



**Fremont Conservation Commission
Minutes of
November 4, 2013**

Present: Chairman Bill Knee, Members Janice O'Brien and Pat deBeer, Alt. Leanne Miner, and Alt/Recording Secretary Meredith Bolduc.

Chrm. Knee opened the meeting at 7:05 pm.

On March 15, 2010 Chrm. Karcz designated Alternate Leanne Miner to fill the vacancy on the Conservation Commission until such time as the Selectmen have appointed someone to fill that vacancy (allowed by NH RSA 673:12, III). That appointment remains in effect.

MINUTES

Chrm. Knee made the motion to approve the minutes of the October 7, 2013 meetings as written. Mbr. O'Brien seconded the motion with favorable vote.

FOREST MANAGEMENT PLAN

Knee; still no word of when the cutting will begin. There are 2 posts that will have to come out before the ground freezes.

TOWN FOREST

Knee reported that the damaged kiosk in the Oak Ridge South parking lot of the Town Forest has been repaired.

FALL FOLIAGE HIKE

The 2013 Fall Foliage Hike October 19, 2013 went well with 15 in attendance. Chrm. Knee did a talk about the importance of water resource of Spruce Swamp.

TIFFANY LEE HOMES

Kenniston Lane, Map 2 Lot 151-5-4

The Commission received from the ZBA a notice of a November 12, 2013 Public Hearing and a comment sheet for Tiffany Lee Homes, LLC. who are seeking an Equitable Waiver of Dimensional Requirements from Article IV Section 1 of the Fremont Zoning Ordinance to allow

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a recently constructed existing garage foundation to remain in its current location closer than fifty (50) feet to a street property line.

The Members reviewed the plan submitted and following some discussion it was agreed that Chrm. Knee issue the written statement on the comment sheet that the Conservation Commission has no comment.

SEACOAST UNITED SOCCER CLUB

Map 6 Lot 020-001

Mrs. Bolduc reported that she contacted Chris Albert for an update on the status of the additional plantings and drawing of an amended Conservation Easement Deed relative to SUSC.

Buffer tree plantings:

The Planning Board received via e-mail, an October 8, 2013 letter and a photo log from Chris Albert representing SUSC relative to the tree plantings that took place on September 9, 2013. Mr. Albert said the plantings were done according to the August 5, 2013 revised plantings restoration plan. Mrs. Bolduc reported that she has asked Mr. Albert for a plan that shows exactly where the trees have been planted for the Planning Board to use when they visit the site which he has agreed to provide.

Mr. Albert reported that tree removal and plantings along field 4 in Epping had not taken place as of the date of his letter.

Conservation Easement Deed Amendment:

As per the August 7, 2013 Planning Board decision the Conservation Deed Restriction would be amended to include:

- a. Language that protects the natural buffer long term. These amendments will be drafted by the SUSC attorneys and agreed by the Town. All cost relative to completion and recording of the amendments will be the responsibility of SUSC.
- b. Amendment (1) will state that the natural buffer is to be maintained.
- c. Amendment (2) will state that the Town must be fully consulted and approve any future forestry management activities involving the cutting of trees.

SUSC sent an October 8, 2013 letter including a draft agreement between SUSC and the Town for buffer and conservation easement protection drawn by the SUSC attorney. Mrs. Bolduc explained that this document was sent to the Town Attorney Diane Gorrow for her review along with a copy of the August 7, 2013 Planning Board minutes showing a, b, & c above.

In an October 17, 2013 correspondence from Attorney Garrow she advised that the draft Conservation Restriction Deed document amendment prepared by SUSC did not amend the Conservation Restriction Deed as intended and required, but was a separate agreement. Attorney Garrow submitted a re-draft of the document that is meant to be an amendment. This re-draft was sent to SUSC and their only comment was that the legal descriptive name should be "SUSC Epping Reality Trust".

The Commission reviewed the re-draft drawn by Fremont Town Counsel andapproved and recommended.

Knee made the motion to approve and accept the redraft of the Conservation Easement as proposed by Town Attorney Diane Gorrow.

Motion seconded by O'Brien with unanimous favorable vote.

PSNH

Sherrie Trefry with GZA, Inc. out of Manchester NH. been hired by PSNH to obtain state and local permitting for a thermal uprate project to raise the lines in the areas where the lines are to sag because of higher temp and could arc close to the ground. The project includes replacing of 4 line poles in 2 areas of wetland impact and 2 spans where wire splice work requires access. (the lots involved were later identified as Map 2 Lots 22-38, 70, 156, 156-1-23-1, and 156-2)

Ms. Trefry thanked the Commission for hearing her.

