 of low tide using 0.00 tide.

**Floats Side View L2-10.4.2**  
 Scale: 1" = 10'-0"

