

## Site Walk

On Saturday, May 1, 2010, the Derry Planning Board conducted a site walk to view the properties in the area of the Robert Frost Farm. The purpose was to consider the surrounding properties in relationship to the proposed rezoning in that area. The site walk began promptly at 10:00 a.m., in the parking lot of the Robert Frost Farm.

Present: David Granese, Jan Choiniere, John O'Connor, Maureen Heard, Jim MacEachern, Frank Bartkiewicz, George Sioras, Brian Chirichiello, Randy Chase, Darrell Park, Elizabeth Robidoux, George Reynolds and Mike McAlister.

Mr. Granese advised the Board would view the state protected tree to determine if a 1500 foot buffer was sufficient to protect it, or if the buffer needed to be expanded to 2500 feet. They would also view Mr. Reynold's property.

Mr. Bartkiewicz showed the Board a picture he had of the white ash fully leafed. Mr. Sioras described the properties surrounding the Farm. Across the street from the farm is state owned property, which is on both sides of Berry Road. There will be no development on three sides of the farm.

The Board traveled along By-Pass 28 to Mr. Reynold's property. There is a small sign that designates the beginning of his lot line, on the side that abuts state owned property. The Board noted the blue blaze marks on the trees which depict the boundary of the state owned property. Mr. Reynold's advised there is a trail that goes through the Frost Farm, and travels through Mr. Reynold's property. It leads out to Island Pond Road, Featherbed lane and the Chism field. The trail is about 1000 feet into his property. The Board elected not to view the trail. The Board noted the distance from Mr. Reynold's property to the Robert Frost Farm which was estimated to be approximately 1000 feet. The grade into his lot was noted. He indicated the white ash was located across the street, behind the duplex'.

The Board walked past Mr. Reynold's property towards Rockingham Nursery. They walked past the McGrade property and the Chism property. Mr. Chase noted his original buffer distance was proposed as a minimum for the GCIII. If the Board wanted to go three miles down the road, they could do it. The white ash would be protected. Mr. Chirichiello commented the Board could also prohibit removal of the tree at any time. It could be a condition of any approval to any project the Board reviewed. The prohibition could be recorded at RCRD. That could be a separate issue. Mr. Chase explained his original thought on the distance was from an historic structure.

Mr. Sioras advised the Board had included the Nursery and the three duplexes up to the state owned land to be included in the new zone. Mr. O'Connor asked why not go to

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the corner of Lawrence Road? Mrs. Heard asked if Rockingham Acres could effectively market in this construct?

The Board walked across Route 28 to Rockingham Acres. Mr. Granese informed Mrs. Smith the Board was present. Mr. McAlister advised his home is adjacent to Rockingham Acres. Mrs. Heard noted the Nursery had asked to be included in the zone change so that they could expand and put up signage and not have to come back to the Planning Board every time they wanted to change something. Mr. Chase commented on the old buttonwood tree across the street on Mrs. Chism's property.

Mr. Granese confirmed with Mr. Bartkiewicz the location of the white ash and that what is done at the nursery will not affect it.

The Board walked up Route 28 to Berry Road and continued down Berry Road to Fox Den. Mr. Chirichiello, Mrs. Heard and Mr. MacEachern did not attend this portion of the walk. The Board walked to Mr. Bartkiewicz's property and viewed the white ash which is located along the property boundary. It was estimated the tree was between 100 and 150 years old.

Mr. O'Connor advised Mrs. Heard had asked what would happen if the mobile home park use goes away? It was noted that currently, the mobile home park is its own zone.

The Board again discussed the extent of the proposed zone change. They did not want commercial uses near the Lawrence Road intersection on this side. They noted the Farm had a lot of protection around it.

Mr. Granese asked that the scheduling of the next workshop on this issue be placed on the agenda for the second meeting in May, so that the workshop could be held in June.

The site walk ended at 10:57 a.m.