

DEERFIELD CONSERVATION COMMISSION

1967 - FIFTY YEARS AND COUNTING - 2017

Meeting Minutes – **December 18, 2017**

Members Present: Haley Andreozzi, Erick Berglund, Serita Frey, Wes Golomb, Kate Hartnett, Ben Miner
Members Absent: None
Visitors/Guests: Eric Mitchell, Dan Kern, Frank Mitchell, Jim Page

At 7:10 pm Chair Serita Frey called the meeting to order and made introductions.

Surveyor Eric Mitchell presented plans for an open space development on Mt Delight Road (Map 413 Lot 62). The subdivision, currently before the Planning Board, would consist of three duplex condominiums situated on 3 to 4 acres, with an open space area of approximately 22 acres. Setting aside an open space area is a condition of approval and Mr. Mitchell wished to review the plan with the DCC and take comments at the start of the process.

Members discussed options for handling the open space easement area, with Eric Mitchell recommending ownership by the town or a third party, rather than by the condominium owners on a percentage basis. It would then be up to the Town to decide how to use the land, with use restrictions either being incorporated into the deed from the developer or by creating a separate conservation easement deed for the parcel after the change of ownership is finalized. Dan Kern commented that Bear-Paw typically recommends that towns take ownership, retaining the land for the benefit of the town. Cottonwood Estates began as an open space development in which each homeowner owns a percentage of the conserved open space area; however, absent a homeowners association, controlling activities on the area has been difficult.

Stewardship of the easement would be defined in the easement deed and a fund created from the **Land Use Change Tax assessed on the parcel could be set up, using the earnings to pay for any stewardship fees.** The parcel is near Bear Brook State Park and a conservation easement in Allenstown. DCC will further analyze potential wildlife connectivity, as well as review criteria for defining conservation value.

Town Forest Protection – Boisvert Town Forest:

Dan Kern and Frank Mitchell discussed the revised survey with members. The Epsom/Deerfield boundaries were located and are shown and **surveyor's notes address what is known about the status of Dow Rd.** Dan Kern will follow up with the surveyor to further **refine wording in the notes** and inform the surveyor that DCC will **need a full accounting of the billing and work performed** prior to making the final payment for the survey.

Kate Hartnett will **complete final edits to the draft deed to be presented at the January meeting.** Haley Andreozzi and Kate Hartnett suggested **including a process presented at the Nov 2017 NH Association of Conservation Commissions conference to minimize impacts of trails on wildlife.** The methodology, developed jointly by New Hampshire conservation organizations, is **science, data and GPS based.** Next steps are to finalize the survey and the easement deed, confirm the title search with Jim Raymond, flag/blaze the property and prepare the baseline documentation. Anticipated closing is set for February 2018.

Easements & Land Protection: Project #31: Serita Frey announced that LCHIP has awarded a \$50,000 grant to be used to partially fund joint Bear-Paw/DCC Project #31. An anonymous matching grant was contingent on the LCHIP award. Dan Kern was successful in having the deadline for completion of the project extended to March 31st in order to take advantage of a \$7500 grant to be used to offset transaction costs. Mr. Kern will contact Jim Franklin about the cost to blaze the large property and around the house so all 3 parcels can be easily identified. **Mr. Kern anticipates having the conservation easement draft in January.** Next steps for DCC are to finalize the town process and close on the sale, which may include a hearing to accept the gift of land and the anonymous matching grant of \$50,000. Members thanked Dan Kern for putting the plan together.

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Approval of Minutes: A motion by Chair Serita Frey to approve the **minutes of the November 6th meeting** was followed by a second from Haley Andreozzi and passed unanimously.

Finance: Erick Berglund reported an **October 31st balance in the conservation fund of \$354,087.93.** Transactions included interest of \$72.52, a deposit in the amount of \$22,773.50 representing 50% of the total 3rd Quarter 2017 Land Use Change Tax collected, and an \$800 adjusting entry.

Serita Frey moved with a second from Wes Golomb to **reimburse the clerk for supplies and postage totaling \$133.51.** The motion was approved unanimously.

Erick Berglund will be sending members copies of conservation commission RSA's to give them a better understanding of the **limitations on the use of conservation funds.**

Easement Monitoring/Stewardship:

Ben Minernd will contact the owner and arrange for the 2nd half of the monitoring on the Curry parcel.

