

EXHIBIT #1

ABUTTING PROPERTY OWNERS – CERTIFIED MAIL RECEIPTS

Letters were sent to abutters via certified mail, return receipt requested, on October 9, 2025.

1. 310 Flanders LLC
169 Niantic River Road
Waterford, CT 06385
 - Certified with delivery on October 16, 2025 at 12:07 pm.
2. Cash Home Center Inc.
300 Flanders Road
East Lyme, CT 06333
 - Certified with delivery on October 14, 2025 at 2:31 pm.
3. East Lyme Cemetery Association
P.O. Box 84
Niantic, CT 06357
 - Certified with delivery on October 20, 2025 at 11:53 am.
4. Esmerelda, LLC
565 Coleman Street
New London, CT 06320
 - Certified with delivery on October 14, 2025 at 12:30 pm.
5. Niantic Bay, LLC
229 W Main Street
Niantic, CT 06357
 - Certified with delivery on October 14, 2025 at 3:20 pm.
6. PRG Realty LLC
816 Boston Post Road
Westbrook, CT 06498
 - Refused on October 14, 2025 at 11:02 am, returned to sender.

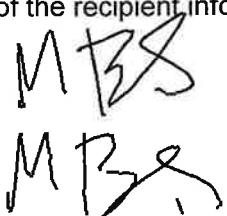


Date Produced: 10/17/2025

ConnectSuite Inc.:

The following is the delivery information for Certified Mail™/RRE item number 9214 8901 9403 8300 0037 3451 04. Our records indicate that this item was delivered on 10/16/2025 at 12:07 p.m. in WATERFORD, CT 06385. The scanned image of the recipient information is provided below.

Signature of Recipient :

Two handwritten signatures are shown. The top signature, 'MBS', is written in a cursive style with a vertical line through the 'M'. The bottom signature, 'MBG', is also in a cursive style.

Address of Recipient : **169 NANTIC RIVER RD,
WATERFORD, CT 06385**

Thank you for selecting the Postal Service for your mailing needs. If you require additional assistance, please contact your local post office or Postal Service representative.

Sincerely,
United States Postal Service

The customer reference number shown below is not validated or endorsed by the United States Postal Service. It is solely for customer use.

Customer Reference Number: C6268859.38184649

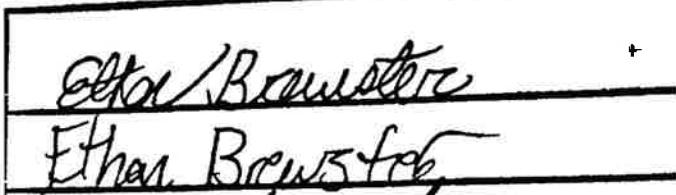


Date Produced: 10/15/2025

ConnectSuite Inc.:

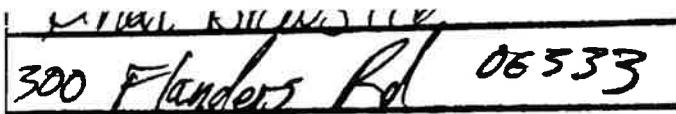
The following is the delivery information for Certified Mail™/RRE item number 9214 8901 9403 8300 0037 3456 78. Our records indicate that this item was delivered on 10/14/2025 at 02:31 p.m. in EAST LYME, CT 06333. The scanned image of the recipient information is provided below.

Signature of Recipient :



Two lines of handwritten text. The top line reads "Ethan Brewster" and the bottom line reads "Ethan Brewster". Both lines are underlined.

Address of Recipient :



Two lines of handwritten text. The top line reads "300 Flanders Rd" and the bottom line reads "06333". Both lines are underlined.

Thank you for selecting the Postal Service for your mailing needs. If you require additional assistance, please contact your local post office or Postal Service representative.

Sincerely,
United States Postal Service

The customer reference number shown below is not validated or endorsed by the United States Postal Service. It is solely for customer use.

Customer Reference Number: C6268859.38184650

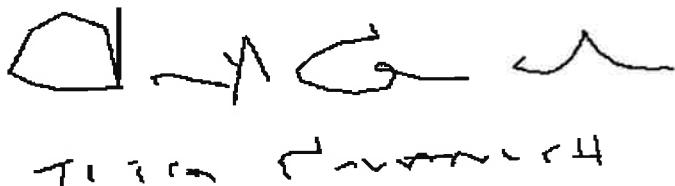


Date Produced: 10/21/2025

ConnectSuite Inc.:

The following is the delivery information for Certified Mail™/RRE item number 9214 8901 9403 8300 0037 3457 22. Our records indicate that this item was delivered on 10/20/2025 at 11:53 a.m. in NANTIC, CT 06357. The scanned image of the recipient information is provided below.

Signature of Recipient :



A handwritten signature in black ink, appearing to read "Tina" above "Dunne".

Address of Recipient :

PO BOX 84

NIANTIC, CT 06357-0084

Thank you for selecting the Postal Service for your mailing needs. If you require additional assistance, please contact your local post office or Postal Service representative.

Sincerely,
United States Postal Service

The customer reference number shown below is not validated or endorsed by the United States Postal Service. It is solely for customer use.

