

**Fremont Conservation Commission
04-02-12 Meeting Minutes**



**Fremont Conservation Commission
Minutes of April 2, 2012
Approved May 7, 2012**

Present: Co-Chairman Janice O'Brien, Member Pat deBeer, Alt/Recording Secretary Meredith Bolduc and Open Space Committee Chairman Dennis Howland.

Co-Chrm. O'Brien opened the meeting at 7:05 pm.

Co-Chrm. O'Brien reported that Chrm. Knee is going to be late for tonight's meeting and she appointed Alt. Bolduc as a voting member in Chrm. Knee's place until he arrives.

Chairman Bill Knee joined the meeting at 7:45 pm and Alt. Bolduc stepped down as a voting Member as the appointment terminated.

MINUTES

The minutes of the March 5, 2012 meeting were not approved and they will be addressed at the next meeting.

SEACOAST UNITED SOCCER CLUB

Map 6 Lot 020-001

The Commission received and reviewed a copy of the following relative to the S USC.

1. March 8, 2012: E-mail correspondence from Eben Lewis, DES saying that the S USC has until April 2, 2012 to submit a restoration plan and forest management plan. (in response to inquiry by Mrs. Bolduc)
2. A March 13, 2012 correspondence from F. B. Lindahl documenting that he "heard voices today emanating from the wooded corner of Tonas, Lindahl, & USSC land. Discussion of marking trees with pink tape to identify what trees to "take". This is in an area not previously cut or affected by the recent cutting activity."

TOWN FOREST

GLEN OAKES FOREST AND WILDLIFE MANAGEMENT PLAN

Mrs. Bolduc reported that the Commission has not received a draft work proposal from Forester Charlie Moreno. She will follow-up again with Mr. Moreno and report back to the Commission at the next meeting.

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Mrs. Bolduc reported that in a recent e-mail correspondence Gene Cordes has related that Town Forester Charlie Moreno has agreed to lead a walk on the Town Forest for the Rockingham County Woodland Owner's Association (RCWOA) on Saturday, April 21, 2012 at 8:30 am beginning at the Tavern Road entrance. He will send the invitation that is being created. Mr. Cordes added that the walk should last about an hour and there will be coffee and pastries available. The intent of the walk is to review the goals of the management plan and the outcome from the harvest then and now. Mr. Cordes related that he feels this would be a good time for current commission and committee members to become more familiar with the site, the management plan goals, the outcome from harvests that occurred and what may be needed in the foreseeable future.

Immediately following the walk, the RCWOA will be touring the Black Creek Forest Products log yard that is behind the Fremont Library.

SMITH LAND ACQUISITION

Map 4 Lots 086, 088 and 089

The closing took place this morning. Mbr. deBeer said that she, Dennis Howland and Mary Kaltenbach met Mike Speltz of SPNHF and Dijit Taylor of LCHIP at the entrance of Glen Oakes and took pictures commemorating the closing.

Co-Chrm. O'Brien signed Conservation Easement Baseline Documentation Reports that will be forwarded to Town Administrator Heidi Carlson for distribution to LCHIP, SPNHF, and one will be kept by the Town.

The Commission received:

- A copy of a March 22, 2012 correspondence from Town Administrator Heidi Carlson to Richard Smith relative to the April 2, 2012 tentative closing date for deeding his property to the Town.
- A copy of a March 28, 2012 correspondence from Town Administrator Heidi Carlson to Town Attorney John Ryan remitting a check in the amount of \$40,0014.11 representing four separate \$10,000 grants received, plus interest, that will be used for partial payment on the Smith land.

Co-Chrm. O'Brien said Mike Speltz asked her to have the Members discuss the type of sign to display for LCHIP. We have to display the sign that LCHIP sends us. Mbr. deBeer mentioned that LCHIP is in the process of evaluating the size of signs that will be distributed to the LCHIP grantees. Dijit Taylor, Executive Director of LCHIP, told Mbr. deBeer that LCHIP would like the sign to be displayed at the entrance to Glen Oakes because it would be seen by more people. The Members also discussed placement of the Moose Plate sign. They agreed that the signs should be placed at the entrance of the property.

Mr. Howland distributed a Google Earth Map of the Smith property which identified the major wet areas he has found as a result of his walking the property over the winter. There was a collection of wet areas including brooks on the north and east side of the property. The map also showed the dry areas.

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Mr. Howland offered his opinion of where he thought trails and/or water-crossings could be created and he said that before putting trails he would suggest having a long-range plan.

Co-Chrm. O'Brien suggested getting the management plan completed before putting in trails.

There was some discussion relative to acquiring an abutting property in the future.

GLEN OAKES

Mr. Howland said, speaking as a private citizen, he finds the wording in the Glen Oakes conservation easement that deals with the type of "use" which is allowed or not allowed is misleading. The paragraph in question is one long and run on sentence with double negatives. It is certainly confusing or open for interpretation. He said he thinks it should simply state what is allowed or not. For example, if we want to allow snowmobiles but no other motorized vehicles it should simply say that. Mr. Howland contended that as the easement is written any tracked vehicle is allowed. He noted that there are ATV's available with tracks. Therefore he requested the Conservation Commission review both the wording and their intentions before using such language in a future easement.

OAKRIDGE

Mr. Howland said that after monitoring Oak Ridge, creating a bypass to the area between posts 2 and 7 because the area is so wet.

