

Tamworth Conservation Commission

Draft Minutes – September 14, 2015

Draft minutes to be reviewed and approved at a subsequent meeting

Call to Order – Nelson O'Bryan called the meeting to order at 7:02 pm. Commissioners present were Nelson O'Bryan, William Batchelder, Chele Miller, Rich Gerard, and Ned Beecher. Commissioners absent: Bob Seston and Shannon Maes. Alternates present: Eric Dube and John Watkins. Nelson appointed Eric and John to sit in the two empty seats.

Also present: Cindy Balcius, Stoney Ridge Environmental; David White; and Sam Martin.

Wetlands Permit Application – 578 Chocorua Lake Road; the intent is to create a pond that would be partially within State of NH jurisdictional area. Cindy Balcius, agent for the applicant, presented the application under review by NH-DES. The pond will be approximately one-half acre. Chocorua Lake Conservancy has reviewed the application and found it to be in accord with any/all agreements they have with the applicant. TCC asked questions and discussed concerns including wetland value, placement of dredged material, and equipment access. Rich moved to support the application as presented; Eric seconded. Motion carried with an abstention by John Watkins.

SanDonato Conservation Easement – David White reported on the status of negotiations between him and John SanDonato concerning a proposal to place a conservation easement on Tax Map/lot 405/7. This easement would likely be held by LRCT. TCC had previously agreed to cover half the cost of an Opinion of Value by Tom Howard, who calculated the value of the easement to be \$59,800. Mr SanDonato wants \$159,800 and a number of conditions beyond the purview of TCC. It was the general opinion of the commissioners present that Mr. SanDonato should consult with a professional who has experience with the type of project that he is interested in pursuing.

Approval of Minutes for 08/10/2015 – Moved by Batch to accept the minutes with the following corrections:

- The agreement between HSF and OVSC extends to the turnaround near the base of the fire tower.
- The transition periods for the Bearcamp Valley Farm easements are 5 years for the Western Field and 10 years for the Eastern Field.
- Under Announcements, correct the spelling of acknowledgment.
- Under Conservation Easements – BVF, remove the repeated “all”.

Ned seconded; motion carried.

Announcements

NH-DES: Received an approval for the town to replace the bridge over Stony Brook on Whittier Road.

Treasurer's Report/Financial

Nelson reported that, to date, TCC has expended 15% of its annual budget.

Received request from GMCG for payment of \$900 to help cover cost of water quality monitoring. Chele moved, Ned seconded, motion carried.

Received annual dues notice of \$296 from NHACC. Ned moved, Rich seconded, motion carried.

Planning Board – Eric reported that the Planning Board is working on getting a computer monitor in the public area of the Town Office for viewing the property tax information. It is also working on some proposed rewording of the Floodplain Ordinance.

Conservation Easements

Kennett Osgood Road Parcel – Nelson walked the property with Tom Howe of SPNHF. Tom is interested and he has met with Andrew and Crosby Kennett. All parties want to make it happen. The first step is to get an Opinion of Value from Tom Howard. Ned moved to authorize payment of up to \$375 to cover no more than half of the cost of the Opinion of Value on the Kennett Osgood Road parcel. Eric seconded; motion carried.

Bearcamp Valley Farm – The project is completed. LRCT now owns both of the fields on the north side of Route 25. The MOU has been signed by all parties. The Town of Tamworth continues to hold the conservation easements on the two properties.

Public Education and Outreach – 250th Celebration Ideas: Nelson will be meeting with the celebration committee to present the ideas of the TCC.

Easement Monitoring – Margaret Rieser has retired from her monitoring role. Chele is willing to take on the parcels Margaret was monitoring. Monitoring reports can be left in the TCC mail tray, put in the bottom drawer of the file cabinet if you can get a key, or emailed to the Administrative Assistant.

Managed Lands and Trails

Fire Tower View Clearing – Rich reported that the work is completed. After the initial cut, a few additional trees were taken under the direction of HSF personnel. Norman and Mike Eldridge did the cutting and they did a good cleanup job after the cut. They submitted a bill of \$2500. Rich moved to authorize payment; Chele seconded, motion carried.

Fire Tower Painting – Dylan Harry is still in progress on the painting. Mike Davis is willing to do the welding. He and Nelson will meet to inspect the needed repairs.

Page Hill – The R.O.W. Trail easement specifies the right of the Town to do view cutting at the top of Page Hill, with permission of the landowners. No one has been able to contact them. The property is now on the market. The real estate agent has been informed of the existence of the trail easement.

Adjourn – There being no other business brought before the Commission, Batch moved, Ned seconded, meeting adjourned at 8:34 pm.

Submitted by Chris Conrod, TCC Administrative Assistant.