



CONSERVATION COMMISSION

PO Box 120

Windham, New Hampshire 03087

(603) 432-3806 / Fax (603) 432-7362

www.WindhamNewHampshire.com

Conservation Commission Minutes

April 27, 2006

Dr. James Finn – Chairman
Dennis Senibaldi – Vice-Chairman (Absent)
Dr. Bruce Anderson – Secretary (Excused)
Pamela Skinner – Member
Bruce Breton – Member
Bernie Rouillard – Alternate
Wayne Morris – Alternate

Seat Alternates

The Chairman appointed Mr. Rouillard to replace Dr. Anderson and Mr. Morris to replace Mr. Senibaldi for this meeting.

Easement for Southeast Lands

The members discussed the following with Selectman Margaret Crisler regarding the drafting of an easement for the Southeast Lands:

- Appoint a committee.
- Survey other organizations.
- Prioritize.
- Discuss what Conservation would like in the easement.
- Have one member of the general public on the committee.

Dr. Finn and Mr. Breton volunteered to be on the committee.

Johnson Road, Lot #22-B-2 – Mr. Zohdi of Herbert Associates

Mr. Zohdi submitted a septic design and explained that Miss Johnson would like to build a home on lot #22-B-2, 6 Johnson Road. There is a proposed 10-foot wide (1,100-feet in length) driveway that will cross the wetland at the narrowest point. There are two wetlands that total approximately 750 square feet. Johnson Road drains into Canobie Lake. Mr. Zohdi will be back before the Commission with a Dredge & Fill application. Mr. Zohdi asked that the Chairman sign the submitted plan. Mr. Breton motioned and Mr. Rouillard seconded the motion to give the Chairman permission to sign the submitted plan if approved. Passed unanimously 5-0.

Mr. Morris briefly mentioned the Farmland Preservation Initiative to Mr. Johnson. Dr. Finn explained that the Commission is looking for funding sources.



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Johnny Hill Estates – Planning Board Request for Comments

Lot #20-D-3000, Off of Heritage Hill Road

27-Lot Conventional Subdivision on 81 Acres

Mr. Zohdi of Herbert Associates presented this plan. The proposed residential lots are accessed from Bennington Road, extending the existing road approximately 2500 feet to end in a T-intersection with a second proposed road. This second road is approximately 1400 feet long and dead ends at the eastern and western property boundaries, connecting to two adjacent proposed subdivisions. The plan also illustrates a right-of-way to the Gage Lands and a temporary cul-de-sac adjacent to the McKenna property. After hearing Mr. Zohdi's presentation and reviewing the submitted plan the Commission had the following recommendations:

- Reduce right-of-way to Gage Lands to 25-feet total (12.5-feet from each side).
- Additional comments will be made after the April 29, 2006 site walk.

Dr. Finn will write a letter to the Planning Board regarding joint site walks.

Granite State Small Animal Hospital – Planning Board Request for Comments

Lot #13-C-300, 19 Roulston Road

Mr. Zohdi of Herbert Associates presented this plan. As requested by the Conservation Commission at their November 10, 2005 meeting, the parking for the Animal Hospital has been located in the front. After hearing Mr. Zohdi's presentation and reviewing the submitted plan the Commission had the following recommendations:

- The Commission is in full support of the presented plan. Placing the parking in the front is preferable to causing significant impacts to the wetlands in the rear of the building.

Mr. Morris motioned and Mr. Breton seconded the motion to support the submitted plan. Passed unanimously 5-0.

Pine Hill Road

Mr. Zohdi asked for the Commission's recommendation regarding the opening of a portion of Pine Hill Road. The Commission requested that Mr. Zohdi stay with the Loop Road because there would be less impact to the wetlands. At Mr. Zohdi's request Dr. Finn will write a letter to the Board of Selectmen stating the Commission's opposition to Pine Hill Road.



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Windham Junction – Planning Board Request for Comments

Lot #2-A-1100, 128 North Lowell Road

Because this plan has already been approved by the Planning Board the Commission had no comments.

Approval of March 23, 2006 Minutes

Mr. Morris motioned and Miss Skinner seconded the motion to approve the March 23, 2006 minutes as written. Passed unanimously 5-0.

Other Business

Planning Board Report – Pamela Skinner

Windham Junction approved.

Driveway regulations discussed.

Mail

- Forbearance Agreement between the Town of Windham and Timothy & Karen Flanagan of 1 Millstone Road regarding their well.
- April 3, 2006 letter to Jim Finn from David Sullivan regarding the Griffin Park Alternate Parking Area.
- April 3, 2006 letter to Bob Peterson & Dan MacRitchie regarding extensive construction activity on Ryan Farm Road Extension for the Great Mountain View Subdivision.
- Copy of an April 11, 2006 letter to Al Turner from Peter Zohdi of Herbert Associates regarding the scheduling of Pine Hill Road on the Planning Board agenda.
- Copy of an April 11, 2006 letter to David Sullivan from Peter Zohdi of Herbert Associates regarding the reconsideration of the Pine Hill Road opening.
- Copy of minutes from the April 12, 2006 Rockingham Planning Commission meeting.
- Copy of an April 10, 2006 letter to the Windham Town Clerk from the NHDES Alteration of Terrain Program regarding DES File #060406-02, Lot #11-A-50. The Water Division of the Land Resources Management Program has received an application from Meadowcroft Development for a site specific permit to disturb approximately 1,437,000 square feet for construction of a business/industrial park in Windham.
- April 12, 2006 memo from David Sullivan regarding the continuation of the hearing of the Pine Hill Road Reclassification.
- April 14, 2006 Notification of an Incomplete Expedited Application, DES File #2006-00483, off of Jenny's Hill Road.



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- March 2006 Current Use.
- Comprehensive Environmental Inc., Fact Sheet #6, Dynamic Infiltration.
- Comprehensive Environmental Inc., fact Sheet #7, Water Quality Volume.
- April 17, 2006 memo from Wendi Devlin, 2006 Volunteer Recognition Awards.
- Rauseo & Associates Invoice dated 4/18/06 for appraisal services for Lothrop property \$2800.00.
- April 19, 2006 memo from Rockingham Planning Commission regarding availability of Planning Assistance Grant Funds through the RPC.
- Memo from Wetlands Preservation Inc. regarding wetland plant stock, planting services for wetland restoration.
- From Al Turner – April 21, 2006 NHDES Letter to Lewis Engineering Regarding Camelot III, Sheffield Road Wastewater Discharge Registration.
- From Al Turner – West Environmental List of Concerns regarding the Pine Hill Road Extension Project.
- Copy of April 25, 2006 letter to David Sullivan from Attorney Campbell regarding Lot 8-B-4200.

At 9:30 PM Mr. Rouillard motioned and Miss Skinner seconded the motion to go into non-public session per RSA 91-A:3 for the purpose of land acquisition. Passed unanimously on a roll call vote.

The next meeting of the Conservation Commission is scheduled for May 11, 2006 at 7:30 PM in the Planning & Development office. These minutes are in draft form and are respectfully submitted for approval.