

Atkinson Conservation Commission Minutes
Monday, April 6, 2015, 7:30 PM
Atkinson Town Hall

Members Present:

Tim Dziechowski
Denise Legault
Peter McVay
Paul Wainwright

Others Present:

1. Call to order, attendance

Chairman Dziechowski called the meeting to order at 7:30 PM, Monday, April 6, 2015.

2. Guest Business and Plan Reviews: none

3. Review of Correspondence

ZBA - None

Planning Board January 21, 2015 Meeting

- AROD lot line adjustment is final and recorded. It gave the Conservation Commission the land for a right of way into the Marshall Town Forest Conservation Lands. The deeds have been signed and recorded.
- Steve Keach introduced as "new" town engineer
- Joshua Manning presented a conceptual design for Kinney land cluster subdivision to be known as "Sawmill Ridge". Discussion: The biggest concern being considered is the scenic vista, other issues are traffic and roads. The Board decided that the application meets the requirements to be classified as a scenic vista development.

Planning Board February 18, 2015 meeting

- Pre-meeting presentation by the Conservation Commission on trail access to Sawmill Swamp using existing Hampstead conservation trails and an easement over the Kinney land. Discussion: There was no quorum, but the Conservation Commission showed them what was possible. The Sawmill Ridge applicant agreed to consider giving an easement for the trails to allow access to Hampstead conservation land.

The applicant gave the Planning Board an initial full set of plans and the Planning Board agreed to take the subdivision under jurisdiction. The Board has 60 days to approve the subdivision starting from February 15, 2015 unless they ask for extensions or the Planning Board defers approval. No one else holds the easement. The easement will be the same type as at Bryant Woods. Chair Dziechowski showed the Hampstead Conservation land and easement on the map. There are

two big conservation parcels in Hampstead north of Sawmill Swamp. The area all the way to East Road in Hampstead was a farm. The Hampstead Conservation Commission asked for donations of wetland and 20 foot easements around the boundaries of the parcels at the end of cul de sacs allowing people to park at the cul de sacs at Piccadilly Square and access conservation land. Chair Dziechowski is requesting an easement that goes from Atkinson conservation land over the existing trail to Hampstead conservation land. Mr. McVay asked if the applicant would like an easement steward such as Southeast Land Trust. Chair Dziechowski replied that he did not think the applicant would want a steward for the easement for several reasons. Chair Dziechowski described the easement to the Commission and read the coordinates. The easement that Chair Dziechowski is requesting will allow people to use the trails running from Hampstead and Atkinson, including Sawmill Swamp.

- Sawmill Ridge subdivision was presented and issues were identified. The fire department access from Knightland Road will be a two way road.

Planning Board March 18, 2015 Meeting

- Presentation by Lavelle Associates of site plans for MYA Victoria LLC (AKA Bay State Disposal) for office and garage on map 16 lot 54 and "graveled storage area" (AKA dumpster parking lot) on map 16 lot 55. Discussion: The dumpsters will be empty and will primarily be stored on the lot in the winter. Chair Dziechowski questions the applicant's claim that they do not wash the dumpsters and have never had a load refused. The applicant is planning to park on a concrete pad with a one foot curb around it to prevent runoff. Member McVay is concerned about runoff. Salem residents have complained about pollution and the aquifers on that side are sensitive. Chair Dziechowski replied that unless the Commission can find a DES regulation, the applications will get approved.

- Discussion of Sawmill Ridge traffic and issues. Discussion: The Board went over the traffic study and the Engineer reviewed it. Julie LaBranche from Rockingham Planning gave her report and the Planning Board went over the punch list.

Chair Dziechowski mentioned the need for trail access and they agreed to provide a trail easement and put it in the record. They will also want us to hold and enforce the open space easement. Chair Dziechowski informed the applicant that the easiest way to enforce open space, is to list all things that the open space can be used for and anything not on the list is not allowed. The Commission discussed how to word the easement and what could be put in. Cell towers and walking trails were mentioned. Cell towers would not be allowed but private walking trails would be allowed. Some examples of easements are the one for the Forest Society and the easement of Skunk Hollow Road. The applicant will be looking for subdivision approval at the April 15, 2015 meeting of the Planning Board.

- Paul Carideo presented a site plan amendment for existing conditions and a storage garage for 16 Industrial Way (Bob Allen's lot). A remedial after-the-fact wetlands plan has been filed with DES as Plan 2015-515.
- The next Planning Board meeting will be April 15, 2015.