Correspondence:

Serita Frey read an update from Peter Van Berkum on the installation of a pond which was discussed at the DCC October 16th meeting. Tobin Farwell, the engineer for the project suggested that the pond could be located entirely outside the delineated wetland area. Since the pond will be located outside of all wetlands, Mr. Van Berkum will not be applying for a Minimum Expedited permit as originally planned, but will provide a copy of the design. DCC encourages staying as far from the wetland as possible, and maximizing a vegetated buffer around any wetland. Chair Frey will follow up with Mr. Van Berkum.

A resident of Cottonwood Estates contacted the DCC asking if there was a way to control the gunfire regularly occurring on the ~100 acre conserved open space area surrounding the homes; possibly by posting signs prohibiting hunting/shooting. The town holds the conservation easement which is open to the public. DCC does not prohibit hunting. Target shooting with semi-automatic weapons is a different issue. After contacting Deerfield Police about the gunfire near a trail on Lindsay-Flanders, Ben Minernd was told that there were no laws prohibiting the discharge of firearms and that they were unable to do anything about it. Ben Minernd will extend an invitation to the Deerfield Police Chief to meet with the DCC as a first step to understand options. The issue is noise, safety, the use of public lands, and the difference between “hunting”, and “target shooting” with semi-automatic weapons. It was questioned if there should be a formal Town policy and, if so, what form should it take. Members will research regulations other municipalities may have and Haley Andreozzi will contact her resources in Londonderry, which had similar discharge issues.

Serita Frey received an email from Jim Deely regarding a Deerfield Community School-owned parcel located at Map 418 Lot 81. In his email, Mr. Deely explained some ideas that have been suggested for the parcel. It was suggested that Mr. Deely meet with members to **provide additional clarification of the proposal.**

DCC was notified by American Tree Farm System (ATFS) – NH Tree Farm Program that in the spring of 2018, the *New Hampshire Tree Farm Program* will participate in a **third-party certification assessment** during which a random sample of tree farms is selected for on-site visits. Town Forester Charlie Moreno was contacted and will provide ATFS with the information requested in their letter.

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Serita Frey read a letter from the *NH Association of Conservation Commissions* acknowledging payment of the annual dues and thanking the DCC for its support.

DCC received an invitation from the **Stoddard Conservation Commission** to add its support for HB 1343 that would “...benefit conservation by strengthening the protection of beavers mainly through better reporting of beavers taken out of season and the removal of their dams”. A motion by Erick Berglund and second by Wes Golomb to sign the letter was withdrawn after a brief discussion. Members will be copied on the information and vote in January whether DCC will sign on to the joint letter.

A copy of its 20 year progress report was received from The *Lamprey River Advisory Committee*.

Regulated Wetlands:

Kate Hartnett received emails specific to the ongoing **Eversource maintenance work on its C129, 307 and 391 lines**. Ms. Hartnett is working with the Planning Board regarding the Conditional Use Permit.

NEW Wetland Notifications:

11/4/2017 – NH-DES – Notice of Acceptance of Permit Application – File #2017-03317

MaryAnn/Scott Fisher – 6 Loon Ledge – Map 207 Lot 20 – (Farwell Engineering Services)

11/29/2017 – NH-DES – Shoreland Impact Permit Request for Additional Information – File #2017-03317

MaryAnn/Scott Fisher – 6 Loon Ledge – Map 207 Lot 20

12/4/2016 – NH-DES – Shoreland Impact Permit Issued – File #2017-03317

MaryAnn/Scott Fisher – 6 Loon Ledge – Map 207 Lot 20

Wetlands Minimum Impact Forestry Notification – File #2017-03358

John L. Currier – Off Old Candia Rd – Map 419 Lot 41

Wetlands Minimum Impact Forestry Notification – File #2017-003450

Ann Marie Lawrence – 59B South Road - Map 419 Lot 42

A motion to adjourn at 9:05 pm by Erick Berglund with a second from Wes Golomb passed unanimously.

The next meeting is scheduled for Monday, January 22, 2018

(Please check the website for scheduling changes)

townofdeerfieldnh.com

The draft minutes were prepared and submitted by Judy Marshall. Final revisions to these minutes are contained in the minutes of the following meeting, after approval by the Deerfield Conservation Commission