



OLD VALUES - NEW HORIZONS
COMMUNITY DEVELOPMENT

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Conservation Commission
January 23, 2014
DRAFT Meeting Minutes

ATTENDANCE

Wayne Morris, Chairman – present
James Finn, Vice Chairman – present
Pamela Skinner – present
Bernie Rouillard – excused
Lisa Ferrisi – excused
Justin Pare, alternate – present for Mr. Rouillard

The meeting was called to order at 8:35 PM.

Minutes for Approval

- January 9, 2014 – Draft minutes
 - *Motion to approve by Mr. Finn, second by Ms. Skinner, approved 4-0.*

Discussion Topics

Town Meeting Warrant Discussion on Town Forest and Petition Bond Article

- Petition Bond article presented to the Board of Selectman prior to this meeting on January 23rd.
- Town Forest article proposes designating six parcels on the southeast side of Marblehead Road as town forest.
 - *Action: Mr. Morris to obtain town forest article numbers and solicit additional information and draft articles for the local paper.*

Planning Board Case Review – February 5, 2014

Case 2014-4, 21 Walkey Rd, 17-I-111D, Cobbetts Pond and Canobie Lake WWPD Special Permit

- Committee reviewed pictures, map and existing vs. proposed impacts to support request for redevelopment of existing property and single-family dwelling. On September 24, 2013, ZBA granted proposed adjustments including WWPD variance.
- No additional comments from CC at this time.

Granite Woods Subdivision – Revised Yield Plan (Public Hearing TBD)

- Shane Gendron, Herbert Associates presented a yield plan which is required by the Planning Board for proposed open spaces and soil lot sizing. The current proposed layout of 19 lots was presented to the Planning Board on January 22nd – all lots achieve lot sizing requirements (checked by Town Engineer).
- No specific comments by CC – there are no impacts to wetlands (was previously changed from a box culvert to bridge design and reviewed by CC). If WWPD is required, a special permit would be requested.
 - *Action: Mr. Morris to work with the Planning Board to formalize the procedure for yield plan reviews.*

TRC Case Review – January 28, 2014

Case 2014-2, 4 Greenway Rd, 11-A-1001, Crossman 2 Lot-Subdivision

- Shane Gendron from Herbert Associates presented proposal for two-lot subdivision – the existing lot will maintain 1.69 acres, new buildable lot will be 1.3 acres. There is a small WWPD in the back of the new lot and another small pocket of 461 soil with poor drainage. There are no wetlands, waivers or variances and the lot meets sizing requirements.
- No comments from the CC.

Windham Meadows II, Brookview Road, 19-A-802, – Minor Site Plan for Additional Lighting in Existing Development

- Robert Ashburn from Windham Meadows II condominium board presented a proposal to handle a lighting deficiency on Brookview Road, which provides the only access for all Windham Meadows homes from Mammoth Road, resulting in heavy automobile traffic. There are also walking safety concerns.
- Current lighting includes entrance signs with ground lighting. Proposal is to install five post lanterns along Brookview Road and another at the corner of Brookview and Misty Meadow. Existing wiring on the north side of Brookview Road and a gazebo with power on Misty Meadow will be used to service the lanterns. No wetlands or WWPD exist.
- No comments from the CC.

50 Gaumont Road, 16-E-28, Major Watershed

- Proposal was previously reviewed by CC for ZBA on January 9th – no CC comments at that time or currently. ZBA granted the multiple variances needed.

15 North Lowell Road, Lot 11A-620 (not on agenda)

- Variance request to sell vehicles from the barn on the property – no CC comments.

ZBA Case Review

- No meeting on January 28, 2014.

DES Correspondence

- No DES correspondence for review.

Other Correspondence

- UNH from the Cooperative Extension NH Fish & Game request for sponsorship – CC will not sponsor this year.
- NH Association of Resource Scientists invitation to join membership.

Non-Public Meeting per RSA 91-A:3 (d)

- No items required for non-public discussion.

Motion made by Mr. Finn, second by Ms. Skinner to adjourn at 9:15 PM.

These minutes are in draft form and have been submitted for approval by Beth Ann Lapierre.