

Barrington Conservation Commission
August 29, 2013 7:00 PM
Barrington Public Library

MEETING MINUTES

PRESENT: John Wallace, Chair
Pam Failing, Vice-Chair
Anne Melvin

ABSENT: Ken Grossman
Peter Sandin, Alternate
Glenn Gould

CALL TO ORDER

Barrington Conservation Commission (BCC) Chair John Wallace called the meeting of August 29, 2013 to order at 7:15

DELEGATION OF VOTING MEMBERS John Wallace confirmed the presence of members as above.

1) Guests:

- a) Julia Guimond, Alison Desmarais, as potential new members to the BCC, attended to observe the meeting.
- b) Scott Frankiewicz, Mike Garrepy: conservation subdivision Ramsdell Ln. The presenters were unable to attend so this was postponed until the next meeting.
- c) Randy Orvis; representing the Skipper dredge and fill application, Bassett Drive
- d) Jim Farnham; Gerrior phase 2
- e) Marika Wilde, potential easement, application for conservation fund money
Marika indicated that Strafford Rivers Conservancy is considering serving as the primary easement holder, and it is hoped that Barrington could be the executory (backup) holder. This potential easement is on a parcel of approximately 10 acres, with an attached building lot of approximately 2 acres. Marika mentioned the watershed and wildlife value of the parcel. There was discussion about the need of making a formal right of way for the purposes of logging, public access, and easement monitoring. It was pointed out that a right of way for logging is not necessary, as the landowner would be the party contracting the logging and therefore

would allow access. John Wallace suggested there could be language in the easement deed allowing monitoring. There was discussion of the benefits and drawbacks of public access. It was mentioned that possible public access could be from the bridge going to TurboCam and with the permission of the McKeon's, property abutters. It was suggested that the survey update might not be needed if there is no right of way to be marked, and the easement monitors could flag the lines. It was pointed out that as the town would be gifted the easement an appraisal would not be required for the town, but Marika may need an appraisal for her tax purposes.

2) Approval of minutes of July 18 (non-public) and Aug 1

Anne Melvin made a motion to accept the non-public minutes of July 18, as amended, and the minutes of August 1, as amended. Pam Failing seconded the motion, which passed unanimously with a vote of three (3) to zero (0) in favor.

3) Complaints: none

4) Old Business:

a) George Calef: interested in protecting ~300 acres along Isinglass The wetland assessment has been completed. John will look into possible funding from the Moose plate grant.

b) Wetland/buffer markers (Anne) It was decided that it would be the buffer which would be permanently delineated with markers.

Pam Failing made a motion to recommend to the Planning Board that the Wetland Buffer Markers Addition be added to the Barrington Zoning Ordinance. Anne Melvin seconded the motion, which passed unanimously with a vote of three (3) to zero (0) in favor.

The addition reads as follows: The entire length of the upland limit of the wetland shall be marked at regular intervals with construction tape prior to, and maintained for the full duration of, any construction-related activities. The APPLICANT will also be required to place and maintain wooden stakes and/or construction tape at appropriate intervals along the wetlands buffer boundary to provide sufficient visual evidence of the buffer boundary during construction, if development is proposed within twenty feet of the wetlands buffer. The APPLICANT will be required to affix some form of marker or tag acceptable to the Town to permanently delineate the wetlands buffer boundary at appropriate intervals, as determined by the Conservation Commission and Planning Board, for the purpose of notifying future landowners of the presence of the wetlands buffer. The presence of wetlands on residential properties as part of a major subdivision shall be documented in the parcel's deed.

c) Village Place - proposed well, final easement language

There was brief discussion of open space/easement being used for commercial development.

