



CONSERVATION COMMISSION

PO Box 120

Windham, New Hampshire 03087

www.WindhamNewHampshire.com

September 25, 2003

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

Butterfield Estates – Planning Board Plans

38- Lot Residential Subdivision

County Road & Pine Hill Road

Lots 6-C-100, 800, 2000, 2000A, 2000B, 2500 2500A

After reviewing the submitted plan the Conservation Commission had the following comments:

- No environmental impact or wildlife study has been completed on this site. A wetland scientist has been engaged by a Windham resident. Preliminary results indicate that upgrading Pine Hill Road will have a significant impact to wetland function and value. A Great Blue Heron Rookery has been located approximately 500-feet upstream of one of the proposed wetland crossings. It is clear that Pine Hill Road is in a wildlife corridor. During a site walk the Commission observed an endangered Cardinal Flower.
- There have already been problems with the wells of the residents that currently reside in the area. The increased drainage from 3000 linear feet of impervious road surface may have deleterious effects on the ground water recharge in this area. This would be detrimental to the wetlands as well as the community wells. There is no study of the effects of road salt and oil on the wetland and ground water.
- There is no traffic study completed that describes the necessity for this road.
- Pine Hill Road would need to be wider than the proposed 22-feet to function as a thoroughfare. Therefore, the Commission does not see the need to build a road now and possibly rebuild it in the future.

The Conservation Commission would require an engineering presentation to comment on Jackman Ridge, County Road and Sheffield Road. Mr. Senibaldi motioned to have Mr. Anderson prepare comments on Pine Hill Road to send to the Planning Board and to have Mr. Seniow review the comments. Mrs. Linowes seconded the motion. Passed unanimously.

Mr. Anderson advised the Members that he met with a contractor for PSNH to discuss the trimming of trees that are over the power line, which is a main feeder line and the removal of approximately 12 large pine trees at the intersection of Routes 111 & 128

Review of Zoning Board Case #44-2003, Lot #13-K-33

25 Doiron Road

A variance is requested from Section 401 of the Zoning Ordinance to permit a 1980.5 square foot modular home on a pre-existing non-conforming lot. After the Commission reviewed the application Mr. Seniow motioned that the Conservation Commission had no comment on Case #44-2003. Mr. Senibaldi seconded the motion. Mr. Seniow and Mr. Senibaldi voted for the motion. Mrs. Linowes voted against the motion. Passed 2-1.

Review of Zoning Board Case #45-2003, Lot 21-H-12

15 Lake Shore Road

A variance is requested from Sections 401 & 702 of the Zoning ordinance to permit the raising of a cottage and the installation of a new foundation and deck. After reviewing the application Mr. Seniow motioned that if construction stays within the footprint the Conservation Commission has no objections. It is unclear from the plans if the new construction of a deck falls within the footprint. The Conservation Commission objects to any construction in the sensitive Shoreland Protection Area. Mr. Senibaldi seconded the motion. Passed unanimously.

Review of Zoning Board Case #46-2003, Lot #16-O-206

15 Viau Road

A variance is requested from Sections 401 & 702 of the Zoning Ordinance to permit the razing of the existing house and outbuilding and the construction of a new house and garage. After the Commission reviewed the application Mrs. Linowes motioned the Conservation Commission objects to the additional density to the lot that is in close proximity to the lake. It is likely they will need a variance from the State Shoreland Protection Act. Mr. Seniow seconded the motion. Passed unanimously.

12 Partridge Road

A letter addressed to Al Turner, Director of Planning & Development, from Gove Environmental regarding the cost of restoration to the wetland was read into the record. Mr. Turner required a \$20,000.00 bond from the resident before issuing a Certificate of Occupancy. An agreement was signed by the homeowner, the builder and the realtor to restore the wetland buffer. Mr. Senibaldi provided a signed plan showing the area to be restored. Mrs. Linowes pointed out another area on the plan that should be restored. There is some confusion regarding the area that should be restored. Mr. Seniow motioned to investigate further. Mr. Senibaldi seconded the motion. Passed unanimously.

2 Woodvue Road, Lot #18-L-1

The Commission received a letter from Nobis Engineering regarding wetlands delineation for 2 Woodvue Road. Mr. Seniow motioned to fax the letter from Nobis Engineering to Arlene Allen at the NH DES Wetlands Bureau. Mrs. Linowes seconded the motion. Passed unanimously.

Other Business

The Chairman advised the Commission that the Selectmen from Salem, N.H. would like to meet and suggested October 2, 2003 as a meeting date.

The Chairman informed the Members that he will be meeting with David Sullivan next week to discuss the budget. The Conservation Commission will no longer pay any portion of Mrs. Kovolyan's salary; it will come out of Planning & Development's budget.

Mr. Seniow motioned and Mr. Senibaldi seconded the motion to pay the July 25, 2003 invoice from Peter Reilly for \$1500.00 for an appraisal. Mrs. Linowes said that the reason we went with this gentlemen as opposed to Minco, which is the company he works for, is that he would make an effort to reduce the cost of the appraisal. Mr. Seniow said that Steve Lewis went with Mr. Reilly because of time not cost. We would not have seen these appraisals for another three months. Mr. Senibaldi and Mr. Seniow voted to pay the invoice. Mrs. Linowes opposed. Passed 2-1.

Mr. Seniow motioned and Mr. Senibaldi seconded the motion to pay the September 15, 2003 invoice from Peter Reilly for \$1500.00 for an appraisal. Mr. Senibaldi and Mr. Seniow voted to pay the invoice. Mrs. Linowes opposed.

Mail

- Newsletter from Sears Ecological Applications Co.
- Letter from A&D Klumb Environmental, LLC, a firm that conducts wetland delineations and investigations, permitting, wildlife studies, endangered species investigations and more.
- State of NH, Department of Transportation Driveway Permit #489-03-06 for the north side of Route 111, approximately 1350 feet east of the Windham/Hudson town line.

At 9:50 PM Mrs. Linowes motioned to go into Non-Public Session per RSA 91-A:3 to discuss land acquisitions. Mr. Seniow seconded the motion. Passed unanimously.

The next meeting of the Conservation Commission is scheduled for October 9, 2003 at 7:30 PM in the Planning & Development office.

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