Customer Reference Number: C6268859.38184651

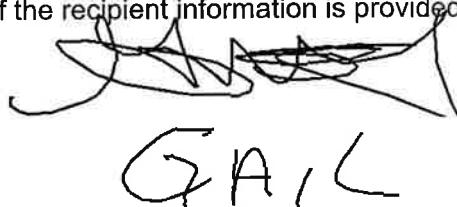


Date Produced: 10/15/2025

ConnectSuite Inc.:

The following is the delivery information for Certified Mail™/RRE item number 9214 8901 9403 8300 0037 3457 77. Our records indicate that this item was delivered on 10/14/2025 at 12:30 p.m. in NEW LONDON, CT 06320. The scanned image of the recipient information is provided below.

Signature of Recipient :

A handwritten signature consisting of the name "Gail" in cursive script, with a large, stylized, overhand mark drawn above and to the left of the signature.

Address of Recipient :

A handwritten address consisting of the name "T. Turner" in cursive script.

Thank you for selecting the Postal Service for your mailing needs. If you require additional assistance, please contact your local post office or Postal Service representative.

Sincerely,
United States Postal Service

The customer reference number shown below is not validated or endorsed by the United States Postal Service. It is solely for customer use.

Customer Reference Number: C6268859.38184652

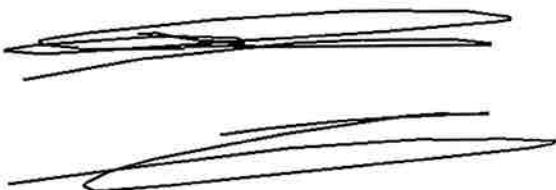


Date Produced: 10/15/2025

ConnectSuite Inc.:

The following is the delivery information for Certified Mail™/RRE item number 9214 8901 9403 8300 0037 3458 14. Our records indicate that this item was delivered on 10/14/2025 at 03:20 p.m. in NIANTIC, CT 06357. The scanned image of the recipient information is provided below.

Signature of Recipient :

A scanned image showing two separate, handwritten signatures. The top signature is longer and appears to be a name, while the bottom one is shorter and possibly a middle name or a title.

Address of Recipient :

A scanned image of a handwritten address. The text is cursive and appears to read '227 Main St'.

Thank you for selecting the Postal Service for your mailing needs. If you require additional assistance, please contact your local post office or Postal Service representative.

Sincerely,
United States Postal Service

The customer reference number shown below is not validated or endorsed by the United States Postal Service. It is solely for customer use.

Customer Reference Number: C6268859.38184653

Tracking History

x

Tracking #: 92148901940383000037345890

Services: Certified Mail, Electronic Return Receipt

Recipient: PRG REALTY LLC
8116 BOSTON POST ROAD
WESTBROOK CT 06498

Date & Time	Event Type	Event	Event Location
10/09/2025 10:42		PRE-SHIPMENT INFO SENT USPS AWAITS ITEM	BRIDGEPORT,CT, 06604
10/10/2025 21:58		ORIGIN ACCEPTANCE	BRIDGEPORT,CT, 06604
10/10/2025 23:13		PROCESSED THROUGH USPS FACILITY	WHITE PLAINS NY DISTRIBUTION CE, 10610
10/11/2025 09:11		PROCESSED THROUGH USPS FACILITY	HARTFORD CT DISTRIBUTION CENTER, 06101
10/13/2025 14:15		PROCESSED THROUGH USPS FACILITY	HARTFORD CT DISTRIBUTION CENTER, 06101
10/14/2025 06:23		DEPARTED USPS REGIONAL FACILITY	HARTFORD CT DISTRIBUTION CENTER, 06101
10/14/2025 11:02		REFUSED	WESTBROOK,CT, 06498
10/27/2025 20:08		PROCESSED THROUGH USPS FACILITY	HARTFORD CT DISTRIBUTION CENTER, 06101
10/28/2025 12:42		PROCESSED THROUGH USPS FACILITY	WHITE PLAINS NY DISTRIBUTION CE, 10610
10/29/2025 12:20		DELIVERED FRONT DESK/RECEPTION/MAIL ROOM	BRIDGEPORT,CT, 06604

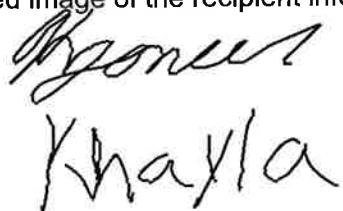


Date Produced: 10/30/2025

ConnectSuite Inc.:

The following is the delivery information for Certified Mail™/RRE item number 9214 8901 9403 8300 0037 3458 90. Our records indicate that this item was delivered on 10/29/2025 at 12:20 p.m. in BRIDGEPORT, CT 06604. The scanned image of the recipient information is provided below.

Signature of Recipient :

A handwritten signature in black ink, appearing to read 'Khayla'.

Address of Recipient :

A handwritten address in black ink, appearing to read '115 Broad'.

Thank you for selecting the Postal Service for your mailing needs. If you require additional assistance, please contact your local post office or Postal Service representative.

Sincerely,
United States Postal Service

The customer reference number shown below is not validated or endorsed by the United States Postal Service. It is solely for customer use.

Customer Reference Number: C6268859.38184654