- d) New members? Marika Wilde expressed an interest in joining the BCC. Julia Guimond and Alison Desmarais attended the meeting as potential members.
- e) Treasurer's report - status of Stewardship fund (Pam) Pam Failing stated that as of Dec. 12, the Conservation Fund had \$394,000, including the Stewardship Fund. It was indicated that the Conservation Fund could possibly be approximately \$11,000 more from the land use change tax from 2012. John reminded the group that the Stewardship Fund is for upholding easements, especially legal defense of easements. John stated that he would like the Stewardship Fund to be considered as separate from the Conservation Fund so that it gains its own interest. Pam will contact Peter Royce and Carolyn Berryment to get final numbers for the funds.
- f) BCC by laws (rules of procedure) - (Ken) This will be covered at a later meeting.
- g) Conservation Plan for Town (Anne) Anne had contacted Greg Jones (Strafford Regional Planning Commission) asking for a template for a conservation plan. Anne questioned who is doing the master plan update as a conservation plan should be integrated with the master plan. John suggested a Conservation Plan would be drawn from the Natural Resources Inventory. Anne will make a recommendation to Greg Jones that someone come to the BCC from Strafford Regional Planning Commission to discuss and plan what needs to be done for the Conservation Plan.
- h) ORLAC (and LRLAC) need new reps from Barrington

5) New Business:

- a) Gerrior Phase 2 Pam Failing shared some of the history of Gerrior and her recent observations of the site. She stated that two years ago the BCC saw erosion of the channel and sediment deposited into the wetland. Pam recently viewed the site as she wanted to see if there had been a change. Alison Desmarais shared that in her opinion the situation is the same. Pam reviewed her observations of watershed drainage and development impact on the watersheds. She stated that, according to her calculations, the Gerrior development has had minimal impact on the total watershed. Pam would like to visit the site again before she writes a letter about wetland remediation. It was mentioned that an ugly orange sheen seen in the wetland was from naturally occurring iron bacteria. Pam also questioned if the paved road is properly crowned. Jim Farnham, representing Mendum's Landing Association, asked if the town felt the proposed new houses had adequate drainage. It was agreed that this concern would be covered in the plans and be reviewed by the Planning Board and the town's engineers.
- b) Standard Dredge and Fill application: Trinity Conservation, Green Hill Rd. This was approved by DES.

- c) Standard Dredge and Fill application: Skipper, Bassett Dr. Randy Orvis, from Geometres Blue Hills Surveying LLC, presented the plan. The owner wants to build on a 28 acre parcel with no frontage, and wants to put in a driveway crossing the owner's current residential lot. The proposed driveway would cross wetland in two spots with the total wetland impact being approximately 470 square feet. Marc Jacobs, an abutter, suggested a headwall on the culverts and this will be noted on the plan. Mr. Orvis mentioned that Blandings turtles have been sighted, and the culverts will be concrete to accommodate the turtles. At John's suggestion, Mr. Orvis will check to see if there are any prime wetlands that could be impacted. This is being done as a standard application, and the BCC felt a letter could be sent to DES supporting the application.

Pam Failing made a motion that, after reviewing the wetland permit, determining that there's minimal impact to the wetlands and recommending best management practices in installation of culverts, the BCC supports the request as presented. Anne Melvin seconded the motion, which passed unanimously with a vote of three (3) to zero (0) in favor.

John will send a letter of support to DES.

- d) Planning Board (will defer to next meeting)
- e) "Little" parcel status w/r/t SATWaSR John Scruton has indicated that it would take time and money to clear the title to this parcel, which is approximately 4 acres and owned by the town. Essentially all of the property is an Atlantic White Cedar swamp. John suggested leaving the status quo and not having the "Little" parcel become part of SATWaSR, and the CC concurred with this.
- f) Intents to cut: none
- g) Announcements/correspondence:
- a. DES
 - i. Village Place: Dredge and Fill application approved
 - ii. Trinity Conservation: wetlands restoration plan approved
 - b. Isinglass Protection Committee: Democracy School, Sept 20-21
 - c. NHANRS quarterly meeting Sept 19
 - d. Well on SATWaSR was monitored for water temperature
 - e. Warren farm: sale has gone through
- h) Easements:
- a. Easement monitoring: Newhall and Borodavchuk monitorings completed
 - b. Lakeview Estates easement problems: discretionary approval language
 - c. Amended Schulz/Carbone CE language: signed and recorded!
- i) Committee reports: Isinglass Protection Committee (John). The committee is only interested in working on a rights-based ordinance. The democracy school (g above) is an effort towards that end.
- j) Next scheduled meeting: Sept 5, 2013

Pam Failing made a motion to adjourn the meeting at 10:25. Anne Melvin seconded the motion, which passed unanimously with a vote of three (3) to zero (0) in favor.

Respectfully submitted,
Pat Lenzi