She presented the project and plans that showed the PSNH easement that runs through Fremont. The ground will be cleared in the areas of locations of replacement poles. Areas of impact are Fremont wetland 6 and 16 as designated by GZA.

Timber mats are used for heavy equipment access through wetland and archiologically sensitive areas.

The project will begin early October 2014 and power outages are proposed due to this project is scheduled from end of October to end of November 2014.

Trefry said the state wetlands permits are being reviewed by PSNH and will be filed to NH DES

Trefry presented pictures

CONSERVATION EASEMENT MONITORING

The easements include:

3615/702	Conservation Easement Cornerstone Estates/Dakota Realty Trust
	1-35-8, 1-35-9 and p/o 1-35 D-28735
3972/1691	Conservation Easement Tuck Woods
	6-64-21, 6-64-22 and 6-64-23 D-30397
4247/1418	Conservation Easement Tuck Woods
	OS, OS2, OS3 D-31333
4342/1206	Conservation Restriction Deed Not to Further Subdivide Spruce Hill
	Map 6 Lot 50 D-31622
4408/1234	Conservation Restriction Deed Seacoast United Soccer Club
	p/o 20-1 D-31731
4435/1986	Conservation Easement Fremont Pizzeria
	p/o Tax Map 3 Lot 120 D-31624
4890/1139	Conservation Easement Scribner Estates
	Easement 13 D-31121

WORKING PLAN

The following is a working plan with some results in *italics*.

- Set up a monitoring scheduled for the Town owned Conservation Easements.
(As the holder of an easement, the Town is obligated to monitor each easement once per year.)
Compile a list of land with conservation easements. *This is done.*
 - Get copies of each easement.
 - Generate a checklist for each easement.
- Prospective Oak Ridge Easement: *This is done.*
- Review the obligations for grants already awarded including.
 1. Land & Water Conservation Fund (set up for the acquisition of Oak Ridge)
 2. Moose Plate, Recreational Trails Program, PREP Transaction Grant
 3. Smith property: Davis, Fields Pond, Cricket and Wharton, Moose Plate and LCHIP, PREP.
- Glen Oakes Forest & Wildlife Management Plan - Review for updates.
- Oak Ridge Management Plan - Review for updates.
Mbr. de Beer said this is in the NRI of the Master Plan.
- Natural Resource Inventory – Review for recommendations for updates of information and maps.
- Earth Day event (s) for the current year.
- Biothon – discuss a possible event for the current year.
- Reorganization of the Conservation Commission.
- Budget for the following year.
- Compiled of all of the grants that have been awarded to the Town and create a checklist of the requirements of each grant that can be reviewed annually. Any future grant can be added to the compilation.

Knee said it would be nice if we started to learn more about what is happening with the 250th anniversary celebration to see if there is something the CC could do or not. There was a conversation

EVENTS

Previous event suggestions included:

- Birds & bats
- Edible plants
- Wildlife cover
- Sustainable agriculture
- A butterfly garden
- School program that would involve growing plants.
- A presentation on sustainable agriculture.

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- Community garden

CORRESPONDENCE:

- None

Mbr. deBeer related that Dennis Howland is concerned about how things are going to get done in the Town Forest. She said she would like to see a sign in the kiosk thanking all grantors for money awarded for Town Forest land acquisition. This prompted a discussion relative to installing recognition signs and the Glen Oakes maps. The Members will review the graphic of the existing credit sign that Mbr. deBeer has and Leanne will get a price for purchase.

At 8:35 pm Chrm. Knee made the motion to adjourn.
Motion seconded by Mbr. O'Brien with unanimous favorable vote.

Next scheduled meeting: December 2, 2013.

Respectfully submitted,

Meredith Bolduc, Land Use AA/Recording Secretary

CC action item timeline.

- January – Review obligations for grants already awarded.
- February – Review Forest Management & Wildlife Plans: Oak Ridge & Glen Oakes.
- March – Commission reorganization; events to be sponsored through the next year.
- April –
- May –
- June-
- July –
- August – Budget review and approval for upcoming year
- September – October: monitoring Town owned Conservation easements & reporting on same.
- November – Review the NRI
- December -