

MINOR PROJECTS REVIEW COMMITTEE
May 7, 2013 at 1:30 PM
TOWN HALL, 41 SOUTH MAIN STREET

In attendance:

Members: Vicki Smith (Chair), Jerry Frankenfield, Don Ware, Ryan Borkowski, William Desch,

Others: Randy Mudge, Linda Fowler, Tim McNamara, Tom Burschel

MINUTES: The minutes of March 5, 2013 were approved as submitted on a motion by Ryan Borkowski and a second by Jerry Frankenfield.

P2013-13 Submission of Application for Minor Project Review by Tom Burschel, as Agent for the Hanover Equity Group, property owner of record, to install two air conditioning condensers on a 4'x4' concrete pad, at 2 Buck Road, Tax Map 21, Lot 7, in the "OL" zoning district.

This is being reviewed as a minor project because it involves installation of screened, on the ground condensers.

The height of the unit is 37 1/8 inches. The specified height of the boxwood is 10- 14". The pad will be installed flush with the ground. William Desch noted that the species of boxwood selected was appropriate for that location and use. Vicki requested that taller boxwoods, at least 37' tall, be installed to provide screening for the condenser immediately

The Town will need sound measurements at the property line prior to occupancy.

Waivers are sought for submissions C. 2 b and c. On a motion by Ryan Borkowski and a second by William Desch, the Committee unanimously found that they had enough information to make a decision with the waivers as requested, that the project conforms to standards and requirements set forth in Article IX and that the application was complete. A motion to approve the project as shown on the plan, *Hanover East- 2 Buck Road*, prepared by Randall T Mudge & Associates, Drawing No. SP1, dated 26 March 2013, with boxwood screen of at least 37" tall, was made by Ryan Borkowski and seconded by William Desch. This motion was unanimously approved.

P2013-17 Submission of Application for Minor Project Review by the Trustees of Dartmouth College to install underdrains along fairways 7, 9, and 15 at the Hanover Country Club, 30 Lyme Road, Tax Map 43, Lot 2, in the "I" zoning district.

This is being reviewed as a minor project because it involves changes to or additions to storm water controls.

Tim McNamara explained that the issue was playability. Water sits too long on this section of the golf course. There is an existing drainage system, but it does not work well. All of the

water from this area of the course ultimately drains to Girl Brook. Linda Fowler was concerned about increased rates of flow to Girl Brook and the possible subsequent bank erosion. Tim said that there would be no change to direction of flow. There is no wetland impact and the impact to the wetland buffer is below the threshold for a zoning permit.

William Desch wanted to be sure that the excavation was beyond the drip edge of the trees along Route 10. Tim said that the excavation would be beyond the drip edge and that the College was very interested in keeping those trees healthy. The excavation will be fairly shallow.

Don Ware, Jeryl Frankenfield and Ryan Borkowski had no comments. No building permit is needed. Linda Fowler was concerned that Girl Brook is overcommitted as a storm drain. She understood that there would be a change in rate, but not volume of stormwater to Girl Brook. Tim noted that the 60,000 square feet of project area was a tiny part of the watershed. Linda said that the brook has been severely impacted by many tiny projects. Vicki wondered if the pond level could be raised to capture and detain stormwater and mitigate the anticipated increased rate of flow to Girl Brook. Tim said he could do this.

On a motion by Don Ware and a second by Ryan Borkowski, the Committee unanimously found that they had enough information to make a decision, that the project conforms to standards and requirements set forth in Article IX and that the application was complete. A motion to approve the project as shown on the plan, *Drainage Improvements for Dartmouth College, Hanover Country Club*, prepared by Pathways Consulting, LLC, Project No. 10047, dated April, 2013, with the conditions that the excavation occur beyond the drip edge of the nearby trees and that the level to which the pond would be raised to provide additional stormwater detention will be reported to the Planning and Zoning Office, was made by William Desch and seconded by Don Ware. There was unanimous agreement.

ADJOURN: The meeting adjourned at 1:45 PM.

Respectfully submitted,
Vicki Smith, Chair & Scribe