

**TOWN OF WOLFEBORO
CONSERVATION COMMISSION
December 10, 2018
MINUTES**

Members Present: Dan Coons, Chairman, Lenore Clark, Vice-Chairman, Art Slocum, Ed Roundy, Brian Gifford, Jeff Marchand, Members, Warren Muir, Alternate.

Members Absent: Dave Senecal, Selectmen's Representative, Sarah Silk, Robert Pierpont, Alternates.

Staff Present: Lee Ann Hendrickson, Administrative Secretary.

Others Present: Nancy Byrd.

Chairman Coons opened the meeting at 6:34 PM at the Wolfeboro Town Hall Annex Conference Room.

**I. Consideration of Minutes
November 12, 2018 Minutes**

Corrections: Page 3, I. Whiteface Mountain; strike 4th paragraph

It was moved by Art Slocum and seconded by Brian Gifford to approve the November 12, 2018 Wolfeboro Conservation Commission minutes as amended. All members voted in favor. The motion passed.

**Dredge & Fill Minutes
November 12, 2018**

It was moved by Ed Roundy and seconded Art Slocum to approve the November 12, 2018 Wolfeboro Conservation Commission Dredge & Fill minutes as submitted. Lenore Clark, Art Slocum, Ed Roundy voted in favor. Jeff Marchand, Brian Gifford abstained. The motion passed.

**Dredge & Fill Minutes
November 19, 2018**

It was moved by Ed Roundy and seconded by Jeff Marchand to approve the November 19, 2018 Wolfeboro Conservation Commission Dredge & Fill minutes as submitted. Lenore Clark, Dan Coons, Jeff Marchand, Art Slocum, Ed Roundy voted in favor. Brian Gifford abstained. The motion passed.

**Dredge & Fill Minutes
December 1, 2018**

It was moved by Ed Roundy and seconded by Brian Gifford to approve the December 1, 2018 Wolfeboro Conservation Commission Dredge & Fill minutes as submitted. Lenore Clark, Dan Coons, Art Slocum, Ed Roundy voted in favor. Jeff Marchand abstained. The motion passed.

II. Discussion Items

a. **Bill Rae Conservation Area Snowplowing Invoice**

Dan Coons stated the Commission received an invoice for \$75.

It was moved by Lenore Clark and seconded by Brian Gifford to approve the expenditure of \$75 to Site Solutions for snowplowing at the Bill Rae Conservation Area. All members voted in favor. The motion passed.

Boats

Dan Coons stated he placed signs at the property regarding the removal/disposal of boats mid-November. He asked if any member is aware if any of the boats have been removed.

Jeff Marchand stated he would go by the property and get back to Dan Coons.

b. **McBride Easement Monitoring**

The Commission scheduled a site walk for Sunday, December 16th at 11 AM.

c. **Water Quality Task Force**

Dan Coons stated the first meeting of the Water Quality Committee was today.

Warren Muir stated the committee has been named the Cyanobacteria Task Force.

Lenore Clark stated the Committee will be chaired by Dave Ford and attendees were Chamber of Commerce, Planning Board, BOS, Parks and Recreation, Anne Blodget, Warren Muir and herself. She stated the Committee will be meeting monthly and discussed the mission of the Committee. She stated the Committee discussed three objectives; assessment, addressing issues (BMPs) and education.

Nancy Byrd stated she could assist the Committee; noting she ran the water quality testing for Mirror Lake for 10 years.

d. **Willey Brook ATV**

Dan Coons stated a person tried to access the trails with an ATV; noting the person only got about 20-30 yards into the property.

Trail Status

Brian Gifford questioned the status of the trails.

Dan Coons stated the trails to the east of Willey Brook have been constructed however, the last mile of trail approved for construction by the Commission was not built; noting that limbs have been cut and trail blazed however, the trail was not constructed prior to Andrew Lester relocating. He stated he could speak with Sinuosity and Appalachian Mountain Club regarding completing the trail construction at the property.

The Commission discussed the construction of a bridge to connect the two sides of Willey Brook and there was some question as to whether the Commission approved the construction of a bridge.

Parking Area

Dan Coons stated he requested an estimate for the construction of a parking area from Rich Baldwin.

Brian Gifford asked if trees would have to be cut down for the parking area.

Dan Coons replied no.

e. Trask Mountain Trail Construction

Dan Coons stated he forwarded the Commission the proposal from Sinuosity for the design of the trails at Trask Mountain; noting the proposal does not include construction of the trails. He stated the Commission could solicit bids for such.

Jeff Marchand asked how the wetlands would be delineated during the winter. He asked where the entrance and parking would be located.

Dan Coons replied the entrance from the Route 28 side.

Jeff Marchand noted he is an abutter to the property. He stated the frontage on Trask Mountain Road is flooded however, entry from Route 28 would be do-able. He asked why the Commission wouldn't continue with trail construction at Willey Brook.

Dan Coons stated the Commission could continue with such. He stated he thought Trask Mountain would be a great area to provide the public with both biking and hiking.

Jeff Marchand stated the need for additional bike trails bears discussion. He asked if there is any maintenance responsibilities in the contract with Bella Terra Design for Willey Brook. He stated he'd like to hear back from Sinuosity after the spring when the property can be walked and assessed.

Dan Coons replied no. He reviewed the location of the Trask Mountain property and stated he has been approached by loggers to access the log landing.

f. Whiteface Mountain

Dan Coons stated the delay in closing on the conservation easement and transfer of property is due to 8 acres that may or may not exist and is not contiguous to the rest of the parcel but was part of the original tax map described in the original deeds. He noted the Wolfeboro Tuftonboro Land Bank is currently the owner of the property.

Jeff Marchand stated there is a lot of ambiguity with the lands in North Wolfeboro. He recommended contacting White Mountain Survey Co. because they have surveyed a lot of the area.

Dan Coons stated he walked the perimeter with Brian Gifford and Dave Mallard.

g. Brewster Heath Easement

Dan Coons referenced Jeff Marchand's review of the easement.

Jeff Marchand questioned a next step if the parties don't come to a mutual agreement through Mediation or arbitration.

Dan Coons questioned "noncontractual".

The Commission questioned the following;

- The term "noncontractual"
- Language stating no signs or billboards however, the easement then includes kiosks – contradiction of terms
- Commercial recreation v. casual recreation
- Conflict with Sections II.A.4 and III.G.

The Commission agreed to the following;

- Review/edit document for grammar
- Include the jurisdiction of Carroll County location of arbitration (Section IX.C.)

h. Maintenance Planning for Conservation Properties; Status Updates

No reports.

i. Conservation Commission Counsel

Dan Coons stated he would contact Attorney Jim Cowles from Walker & Varney.

III. Other Business

N/A

IV. Informational Items

The Commission received the following informational item; NHDES correspondence.

V. Non-Public Session

N/A

It was moved by Art Slocum and seconded by Lenore Clark to adjourn the December 10, 2018 Conservation Commission meeting. All members voted in favor. The motion passed.

There being no further business before the Commission, the meeting adjourned at 7:58 PM.

Respectfully Submitted,

Lee Ann Hendrickson

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