

WOLFEBORO CONSERVATION COMMISSION

January 10, 2011

MINUTES

Members Present: Dan Coons, Chairman, Mike Hodder, Vice-Chairman, Dave Wheeler, Ed Roundy, Lenore Clark, Randy Tetreault, Members, Sarah Silk, Alternate.

Member Absent: Gail Antonucci, Member.

Staff Present: Lee Ann Keathley, Secretary.

Chairman Coons opened the meeting at 6:39 PM.

Chairman Coons appointed Sarah Silk, Alternate to sit in for Gail Antonucci, Member.

Consideration of Minutes

December 13, 2010

Corrections:

Page 2, Wetlands Conservation Overlay District, 2nd paragraph to read as follows; "Dan Coons stated that the NH Method does not categorize a single wetland.

Page 3, Wetlands Conservation Overlay District, 4th paragraph; insert "building" between "no" & "setback" and insert "only for septic" following "wetlands"

Page 4, Bean property, 1st sentence to read as follows; "Ed Roundy stated there seems to be a favorable reaction by the family to deed the land to the Town; noting the Bean family would maintain a boat dock."

It was moved by Sarah Silk and seconded by Ed Roundy to approve the December 13, 2010 Wolfeboro Conservation Commission minutes as amended. All members voted in favor. The motion passed.

Consideration of Dredge & Fill Minutes

December 13, 2010

It was moved by Ed Roundy and seconded by Mike Hodder to approve the December 13, 2010 Wolfeboro Conservation Commission Dredge & Fill minutes as submitted. All members voted in favor. The motion passed.

Discussion Items

- NH Association for Conservation Commissions (NHACC) membership

It was moved by Sarah Silk and seconded by Mike Hodder to renew the NH Association of Conservation Commissions membership in the amount of \$406.00. All members voted in favor. The motion passed.

- Bill Rae Conservation Area

Dan Coons stated the Commission received an anonymous donation in the amount of \$7,500; noting the person stated an annual contribution would be made.

The Commission reviewed access issues and confirmed an unimpeded right to North Line Road.

The Commission discussed the following as potential projects for the property; trail construction, culvert placement, parking area at North Line Road entrance (to include paving), clean up debris on property (to coordinate with Solid Waste Facility / Earth Day cleanup), brochure of property to include a map, boundary marking and picnic area.

➤ **Ellie's Woodland Walk brochure**

The Commission reviewed the brochure written by Mike Hodder and discussed changes to such; noting Mr. Hodder would submit a revised draft to the Commission.

➤ **Forest Management Plan update & recommendations**

The Commission reviewed Erik Grove's report of the following properties; Brown Lot, Trask Mountain Lot, Wiley Brook, Armory, Bill Rae Conservation Area.

Dan Coons stated Erik Grove has questioned whether the Commission wants him to move forward with cutting of the Armory and Trask Mountain lots since the logger for the Beach Pond lot is in town.

Mike Hodder questioned issues with access and snow removal with the Trask Mountain lot; noting Mr. Grove's report states the best time to access the lot is in the summer.

It was moved by Mike Hodder and seconded by Randy Tetreault to thank Erik Groves for the Forest Management Plan report and authorize logging the Trask Mountain and Armory lots as recommended in his report. All members voted in favor. The motion passed.

➤ **Scholarship**

Referencing the discussion regarding such in the Commission's 12/13/10 minutes to provide a college scholarship to a local kid in the community, Dan Coons stated he contacted Carol Andrews, NHACC, who advised against such. He referenced an email dated 12/14/10 from Ms. Andrews.

➤ **Easement monitoring**

The Commission tabled such to the 2/14/11 meeting.

➤ **Boundary Marking**

Ed Roundy recommended the use of grade stakes or blazes; noting nailing markers in trees is not good stewardship as noted by the forester.

Randy Tetreault stated grade stakes wouldn't last.

Mike Hodder recommended nailing the markers in the north/south position so it grows with the tree.

➤ **Student Community Service**

Dan Coons stated he emailed Michelle Rafalowski, Brewster Academy regarding such who responded favorably to the idea of the Commission reaching out to local school environmental studies students for fieldwork activities. He stated he has not heard anything further from Ms. Rafalowski and would contact her again. He stated he has also met with the current Environmental Studies teacher at KRHS.

Old Business

➤ **Bean property**

Ed Roundy discussed the following needed actions in regard to securing use of the property; Bean family to make a decision to move forward, the Bean family to decide whether a conservation easement is placed on the property or the property is deeded to the Town, develop agreed easement conditions, prepare legal easement document, Town accept title to the property if the property is deeded to the Town, record easement restrictions (if applicable) and the Town grant easement responsibilities to the Conservation Commission (possibly to include the Land Bank). He stated the appraisal should be done by the Bean family.

Dave Wheeler questioned how to manage the dock with the public if the Bean family retains rights to the dock and the dock is private.

The Commission agreed to further pursue the matter.

New Business

➤ Batson Pond

Mike Hodder stated Batson Pond is noted as a Prime Wetland and is located north of Pork Hill Road. He stated the property is pristine due to the remoteness of the property; noting Batson Pond is landlocked and located on three properties (2 owners). He stated there is no public access; noting the intent of a conservation easement would be to protect and preserve the area from development in the future. He stated the pond is untouched and pristine and has remained the same as 100-200 years ago.

Ed Roundy questioned who has access.

Mike Hodder replied the owners of the properties Batson Pond is located on.

Randy Tetreault questioned if the land is in current use.

Mike Hodder replied yes.

Randy Tetreault recommended a conservation easement in which the owner retains ownership.

Ed Roundy questioned the type of structures located on the property.

Mike Hodder stated old industrial cellar holes and a tannery was previously located on the property; noting he observed stone foundations.

Sarah Silk recommended access to the property by the Commission for the purpose of monitoring the easement.

It was moved by Ed Roundy and seconded by Lenore Clark to contact the Englands to pursue a Conservation Easement on their property for the protection of Batson Pond.

It was moved by Lenore Clark and seconded by Sarah Silk to adjourn the January 10, 2011 Wolfeboro Conservation Commission meeting. All members voted in favor. The motion passed.

There being no further business before the Commission, the meeting adjourned at 8:38 PM.

Respectfully Submitted,

Lee Ann Heathley