

MEETING MINUTES

Barrington Conservation Commission
August 21, 2014 7:00 PM

Barrington Elementary School Annex, Professional Development Center

PRESENT: John Wallace, Chairman
Pam Failing, Vice Chair (arrived at 7:45)
Anne Melvin
Marika Wilde, Alternate
Ken Grossman
Alison Desmarais, Alternate

ABSENT: Julia Guimond, Alternate
Fred Bussiere, Selectmen representative
Peter Sandin, Alternate
Glenn Gould, Alternate

CALL TO ORDER

Barrington Conservation Commission (BCC) Chair John Wallace called the meeting of August 21, 2014 to order at 7:00.

DELEGATION OF VOTING MEMBERS Chair John Wallace confirmed the presence of members as above. Pam arrived at 7:45 and became a voting member in place of Marika.

- 1) Guests: Mike Schlosser, Gerrior revision Mr. Schlosser did not attend.
- 2) Approval of minutes of July 31 This will be done at the next meeting.
- 3) Complaints: John has contacted Peter Cook about a nest of ground wasps on the Pooh Trail (Goodwill).

Pam heard from an abutter to the Flynn property in reference to **220-18-GR-14-SR Stephen M. Flynn** A request by the applicant for a Site Review and 3.4 Conditional Use Permit to open a Powder Coating home business with capacity to machine custom small parts with CNC mill machine on a 1.1 acre. The abutter expressed concerns with noise, as well as air and water emissions. This permit was

approved by the Planning Board, but since then has gone before the ZBA. It was decided that the BCC might want to review this and make a recommendation based on the decision of the ZBA.

4) Conservation Projects:

- i) Calef Isinglass property: ~300 acres along Isinglass. Need for area for town vehicles to turn around. George Calef has met with the TPL appraiser.
 - ii) Brookwood Shores property John shared that he had spoken with Karen Gould, and she is anxious to get this property conserved.
 - iii) Renna property – owner has accepted tentative offer, selectmen have approved. John has started the grant application process.
 - iv) Monfet property – purchase is in progress
 - v) Cook property. Has met with SELTNH
- BCC by laws: lawyer's comments Ken indicated that the BCC is ready to move forward with the by laws, and he hopes to have a member signing at the next meeting.
 - Goals for 2014
 - i) conservation plan:
 - ii) propose changes to zoning, subdivision, etc.
Revision of wetland buffer special use permit process (John, Pam)
This was covered as part of the discussion below under new business.
 - iii) Aquifer overlay district (Ken) Ken suggested that the group focus on wetlands this year, including proposed zoning changes, and the aquifer overlay district can get covered next year.
 - iv) Update trails booklet John will delegate this to the Trail²s Committee.
 - v) Access/parking for SATWaSR from Route 125

5) New Business:

- Planning Board
 - i) Carbaugh subdivision, [203-7-GR-14-SD \(Joseph & Virginia Carbaugh\)](#): Request by applicant for a 2 lot subdivision to create a back lot and a 9.6 Special Permit on a 10.52 acre lot on 282 Second Crown Point Road (Map 203, Lot 7). **Approved by PB 8/5**
 - ii) [240-15.5-NR-14-SP \(Fisheye Properties, LLS\)](#) Request by the applicant for a 9.6 Special Permit to provide access to the 7,560 s.f., more or less, building envelope located in the rear portion of the lot on a 1.91 acre lot on Young Road (Map 240, Lot 15.5. **Approved by PB 8/5.**
 - iii) [224-1-NR-14-Sub \(W. Paul Cullen-Cullen Woods\)](#) Request by the applicant for an 11 lot Single family Subdivision, a waiver for underground utilities on a 48+/- acre lot on Smoke Street in the Neighborhood Residential (NR) Zoning District. **Continued by PB to 9/9**
 - iv) Ramsdell Lane conservation subdivision

v) River's Peak subdivision: received conditional approval; signs for undisturbed buffer areas?;

vi) Gerrior revision: [268-1& Additional Lots -GR-13-SUB \(Gerrior Lane Trust\)](#).

Request by applicant to present a Section 9.6 application for Special Permit for Construction in wetland buffer, Subdivide and create 10 lots, construct approximately 990LF of roadway, a shared driveway and realign a portion of Saint Matthews Drive located on Gerrior Lane and Saint Matthews Drive (Map 268, Lots 1, 1.1, 1.2, 1.3, 1.4 & 1.5). \$1000 still owed to stewardship fund.

Alison recused herself from any votes or recommendations. John reviewed the site walk. An area of concern is where there will be a crossing of a perennial stream. John stated there will need to be a 9.6 application. The BCC will be able to offer a comment when further plans and applications are presented. Alison rejoined the group as a member.

vii) Results of joint meeting to discuss issues

The group discussed the joint BCC/PB meeting that had taken place on August 19. Anne said that at the joint meeting Tony Gaudiello stated that the PB does not feel they have the right to determine someone's lifestyle, and hence the PB is not intending to deny 9.6 applications. John stated that in his interpretation of 9.6 the intent is not to prevent structures in wetland buffers, but rather to minimize the impact. Ken suggested that at times it's beneficial to accept changes that bring the plans closer to minimizing impact. Ken also reminded the group of Tony's suggestion that the BCC recommendations to the Planning Board be specific and address the 12 functions of a wetland as outlined in Article 9.5 of the Wetland District Protection Overlay.

Alison questioned how this relates to the issue of subdivision lots being allowed that will require 9.6 applications. It was discussed how the PB allows subdivisions and if the possible needs for future 9.6 applications enters into the decision.

John questioned if the BCC has the expertise to make recommendations based on the 12 functions of a wetland. It was mentioned that it would be helpful to the BCC if a wetland scientist, in delineating wetlands, made determination of a wetland's functions and values. Also discussed was the possible use of The NH Method to help determine the value of a wetland. John expressed doubt that this would work in a small situation, but it was proposed that the NH Method could be useful in an abbreviated version. John reiterated that it would be best to have a wetland scientist point out the value of a wetland, and this is normally done only when designating a prime wetland. It was decided that the BCC will deal with 9.6 applications on an individual basis and make efforts to be specific and cover the 12 functions.

The discussion then went to proposing changes to the zoning ordinances, and it was decided to meet Tuesday, August 26 at Ken's house for this purpose.

Marcia will notify developers on the PB agenda when their issues will come before the BCC. Ken suggested that when people go on the planning board agenda they are also automatically put on the BCC agenda.

- Trails Committee report. Request for \$500 from annual budget (need to request from Marcia) Pam will write a memo to Marcia with this request.
 - Report on Welcome letter/packet to town (Pam) This will be covered at a later meeting.
 - Need to get permission to publish photos from public walks? – is there a form? Anne will work on putting a form together.
 - Treasurer's report (Pam)
 - Stewardship Network would like to know if they can put notice of BCC trail work into the stewardship network. The BCC agreed to this.
- 6) Announcements/correspondence:
7) Next scheduled meeting: Sept 4

Anne Melvin made a motion to adjourn the meeting at 9:00. Alison Demarais seconded the motion, which passed unanimously with a vote of five (5) to zero (0) in favor.

Respectfully submitted,
Pat Lenzi

NOTE: THESE ARE SUMMARY ACTION MINUTES ONLY. A COMPLETE COPY OF THE MEETING AUDIO IS AVAILABLE AT THE LAND USE DEPARTMENT