

Windham Conservation Commission

Meeting Minutes of September 12, 2013

Attendance

Commission Members

Wayne Morris, Chairman – present

Jim Finn, Vice Chairman – present

Pam Skinner – present

Lisa Ferrisi –present

Bernie Rouillard – present

Justin Pare (alternate) – present

The meeting was called to order at 7:30 pm.

Minutes for Approval – Motion made by Mr. Rouillard and seconded by Ms. Skinner to approve the minutes of August 8, 2013 and August 22, 2013. Approved (4-0, 2 abstained).

Planning Board Case Review

- Case #2013-25, Wilson Road, Lot 24-F-1100 and 24-F-1120, 21 Lot Open Space Subdivision, WWPD Special Permit and NHDES Dredge and Fill #2013-02355 – Shane Gendron from Herbert Associates and Mr. Quigley from Gove Associates represented the applicant for this proposed subdivision on approximately 57 acres and NHDES dredge and fill application. The proposed plan includes a main road, 2350 feet long ending in a cul-de-sac and side road 650 feet long, ending in a cul-de-sac to access the lots. The plan has 1-8000 square foot wetland impact for a road crossing. A 9 foot wide, 50 foot long open bottom box culvert is to be provided at this crossing. WWPD impacts totaling approximately 205,000 square feet is proposed for the construction of roads, detention ponds and driveways. The site contains 2 identified locations of the endangered plant species perfoliate bellwort, which Mr. Quigley stated are not located in areas to be developed. Proposed road width is 22 feet with curbs and closed drainage. The provision of several trail easements was indicated. The Commission suggested that open drainage be considered in lieu of the proposed closed drainage system

to help minimize the need or size of the extensive detention pond which makes up a large portion of the WWPD impacts. The Commission also asked that “No Cut” placards be placed at perimeter of WWPD areas. The Commission asked Mr. Gendron to see if the applicant would consider selling the last 2 lots which are to be accessed by a shared 700 foot long driveway to the Town as Conservation Land. Motion made by Mr. Finn and seconded by Ms. Ferisi to send a letter to DES stating that the Commission had no objections or comment on the proposed 8000 square foot wetland fill for road access (approved 6-0).

TRC Case Review

- Case #2013-25, 11 Lowell Road, Lot 21-U-2, WWPD Special Permit – The proposed plan located a new dwelling and septic system within the WWPD adjacent to Collins Brook. A variance for this was granted by the ZBA earlier this year. The Commission is dismayed that this could be permitted with a proposed dwelling located approximately 20 feet from the brook on land subject to flooding.
- 20 Ash Street, Lot 16-F-2, Major Cobbetts Pond and Canobie Lake Watershed – The proposed plan details the addition of a detached garage. The Commission has no comments.

ZBA Case Review

- 57 Range Road, Lot 18-L-303 – The variance request is for placement of a sign. The Commission has no comments.
- 21 Walkey Road, Lot 17-I-111D – The variance request is to remove an existing dwelling and construct a new dwelling, and septic system within the shoreland buffer to Cobbetts Pond. The Commission could not assess this plan because the pond was not indicated on the plan and the extent of proposed impact to the shoreland buffer could not be determined.
- 18 Bell Road, Lot 17-J-116 – The variance request is to remove an existing dwelling and construct a new dwelling, septic system and well within the shoreland buffer to Cobbetts Pond. The proposed plan significantly increases impervious area within the buffer from 19 to 30%. The Commission recommends limiting the site footprint of the new dwelling to that of the existing dwelling to be removed.
- 40 Horseshoe Road, Lot 17-J-74 – The variance request is for the addition of a garage within the shoreland buffer to Cobbetts Pond. The proposed plan removes some existing pavement and reduces the impervious area on this Lot. The Commission has no objection.

- 18 Second Street, Lot 16-R-177C – The variance request is to remove an existing dwelling and construct a new dwelling. The proposed plan reduces impervious area on the Lot from 44 to 42%. The Commission has no objection.

Discussion

- New England Wild Flower Society – Seed collection and monitoring on Foster’s Pond and Gordon Hill. – The Society is requesting permission from the Commission to harvest and save 10% of the Downey Arrowwood plant seed located at Foster’s Pond, this September. The Commission questioned if any of the plants propagated from these seeds would be planted back in Windham and if the seed collection is to be a one-time or annual event. Also, the Commission wants a better understanding of how this plant population is quantified and how 10% of it is determined. The Chairman is to contact the Society with these questions.

DES Correspondence

- Copies of 3 recently review and approved “Dredge and Fill Applications by Notification” were received for our records.

Miscellaneous

- Deer Leap and Landry Parcel easement monitoring is tentatively planned to be scheduled for October.
- A Public Hearing is scheduled for September 26th for the purchase by the Town of approximately 30 acres adjacent to the Town Forest with funds from the Conservation Land Acquisition Fund.

Non-Public Meeting per RSA 91-A:3 (d)

- At 9:05 pm, a motion was made by Ms. Skinner and seconded by Mr. Finn to go to non-public for the discussion of land acquisition (approved 6-0). The Chairman summarized his discussion with the Selectmen regarding the proposed purchase by the Town of approximately 17 acres, located within the Town Forest from the Yennaco family. The Selectmen requests that the Commission counter-offer with a price matching the assessed value of the lots.

Motion made by Mr. Rouillard and seconded by Ms. Skinner to adjourn at 9:30 pm.

These minutes are in draft form and have been submitted for approval by Bernie Rouillard.