



CONSERVATION COMMISSION

PO Box 120

Windham, New Hampshire 03087

www.WindhamNewHampshire.com

September 11, 2003

Bruce Anderson – Chairman
Lisa Linowes – Vice-Chairman (Excused)
Rick Adams – Secretary
Tom Seniow – Member (Absent)
Pamela Skinner – Member
Dennis Senibaldi – Member
Bernie Rouillard – Alternate (Excused)
Terri Lucas – Alternate

Alternate Appointment

The Chairman appointed Mrs. Lucas to replace Mrs. Linowes for this meeting.

Spruce Pond Estates

Presented by Joseph Maynard of Benchmark Engineering

Mr. Maynard explained to the Commission that the Planning Board approved Spruce Pond Estates with a turning lane requirement as a condition of their approval rather than a by-pass shoulder. Mr. Maynard explained that a Dredge & Fill will be required for this area and another 8,000 square feet will be impacted. Since there are 10-acres of wetlands this will minimally affect the hydrology of the area. Mr. Senibaldi said that a letter should be sent to the Planning Board stating Conservation's displeasure regarding the left hand turn lane impacting another 8,000 square feet. Mr. Senibaldi motioned that after reviewing the plans the Conservation Commission is agreeable to H&B Homes going forward but the Commission disagrees with the turning lane. Mr. Adams seconded the motion. Passed unanimously. Mr. Adams motioned to send a letter to the Planning Board stating that the Commission wishes the Planning Board had stayed with the by-pass rather than a turning lane because of the additional 8000 square feet of impact. Ms. Skinner seconded the motion. Passed unanimously.

Bear Hill Road Extension

Presented by Peter Zohdi of Herbert Associates

Mr. Zohdi advised the Commission that there would be five wetland crossings, three small seasonal brooks, one minor crossing and one substantial crossing for a total of approximately 12,000 – 13,000 square feet of Dredge & Fill. Mr. Steve Luckau and John Giles both of Westchester Road spoke against this Dredge & Fill. Their concerns included the changing of the character of the neighborhood, more traffic and what could be done to mitigate.

Castle Reach Phase III

Presented by Peter Zohdi of Herbert Associates

This will be a minimum impact Dredge & Fill less than 2000 square feet. Mr. Zohdi suggested a site walk of the proposed 55-lot subdivision. The Members will meet with Mr. Zohdi on Wednesday, September 17, 2003 at 5:30 PM at the end of Cardiff Road for a site walk.

Windham Meadows

Presented by Peter Zohdi of Herbert Associates

No wetland or WWPD Impact. Miss Skinner motioned to write a letter to the Planning Board stating that the Commission has no objection to the plan as presented. Mr. Senibaldi seconded the motion. Passed unanimously.

Butterfield/Nickerson

Presented by Peter Zohdi of Herbert Associates

This is a conventional subdivision. There will be approximately 4000 square feet of wetland crossing. A site walk is scheduled for Monday, September 22, 2003 at 5:00 PM. Members will meet Mr. Zohdi at the end of Sheffield Street.

Mr. Zohdi withdrew the Christie Road Subdivision.

Zoning Board of Adjustment, Case #33-2003

Ethel Murphy

Corner of Ministerial Road & Fourth Street

A variance is requested from Section 702 of the Zoning Ordinance to permit the construction of a two-bedroom year-round home on a .3-acre lot in the Residential A zone.

After reviewing the application the Members had no recommendations. There are no issues with wetlands or Shoreland protection.

Other Business

The Chairman advised the Commission of the deadlines for the PSNH Environmental Grant (October 15, 2003) and Round Five of the LCHIP Grant (October 14, 2003).

Mail

- Letter from John Barrett, Director of the Nesmith Library, regarding a meeting on September 3, 2003 of the focus group.
- State of New Hampshire, Division of Forests and Lands, advising the Commission that the Mini Community Forestry Grant Application does not meet the criteria.
- Letter from Attorney Campbell regarding Stolarz, Lot #25-R-103. Report of an examination revealed the premises are subject to a lien for current use taxation recorded in the Registry of Deed in August 1982. There may be certain slope easements adjacent to the southerly line of Osgood Road that affect the limited frontage area adjacent to Osgood Road. The owner recently recorded certain protective covenants. These covenants were recorded on July 30, 2003; by their terms they affect this parcel. They appear to restrict use of the lot to residential purposes as well as enacting certain minimum structure sizes. The owner reserved the right to waive the affect of the restrictions. The Town should request, as part of the deed, or as a separate document, a release of the covenants from this lot.
- Nomination Form for the 16th Annual Municipal Volunteer Awards.
- A letter from Lewis Companies regarding Spruce Pond Estates Community Water System, Water supply wells 1 & 2 Source Replacement Plan.
- Letter from NH DES regarding Spruce Pond Estates regarding new bedrock wells DES #994121.

Mr. Senibaldi motioned and Mrs. Lucas seconded the motion to go into non-public session per RSA 91-A:3 to discuss land acquisition. Passed unanimously.

The next meeting of the Conservation Commission is scheduled for September 25, 2003 at 7:30 PM in the Planning & Development office.

These minutes are in draft form and are respectfully submitted for approval.