

DRAFT MINUTES
Tamworth Conservation Commission
Ad-hoc Committee on Land Protection
December 8, 2010

Draft minutes to be reviewed and approved at a subsequent meeting.

Present: Ned Beecher, John Mersfelder, Nelson O'Bryan, Katy Thompson. Also in attendance: Chris Conrod, David White

The following discussions relate to the conservation of the Beaver Brook Lot in So. Tamworth.

Hazardous waste investigation

Ned noted that he did a thorough walk around of the property last Sunday; he will enter the shed next weekend to finish the evaluation. Nelson looked in shed already. With these steps, and the examination by Bearcamp Trackers, we all agreed that we have done due diligence on this matter and there is little risk of hazardous substances on the property.

Title Examination

There was discussion of the Rte. 25 corridor issue, which remains somewhat of a mystery. But, there is very little risk that anyone else would claim ownership of the narrow strip of land between old and new Routes 25. The title examination is deemed complete, and the boundaries of the lot are clear. We have completed due diligence on this item.

Financing

- Nelson reported that the project has received three checks totaling \$3,500.
- The Community School is holding \$7000 still from initial donation made for the deposit for the Purchase and Sale Agreement (\$17,000 was donated for the deposit, but only \$10,000 was used for the deposit.)
- Escrow agent – Costantino Realty - is holding the \$10,000 deposit.
- Total: \$20,500 in hand.

Fundraising

Calling in prior pledges is the current priority. All will work on this in the coming week.

Next meeting

Wednesday, December 15, 2010, 4:00 pm, Tamworth Town Offices.

Adjournment

Ned moved and John seconded and all approved.

