

Barrington Conservation Commission
Barrington Public Library

Thursday November 29, 2012
7:00 PM

MEETING MINUTES

PRESENT: John Wallace, Chair
Clayton Carl
Anne Melvin
Glenn Gould
Pam Failing, Vice-Chair

Marcia Gasses

ABSENT: Peter Sandin, Alternate
Ken Grossman, Alternate

CALL TO ORDER

Barrington Conservation Commission (BCC) Chair J. Wallace called the meeting of November 29th, 2012 to order at 7:00.

DELEGATION OF VOTING MEMBERS

Chair J. Wallace confirmed the presence of members as stated above.
Pam Failing joined at 7:15.

1. **Guests:** Eric Buck, Pollock Land Planning, LLC - 120-67-GR-12-SP (Pat & Roger Gingrich) Request by applicant for a Section 9.6 Special Permit from the Zoning Ordinance to allow a proposed garage and driveway to encroach into 50' wetland buffer on a 1.85 acre site located at 10 Peabody Way (Map 120, Lot 67) in the General Residential (GR) Zoning District

Mr. Buck presented pictures and maps to show the 1.85 acre lot which slopes to Swains Lake. He noted that the owners have received the shoreline permit for construction and the proposed construction is within the side setbacks. Proposed is a rain garden and bio retention area to offset the 3000 square feet of impact to the wetland buffer. The plans show the entire garage within the buffer. Mr. Buck pointed out that the buffer has already been impacted with gravel. John Wallace asked about the nature of wetland, specifically if it might be considered a seasonal/vernal pool. It was decided that a more definitive determination on the nature of the wetland would be helpful and a site walk was scheduled (Dec. 3rd at 2:30), as well as seeking input from a wetland scientist. Also discussed was the intent of zoning article 9.6 which mentions that all reasonable alternatives (to impacting a buffer) must be considered.

2. **Approval of minutes**

Anne Melvin made a motion to accept the minutes of October 30th as amended. Clayton Carl seconded the motion, which passed unanimously with a vote of five (5) to zero (0) in favor.

3. **Complaints:** unpermitted culvert installation/replacement on Marsh Rd.

John Wallace stated that the town has removed the culvert and also took down the beaver dam which was causing flooding.

4. **Old Business.**

- A. SATWaSR forest management plan:
John Wallace has contacted Charlie Moreno, consulting forester. Via email, Matt Carpenter indicated that he would recommend a section(s) of the site remain undisturbed as part of the forest management plan. There was discussion as to what a limited forest management plan might look like. John Wallace will suggest that Charlie Moreno talk to Greg Jordan, and John Wallace will send Mr. Moreno the management plan as it exists.
- B. Wetland buffer impact, Cedar Creek (Rivers Edge subdivision):
It was noted that the Planning Board granted this permit, and there was no further discussion.
- C. Rossiter land: 3.6 acres off of Rte 202/Swains Rd.:
The NHC has recommended taking the next step of purchasing this property.
Clayton Carl made a motion to expend up to \$300 to pursue a letter of opinion from a realtor in anticipation of making an offer to buy the land. Glenn Gould seconded the motion, which passed unanimously with a vote of five (5), to zero (0) in favor.
- D. Trinity Conservation gravel pit, Greenhill Rd:
There was a review of maps and plans and a discussion of the stormwater study.
The Conservation Commission had no further comments at this time.
- E. Purchase of Leahy land (abuts SATWaSR): 42 acres, appraised value \$63,000
The Moose Plate Program and Davis Foundation both declined funding.
- F. George Calef: interested in protecting ~300 acres along Isinglass
WRP application was not funded for 2012, but is still possible for next year.
- G. Web site
There was discussion of what has transpired and options for the future, keeping costs in mind. John Wallace will be checking to see if web costs might come out of the regular budget or conservation fund.
Anne Melvin made a motion to expend \$415 to pay the web and server invoice. Clayton Carl seconded the motion, which passed unanimously with a vote of five (5), to zero (0) in favor.

New Business

- H. Planning Board updates
 - i. Conditional Use Permits:
There was discussion about the permitting process being proactive rather than reactive.
 - ii. Possible amendments to zoning: remove bonus from conservation subdivision regs?
Consider possible language
The Planning Board was willing to cut the amount of the bonus to 20% and was favorable to the suggestion that the outside buffer not be considered part of the open space calculation.
For next year, it was recommended that possible changes for the Planning Board to consider be submitted in March/April.
- I. Intents to cut: Map 126, lot 61, does contain some of prime wetland #18
John Wallace will ask Barbara Irvine to send the letter reminding the logger and landowner of following the guidelines for intent to cut.
- J. Lamprey River Watershed Assoc. - would like \$100 contribution
The BCC declined making a contribution.
- K. Need any furniture, etc. in office? Planning office has some money.

5. Announcements/correspondence:

- A. NHACC meeting reports - John, Anne, Clayton
This was postponed until the next meeting.
- B. DES fact sheet on vegetation in protected shoreland

6. Easements

- A. White Crest Conservation easement deed contains errors (with Rochester)
- B. Schulz/Carbone easement amendment - do we want to include "Amendment" clause?
Mike Carbone has indicated that he is willing to sign the amended deed, with or without the added clause concerning further amendment. After a discussion of the amendment clause:
Clayton Carl made a motion to note that the Barrington Conservation Commission does not support the inclusion of the amendment clause as it relates to the Schulz/Carbone easement. Anne Melvin seconded the motion with passed with a vote of five (5), to zero (0) in favor.

Wallace will take up the issue with the selectmen.

- C. Lakeview Estates easement problems: mowing continues, graveled path. Letter from town attorney has gone out

After meeting at the site with developer Tony Franciosa, John Wallace will write letters to the landowners pointing out easement conditions to be followed.

- D. Boodey, Falls on the Isinglass done; problems on Rivers Edge

Monitoring has been completed on both the Boodey and Falls on the Isinglass easements. It was noted that at Rivers Edge a well has recently been placed in the conservation easement area without permission of the grantee. In addition there is a large dirt pile on the easement.

7. Committee reports

- A. Natural Heritage Committee
- B. Other meetings – Town Forest Task Force, LRLAC, ORLAC, IRLAC, Water Resources, ORWA, Cochecho River WA, etc.

8. Minutes of Town Boards

- A. Selectmen:
- B. Planning Board:
- C. ZBA
- D. NHC

9. Next scheduled meeting:

The next meeting of the Conservation Commission is scheduled for December 6, 2012.

Glenn Gould made a motion to adjourn the meeting at 10:00. Pam Failing 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.