Howland proposed to move the trail in such a way as to avoid the Cordes property. The Members agreed. The Members also agreed that it would be a good idea to post signs indicating that you are leaving the Town Forest.

Mr. Howland said he believes that Oak Ridge property Map 4 Lot 4 should be considered separately during the discussion of any conservation easements on Oak Ridge. He suggested that perhaps it should be considered for possible use in the future, either to swap, or to sell to raise funds for a more desirable conservation property.

His rationale was:

- Parcel 4-4 is not contiguous with any of the other parcels in Oak Ridge.
- There are residences on three sides; North, West and South.
- The Eastern section which does come out to the class VI portion of Oak Ridge Road is very wet. It is not practical to access the western 2/3 of parcel 4-4 from Old Ridge Road.
- Parcel 4-4 was "inherited". We did not go after this parcel, and it would not have ranked very high in importance.

Co-Chrm. O'Brien said that by vote of the voting body Map 4 Lot 4 is already included in the Town Forest. They would need to see how the vote was and /or what the removal procedure would be. It was assumed that it would take another vote. The Town Forest Ordinance includes it as well.

Mr. Howland said he would like to spend about \$120 - \$135 from the Open Space account to buy some materials to replace post #8, install the Oak Ridge Town Forest sign in the North parking lot, blaze paint for Oak Ridge, small mail box for trail maps at the Glen Oakes Kiosk. Co-Chrm. O'Brien said spending from the Open Space account would be up to the Open Space Committee.

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TUCK WOODS MONITORING REPORT

Mr. Howland showed a monitoring report on the Conservation Easement on the Tuck Woods Conservation Area that he has drafted. He will send the final report to Mrs. Bolduc.

GRANT

The Commission received a March 22, 2012 e-mail notice from Dea Bricker-Wood that the Governor and Executive Council approved The Town of Fremont's 2012 State Conservation Commission Moose Plate grant. Once the fully signed Grant Agreement is completed, she will send it along with a SCC sign.

TREASURERS REPORT

The Commission received and reviewed the Treasurers report as of February 29, 2012.

LAND ETHIC

Mbr. Knee ordered and received the documentary Green Fire. He submitted the package of related information including brochures, posters. Mrs. Bolduc has reserved the Safety Complex to schedule a showing of the movie for 7:30 pm on April 20, 2012. The room will hold 49 people. There was some discussion relative to how many people would possibly attend the event.

Co-Chrm. O'Brien offered to send out invitations to all Town Board members. Mr. Howland offered to send them to the Open Space Committee. Mbr. deBeer suggested sending invitations to other Conservation Commissions. Mbr. deBeer volunteered to place posters around Town at the sites the Commission requested and Mrs. Bolduc agreed to take care of the press releases.

It was agreed to serve light refreshments such as coffee, water and finger deserts.

CORRESPONDENCE

Received:

- From NH DES: A copy of a March 22, 2012 correspondence from DES to Michael Dudley (Map 7 Lot 9, 46 Tibbetts Road) advising that the DES has denied his Shoreland Permit Application to impact 1,713 sq ft of the jurisdictional shoreland for the purpose of constructing a new residential dwelling and installing a new septic system on his property for non-compliance with RSA 482-B and Administrative Rules Env-Wq 1400.
- From Southeast Land Trust of NH: A March 22, 2012 correspondence relative to their application for accreditation by the national Land Trust Accreditation Commission and requesting that the Commission Members submit comments on SELTNH's work directly to the Land Trust Accreditation Commission.

At 9:15 pm Mbr. O'Brien made the motion to adjourn.

Motion seconded by Mbr. deBeer with unanimous favorable vote.

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The next regular meeting is May 7, 2012.

Respectfully submitted,

Meredith Bolduc, Land Use AA/Recording Secretary

HOUSE BILLS

Update on Bills relative to conservation that have been proposed.

HB **1515** – House status -Inexpedient to Legislature which means “may die in committee”. Status date – 2-11-2012.
Has not gone to Senate.

This bill:

- Changes the tax collection procedures for the current use land use change tax.
- Adds failure to pay property taxes and failure to notify of a qualifying use change to the actions which trigger the land use change tax.
- Requires all municipal land use change tax revenues to be recognized as general fund revenue.

HB 1540 - House status -Inexpedient to Legislature which means “may die in committee”. Status date – 2-15-2012.
Has not gone to Senate.

This bill:

- Prohibits the State or any of its subdivisions from granting a conservation easement on public land to a nonprofit organization.

HB 1545 - House status -Inexpedient to Legislature which means “may die in committee”. Status date – 2-22-2012.
Has not gone to Senate

This bill:

- Specifies that conservation commissions do not have the power to convey interests in real property that they receive or acquire.
- Limits conservation commission contracts to manage interests in real property to a term of 5 years.

HB 1586 - House status -Inexpedient to Legislature which means “may die in committee”. Status date – 2-22-2012.
Has not gone to Senate

This Bill provides:

- That the selectmen shall hold 2 public hearings at least 10 but not more than 14 days apart on the proposed acquisition or sale
- Upon the written petition of 50 registered voters presented to the selectmen, prior to the selectmen’s vote, according to the provisions of RSA 39:3, the proposed acquisition or sale shall be inserted as an article in the warrant for the town meeting.