4. Dredge and Fills / Site Walks / Complaints

- Email from Lauren Kras at the Forest Society who has not received our 2014 easement report on Williams #4. Discussion: Chair Dziechowski stated he filled in the report on line. Mr. McVay requested her contact information and stated he would contact her.
- Complaint from Steve Walker, LCIP Steward, about yard waste being dumped on Orr lot at Roby Lane. Discussion: This occurred last year. The complaint was sent in December. The only thing the Conservation Commission can do is put up a sign stating "Conservation Land - No Dumping. The 2014 Orr lot report has not been filed yet.
- 2015-248 application for four minor wetland crossings for road construction at Sawmill Ridge
- 2015-515 - application for an after-the-fact permit for 16 Industrial Way.
- 2015-724 PBN application to improve drainage by replacing dirt with gravel behind a retaining wall at 6 Hemlock Shore Drive. Water is getting into the applicant's basement.
- No news on wetlands permits on Hall Farm Road - the 32 acre Gordon Brown parcel. Discussion: Mr. McVay asked if time limits were up and Chair Dziechowski explained that the only action DES can take is to fine them.
- Monitoring for Winslow Drive and Little River Lane developments - no action
- 2015 perambulation, no action

5. Other Business

- The Brown farm has been sold and will remain a farm. Discussion: It can be developed in the future, because the development plan has been approved and is good for the next five years. There is a view easement which will be enforced by the Historical Society.
- 2015 warrant articles, the article for the lean to shed failed, but the land swap passed. The Commission discussed options for building a shed without Town funding.
- Mr. Dziechowski spoke to Fred Thompson and he is working subdivision issues with Bob Allen.
- DRED grant reimbursement from general fund. The Selectmen have voted to transfer the \$3,400.23 grant from the General Fund to the Conservation Fund. Discussion: The Commission discussed using the grant money for the shed. Chair Dziechowski pointed out that the cost of building the shed was also a factor.
- John Vesey (Michelle's husband) has volunteered to cut in a trail from Crown Hill Road to the Plaistow trail system. Discussion: This would be on the Noyes Rock Shelter parcel. Michelle Vesey reports that there are SELT conservation easement markers over the town line which may be a mistake on Plaistow's part. Chair Dziechowski is concerned about how steep it would be and asked the Commission for their opinion. The Commission agreed that Mr. Vesey can cut the trail as he requested. There was no vote.
- VOSS quote for replacement boundary markers, \$525 for 500, \$745 for 1000 (includes setup). Chair Dziechowski will order 500.

- Chair Dziechowski is trying to schedule Charlie Moreno for May or June meeting regarding the Caroline Orr forest.
- Entrance to Judge Marshall Town Forest. Mr. Dziechowski would like to schedule a site walk with Tim Lavelle and Ted Stewart. Mr. Dziechowski is concerned about clear access to the Conservation parcel. Mr. McVay informed the Commission that there was all new signage and new bridges in the Hampstead Town Forest. Chair Dziechowski explained that Hampstead got a grant for \$100,000. Mr. McVay will make a note to find out how they got the grant.
- Canoe launch dock repairs, Discussion: Mr. Dziechowski and Ms. Legault will look at it to see what repairs and hardware are needed. Two more floats may be needed. The floats and hardware can be ordered and the dock can be repaired for this season.
- Entrance to Woodlawn trail, no action.
- Equipment, no action
- Land acquisition, no action
- Ms. Legault reported that Carriage Town News had an article regarding the Barry Conservation Camp and informed the Commission that six camps were being offered. Fish Camp, 4H on the Wild Side, Hunter Education, North Country Adventure, Junior Conservation Officer. The Junior Conservation Officer camp had been discussed by the Commission. The cost of the camps varies. Ms. Legault will call to see if there are any openings. Possible grants to individuals who want to take the class or other classes. The Commission discussed the Camps and eligible applicants. Also, how could applicants be found and who would decide which applicants would get grants.
- The Commission discussed archery classes.

6. Internal Business

- 2015 budget, all but 2.2% of the Budget Committee's cuts were restored by vote at town meeting
- Reorganization, defer, Chair Dziechowski and Ms. Legault need to renew
- Secretary report

Minutes - no minutes after 9/8/14 are on the town web page

The 2014 minutes for September 22, 2014, October 6, 2014, November 10, 2014, December 1, 2014, and December 15, 2014 have been reviewed and approved. The minutes for January 5, 2015 are left for review. The February 18, 2015 meeting did not have a quorum, so there are no minutes. Defer review to the May meeting. Mr. McVay explained that if he has the electronic copy, he will give them to the Town Web Master. From now on, the recorder will send approved minutes to the Conservation Commission email box, Mr. McVay and Chair Dziechowski.

9. Adjournment

Member Paul Wainwright made a motion to adjourn the April 6, 2015 meeting of the Atkinson Conservation Commission at 8:30 PM. Member Peter McVay seconded the motion. All members of the Conservation Commission present voted in favor. The April 6, 2015 meeting of the Atkinson Conservation Commission was adjourned at 8:24 PM. Vote: 4/0/0.

The next meeting of the Atkinson Conservation Commission will be Monday, May 4, 2015 at 7:30 PM.