

WOLFEBORO CONSERVATION COMMISSION
September 9, 2013
MINUTES

Members Present: Dan Coons, Chairman, Randy Tetreault, Vice-Chairman, Gail Antonucci, Dave Wheeler, Ed Roundy, Lenore Clark, Art Slocum, Members.

Members Absent: Gary Mason, Sarah Silk, Alternates.

Staff Present: Lee Ann Keathley, Secretary.

Consideration of Minutes

August 19, 2013

Corrections: Page 1, Members Present; strike Art Slocum

It was moved by Ed Roundy and seconded by Lenore Clark to approve the August 19, 2013 Wolfeboro Conservation Commission minutes as amended. Dan Coons, Randy Tetreault, Gail Antonucci, Dave Wheeler, Ed Roundy, Lenore Clark voted in favor. Art Slocum abstained. The motion passed.

Dredge & Fill Minutes

August 12, 2013

It was moved by Dave Wheeler and seconded by Gail Antonucci to approve the August 12, 2013 Wolfeboro Conservation Commission Dredge & Fill minutes as submitted. Randy Tetreault, Gail Antonucci, Dave Wheeler, Ed Roundy, Art Slocum voted in favor. Dan Coons, Lenore Clark abstained. The motion passed.

Dredge & Fill Minutes

August 19, 2013

It was moved by Dave Wheeler and seconded by Lenore Clark to approve the August 19, 2013 Wolfeboro Conservation Commission Dredge & Fill minutes as submitted. Dan Coons, Lenore Clark Gail Antonucci, Dave Wheeler, Ed Roundy, Art Slocum voted in favor. Randy Tetreault abstained. The motion passed.

Discussion Items

➤ **NHACC Annual Dues**

It was moved by Lenore Clark and seconded by Dave Wheeler to renew the NH Association for Conservation Commissions (NHACC) Annual Dues in the amount of \$431.00. All members voted in favor. The motion passed.

➤ **Towns Garden Property**

Staff informed the Commission the improvements to the entrance and parking area have been completed by the Public Works Department.

Ed Roundy stated the Town Garden Committee is meeting next week to discuss expansion.

➤ **Front Bay Park**

Ed Roundy stated the bittersweet is now spreading in a horizontal direction and there are fields of bittersweet. He stated the trail to Route 109-A has been cleared and is accessible; noting poison ivy is now flourishing in the trail since clearing the pathway.

Staff noted there is \$1300 remaining in the budget that could be used towards the treatment of the bittersweet.

Dan Coons stated the Commission received an invoice from Josh Ryan, Timber and Stone, in the amount of \$4,541.80 (the 5% holding that was retained for one year after the completion of Front Bay Park). He questioned the installation of the stone canoe launch pad in the amount of \$845.00 as noted on the final invoice and stated he would contact Mr. Ryan regarding such; noting that if the launch pad was not installed the amount would be reduced by \$845.

It was moved by Gail Antonucci and seconded by Lenore Clark to submit payment to Josh Ryan, Timber and Stone, in the amount of \$4,541.80 which reflects the 5% retained for one year following the completion of Front Bay Park (if it is determined the canoe launch pad was not installed the amount would be reduced to \$3,696.80). All members voted in favor. The motion passed.

Lenore Clark verified the invoice would be paid out of the land conservation fund.

Ed Roundy expressed concern for possible dumping in the wetlands (by the road) by the abutting property owner.

Dan Coons stated he would look into it.

➤ **White Face Mountain**

Randy Tetreault stated he is surveying the Overall property for the Land Bank and would be submitting a boundary line adjustment application to the Planning Board; noting 9.6 acres of the 65-acre parcel will be carved off (Overall to retain the 9.6 acre parcel) and the remaining land (56 acres) will be added to the Morse property (Town owned). He stated the research for the other two properties (an 8 acre parcel and 17 acre parcel) has been very complicated and noted the properties were acquired by Quitclaim Deeds. He recommended a title search be performed on the two parcels and the issue be addressed following the transaction of the larger parcel. He stated the 65-acre parcel has a Warranty Deed. He stated there will be a Current Use penalty upon transaction because the property is currently in Current Use. He reviewed the preliminary boundary line adjustment plan and access via Browns Ridge Road to White Face Mountain.

Art Slocum asked the date of the closing.

Randy Tetreault stated a closing date was not specified however, the owner would like to close as soon as possible.

Ed Roundy asked if the Town would accept land by Quitclaim Deed.

Randy Tetreault stated the Town sells land by such.

Ed Roundy questioned the possibility of motorized access, for forestry purposes, along the stone wall (entrance off Browns Ridge Road) to the top of the mountain.

Randy Tetreault stated such is possible. He noted a conservation easement would be placed on the property following the conveyance of the property.

Ed Roundy verified the Town owns the Morse lot and questioned the holder of the easement.

Dan Coons stated there is no conservation easement placed on the Morse property. He noted the other parties (Land Bank, Moose Mountain Regional Greenways and LRCT) have been advised that the Commission is willing to financially contribute to the purchase of the properties.

➤ **Cotton Valley Road, TM #153-3**

Dan Coons stated he is scheduled to attend the 9/18/13 BOS meeting regarding such.

Ed Roundy verified the parcel will be owned by the Town and the conservation easement held by the Lake Wentworth Foundation. He stated the Lake Wentworth Foundation is hiring an executive director.

Dave Wheeler asked if the building would remain on the lot.

Art Slocum stated the structure has been demolished.

➤ **LCHIP Property Monitoring**

Dan Coons stated annual monitoring of the McBride property and Front Bay Park is required prior to the end of the year; noting he would submit a report for Front Bay Park since he has recently visited the site.

➤ **Bill Rae Conservation Area**

Dan Coons stated the picnic table has been relocated and would schedule a meeting with Fred Antonucci regarding improvements to the parking area by the water.

Ed Roundy stated Sargents Pond Road has been dragged in the past two weeks.

➤ **2014 Budget**

Ed Roundy stated he does not feel the clerical salary figure accurately reflects the amount to do the job and noted an over expenditure of the line item in past years.

Staff stated she spoke to Wendy Scribner who referred Vegetation Control Services, Inc. for treatment of bittersweet and forwarded the information to Dan Coons and Ed Roundy to follow up with an estimate.

Dan Coons stated he would contact the company and retrieve an estimate for work.

It was moved by Lenore Clark and seconded by Dave Wheeler to accept the 2014 Conservation Commission budget as proposed. All members voted in favor. The motion passed.

Other Business

- Land Conservation Planning; Ed Roundy requested such be scheduled as an agenda item and requested the total figure in the land conservation fund
- Ed Roundy requested the total cost of the Morse lot acquisition (deed, legal expenses, taxes, appraisal) and the Cotton Valley Road parcel

It was moved by Art Slocum and seconded by Dave Wheeler to adjourn the September 9, 2013 Wolfeboro Conservation Commission meeting. All members voted in favor. The motion passed.

There being no further business before the Commission, the meeting adjourned at 8:09 PM.

Respectfully Submitted,

Lee Ann Keathley

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