



Londonderry Conservation Commission
Tuesday, August 8, 2006
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Present: Deb Lievens; Mike Speltz; Mike Considine and Mark Oswald, Town Council Liaison

Call to order

M. Speltz made a motion to go into Non Public Session for the purpose of discussing possible land acquisition per RSA 91-A:3. M. Considine seconded.

Roll call vote: Aye, Mike Speltz; Aye, Mike Considine; Aye, Deb Lievens, Mark Oswald present.

M. Speltz made a motion to go out of Non Public Session. M. Considine seconded. The motion was approved, 3-0-0.

M. Speltz made a motion to seal the minutes of the Non Public Session indefinitely. M. Considine seconded. The motion was approved, 3-0-0.

MacGregor cut D+F- This plan for 130 units of affordable elderly housing development on lot 12-120 (Stonehenge Road) will require 5,980 sf of wetland impact. Jennifer McCourt of McCourt Engineering Associates presented the plan which illustrated the Conservation Overlay District buffer, along with the points of wetland impact. One point will occur at the entrance on Stonehenge in order to comply with the Planning Department's request for the entrance and exit to line up with entrances across the street. A second impact area will take place at a crossing that will lead from the main development to the remaining 26 units on the southeast side of the lot. M. Speltz asked if those 26 units were critical to the profitability margin and it was stated that they were. He requested that an open box culvert with a natural bottom be used at that crossing to promote wildlife movement. J. McCourt said that she would incorporate that request into the design.

An area of 2:1 slopes will partially encircle the western side of the main area of development. J. McCourt explained that the Public Works Department did not oppose the 2:1 slopes, only because they are part of a privately owned and maintained development. She also reviewed the drainage plan, outlining the three detention ponds and how storm water runoff will be directed to the wetland on the westernmost side of the property. A temporary wetlands impact on the northwest corner will involve the connection with the sewer line which will be brought up from Mammoth Road.

Since there were not enough members present to comprise a quorum, the LCC will review these points when enough members are present to take a vote on the recommendation to the Wetlands Bureau for approval or disapproval. The members present at this meeting did not have any concerns or opposition to the plan and simply requested the natural bottom open box culvert.

Possible conservation land- The LCC had entered into an agreement with the owners of a lot with possible conservation attributes to split an appraisal. The appraiser determined the land was not a buildable lot and therefore, the owners chose not to pursue selling it to the Town. The LCC will still pay their half of the invoice which totals \$1,115.00

George property- TFMoran had given the LCC an estimate of \$36,200 for the subdivision work done on this property. The actual invoice was submitted in the amount of \$56,000.00. D. Lievens will meet with Mike Karras and Deb Brewster to try and determine the reasons for the increase.



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CIP meeting- M. Speltz will attend the CIP meeting on August 10th to represent the LCC in place of D. Lievens who will be unable to attend.

Musquash gates and bollards- M. Considine reported that the new gate has been installed at the Alexander Road access point. He will obtain the proper lock from the Fire Department and will purchase a chain for which he will be reimbursed.

Flax field- D. Lievens informed LCC members of four recent attempts to remove purple loosestrife from the flax field. She stated that the invasive species has overtaken even more of the area since last year. Efforts made with the help of volunteers have resulted in removal of about 20% of the plants.

A botanist from the New Hampshire Heritage Inventory recently walked the site with D. Lievens and remarked at the uniqueness of the wetland. He pointed out several species of rich wetland plants, three rare plants, a watch list plant and a plant of special concern.

D. Lievens is hoping to coordinate more volunteers, perhaps from the Student Conservation Association. M. Oswald also suggested organizing Boy Scouts to do the work. D. Lievens said she would prefer older scouts and said the area would need to be flagged to ensure the right plants are removed.

M. Speltz made a motion to go into Non Public Session for the purpose of discussing possible land acquisition under RSA 91-A:3. M. Considine seconded. The Chair, D. Lievens, disclosed that she has a personal interest in the matter to be discussed, recused herself and did not attend said non public session.

Roll call vote: Aye, Mike Speltz; Aye, Mike Considine; Mark Oswald present.

M. Speltz made a motion to go out of Non Public Session. M. Considine seconded. The motion was approved, 2-0-0.

M. Speltz made a motion to seal the minutes of the Non Public Session indefinitely. M. Considine seconded. The motion was approved, 2-0-0.

M. Considine made a motion to adjourn the meeting. M. Speltz seconded. The motion was approved, 2-0-0.

Respectfully submitted,

Jaye Trottier
Secretary