

CONSERVATION COMMISSION MINUTES

**May 22nd 2018 at 7:00pm
Town Hall, 663 Main Street**

PUBLIC HEARINGS AND APPOINTMENTS

REQUEST FOR A DETERMINATION OF APPLICABILITY (RDA); NOTICE OF INTENT (NOI), ABBREVIATED
NOTICE OF RESOURCE AREA DELINEATION (ANRAD), ORDER OF CONDITIONS (OOC)

Present: (Chair) Brian Berube, Jeffrey Bryan, Lori Stephenson, Rebecca Longvall (Conservation Agent)

Absent: Emily Winner

7:05pm The Conservation Commission opened the Public Meeting. The first Public Hearing addressed the Request for Determination submitted by Christopher Carroll for the proposed two car garage more than 75' away from the BVW and on currently disturbed lawn area. The driveway extension associated with the garage will consist of pervious material and preserve the Oak adjacent to the driveway. The Commission discusses erosion controls and stockpiling areas. Chair Brian makes a motion to close the public hearing. Jeff seconded, all unanimously approve. Chair Brian makes a motion to issue a Negative 3 Determination with the following three conditions: the driveway extension shall consist of pervious material, stockpiling of materials used in the construction of the project shall be placed outside the 100ft. buffer from the BVW, Erosion controls shall be in the form of straw wattles and placed along the Woodline as shown on plans submitted. Jeff seconded, all unanimously approve.

Chair Brian opened the hearing regarding the proposed project located at 95 Sugar Rd. consisting of a two car garage (with Master bedroom above). The base will consist of a retaining wall and a cement slab. There is no tree removal proposed. The access during construction will be limited to the front of the home and the driveway. There shall be no construction material within 50' of the potential vernal pool. There shall be erosion controls in place consisting of silt fence and any necessary additional BMPs to be placed along the east and southern border of the home. The driveway upon completion of the garage shall be paved in its current footprint. Stockpiling of all construction related materials shall be kept at the front of home closest point to Sugar Rd.

Chair Brian moves to close the public hearing.

Chair Brian makes a motion to issue a negative three determination with the associated three conditions as stated during the public hearing of 95 Sugar Rd. Jeff seconded, all unanimously approve.

Chair Brian opened the hearing regarding the proposed project located at 91 Burnham Rd. consisting of a proposed photovoltaic solar system consisting of a surface mount in a grass field area. There is no tree removal. The panels will lay flush with the ground on footings that do not require penetration into the ground, also not to impede wildlife movement. A small trench will be dug to connect the system to the Single Family Home. The trenching follows the natural

progression and current cleared path. The trenched area will be allowed to revegetate upon completion of the project.

Chair Brian moves to close the public hearing.

Chair Brian makes a motion to issue a negative three determination. Jeff seconded, all unanimously approve.

Chair Brian invites property owners of 137 Nashaway Rd. to informally discuss their request of information seeking regarding their property. A site visit was scheduled for 5/23/18 at 2:30pm.

Chair Brian opens the public hearing for the request for extension permit for the order of conditions for DEP# 112-156, commonly referred to as Century Mill Estates. Fred Coon (site representative) and Brandon Ducharme (wetland specialist) were present to update the commission on progress and outstanding items. Fred confirmed through letters which were forwarded to the Conservation Agent that the work for Phase 3 had gone out to bid on behalf of both himself and the parcel owners abutting the proposed roadway. The timeframe to receive these would be about one month. Then estimated about 18months to complete the project. Phase 3 (one of the outstanding items). The commission was updated on the fact the culvert structure itself has already been formed and is awaiting installation. The current footings were blasted previously and at the request of the commission were backfilled with riprap for the temporary crossing. The breakout may be caused due to this area filling and overtopping. The water is clear and although there is a dense area of algae the wetland specialist will investigate further. However, this is assumed to be created due to the water going stagnant in the back filled footings then filtering through causing algae to pool at the outflow point. While on site during the May 15th 2018 meeting there was sediment noticed in the wetland replication area adjacent to the basin located on lot 27. The commission has approved for the cleaning of this area by rubber track machinery during a dry portion of the year. The cause of this sediment will be further assessed by the Wetland Specialist to ensure crossing infrastructure including riprap is not a cause and needing repair. Chair Brian inquired about the timeline of past extensions and the extent of time necessary or estimated to complete the crossing located at Phase 3. The work again was estimated by one of the bids thus far to be completed in 18months.

Chair Brian makes a motion to close the public hearing. Jeff seconded, all unanimously approve. Chair Brian makes a motion to extend the Order of Conditions for the property between spectacle hill rd. and Century Mill road, commonly referred to as Century Mill Estates for an additional two years from the September 20th 2018 expiration date (extension expiration date: September 20, 2020). Jeff seconded, all unanimously approve.

The Conservation Commission invites Brandon Ducharme to discuss the Weatherbee/Freedom Farm CR specific to the last buildable envelope and potential associated septic placement. The CR allows for a septic to be placed within the restricted area if there is no other feasible option. There is a potential vernal pool on the property along with a scenic road bylaw. These two specific items in mind cause the septic to have grades encroaching on the restricted area if installed within the building envelope as it would be resulting in a mounded septic. The septic in the restricted area would remain flush with the agricultural fields and allowed to re-naturalize to

re-establish the same vista. The commission also requested some natural form of delineating where the septic is once established in the restricted area.

Chair Brian polls the commission to vote on whether the future buildable envelope located 1.78 area will not be feasible and therefore will be located within the restricted area.

Chair Brian amends his poll to vote on whether the future buildable envelope identified as the 1.78 acre buildable envelope within the CR will not be feasible to install a septic system and therefore will be located within the restricted area. All members present agree.

Chair Brian makes a motion to approve the minutes from the April 24th meeting. Jeff seconded, all unanimously approve.

Chair Brian opens the public hearing for the request for determination of applicability for the proposed shed located at the property of 57 Houghton Farm Lane. Commission members Jeff and Brian were onsite May 15th 2018. The area proposed for the shed will mirror the wellhead location, and placed on a gravel base without penetration into the ground. The area is currently well maintained lawn.

Chair Brian made a motion to close the public hearing. Jeff seconded, all unanimously approve. Chair Brian makes a motion to issue a negative 3 determination. Jeff seconded, all unanimously approve.

Chair Brian makes a motion to approve the minutes for May 1st 2018 as drafted. Jeff seconded, all unanimously approve.

The commission established **June 6th at 7pm** in the Board of Selectman's Meeting Room in town hall as the next meeting date.

Mail items are reviewed.

The update on the enforcement order at 22 West Berlin Road has received an agreement with DEP and NHESP to come into compliance.

Trail walk will be held this upcoming Friday May 25th 2018 at Vaughn Hills Conservation Area at 10am entrance off of Green Road.

Chair Brian makes a motion to close the Public Meeting. Jeff seconded, all unanimously approve.

10:20pm Chair Brian moves to close the Public Meeting. Jeff seconded, all unanimously approve.