

TOWN OF WOLFEBORO  
CONSERVATION COMMISSION  
May 14, 2018  
MINUTES

**Members Present:** Dan Coons, Chairman, Lenore Clark, Vice-Chairman, Ed Roundy, Brian Gifford, Robert Pierpont, Warren Muir, Alternates.

**Members Absent:** Dave Senecal, Selectmen's Representative, Art Slocum, Jeff Marchand, Members, Sarah Silk, Alternate.

**Staff Present:** Lee Ann Hendrickson, Administrative Secretary.

*Chairman Coons opened the meeting at 6:02 PM at the Wolfeboro Town Hall Annex Conference Room.*

*Chairman Coons appointed Warren Muir, Alternate, to sit in for Art Slocum, Member, and appointed Robert Pierpont, Alternate, to sit in for Jeff Marchand, Member.*

**I. Consideration of Minutes**  
**April 9, 2018 Minutes**

*It was moved by Ed Roundy and seconded by Lenore Clark to approve the April 9, 2018 Wolfeboro Conservation Commission minutes as submitted. All members voted in favor. The motion passed.*

**Dredge & Fill Minutes**  
**March 31, 2018**

*The Commission tabled consideration of the March 31, 2018 Dredge & Fill minutes.*

**Dredge & Fill Minutes**  
**April 18, 2018**

*It was moved by Lenore Clark and seconded by Ed Roundy to approve the April 18, 2018 Wolfeboro Conservation Commission Dredge & Fill minutes as submitted. All members voted in favor. The motion passed.*

**Dredge & Fill Minutes**  
**April 27, 2018**

*It was moved by Brian Gifford and seconded by Ed Roundy to approve the April 27, 2018 Wolfeboro Conservation Commission Dredge & Fill minutes as submitted. All members voted in favor. The motion passed.*

**Dredge & Fill Minutes**  
**May 5, 2018**

**It was moved by Lenore Clark and seconded by Brian Gifford to approve the May 5, 2018 Wolfeboro Conservation Commission Dredge & Fill minutes as submitted. All members voted in favor. The motion passed.**

**II. Discussion Items**

**a. Winter Harbor BMP Project**

Dave Ford reviewed the Winter Harbor BMP Project, see attached.

**b. Daniel Stepanauskas**

Dan Stepanauskas reviewed his bio and the definition of mature stands, see attached. He discussed Forest Management Plans.

Ed Roundy asked Mr. Stepanauskas if he has experience with invasive species.

Dan Stepanauskas replied yes.

Ed Roundy asked if there is a minimum acreage for a Forest Management Plan.

Dan Stepanauskas replied 3-4 acres.

The Commission discussed potential projects and properties that need Forest Management Plans and agreed to contract with Mr. Stepanauskas to perform a variety of tasks and agreed the first step would be to provide a list properties (to include tax map, location, conservation easement information, etc.), provide Forest Management Plans for those properties that have such, provide files on those properties that do not have a Forest Management Plan, provide a list of properties to be boundary marked.

**c. Appointment of Chairman and Vice-Chairman**

**It was moved by Brian Gifford and seconded by Ed Roundy to appoint Dan Coons as Chairman of the Wolfeboro Conservation Commission. Brian Gifford, Lenore Clark, Robert Pierpont, Warren Muir, Ed Roundy voted in favor. Dan Coons abstained. The motion passed.**

**It was moved by Dan Coons and seconded by Brian Gifford to appoint Lenore Clark as Vice-Chairman of the Wolfeboro Conservation Commission. Brian Gifford, Robert Pierpont, Warren Muir, Ed Roundy, Dan Coons voted in favor. The motion passed.**

**d. Proposed Sale of Tax Deed Property; 58 Keewaydin Road**

Dan Coons oriented the Board to the location of such. He stated the Town Manager has requested comment regarding the sale of the tax deed property located at 58 Keewaydin Road, per the Town's policy regarding such. He stated the property is a 1-acre residential lot and does not feel the property has environmental and/or conservation value and proposes no objection to the sale of the property.

The Commission agreed to support the sale of the tax deed property.

It was moved by Brian Gifford and seconded by Lenore Clark to support the sale of the tax deed property located at 58 Keewaydin Road. All members voted in favor. The motion passed.

**e. Moose Mountains Regional Greenways; Annual Membership & Website Link**

It was moved by Lenore Clark and seconded by Brian Gifford to renew the Commission's membership to Moose Mountains Regional Greenways. All members voted in favor. The motion passed.

Dan Coons stated Virginia Long, Public Relations Coordinator, Moose Mountains Regional Greenways, requested the Commission to consider placing a link to their website on the Conservation Commission's webpage.

The Commission discussed such and agreed to add the link to the Commission's webpage.

**f. Taking Action For Wildlife Public Forum**

The Commission discussed whether or not to pursue such at this time and agreed to postpone the forum.

**g. Student Conservation Association 2018 Hitches**

Dan Coons stated he emailed the SCA regarding scheduling hitches for 2018 however, has not received a response to date.

Warren Muir recommended contacting AmeriCorps.

**h. Sewall Woods Single Track**

Dan Coons stated an organization named Wolfeboro Single Track believes the Town needs mountain biking trails that are multi-use in the hopes to bring to Town a younger demographic. He stated a portion of the proposed trail is on land the Conservation Commission has an easement placed on; noting the Commission doesn't prohibit bicycles. He stated the proposal includes using the snowshoe trails and making it a 2-3 season trail. He stated the organization would like to build a trail network at the spray area, Abenaki, Clow lot and the Trask Mountain lot.

**i. Whiteface Mountain Parking Lot**

Dan Coons stated he emailed from Steve Packsay, Integrity Earthworks, to inquire when the parking lot would be constructed; noting Integrity Earthworks is constructing such free of charge. He stated he has not yet received a response. He noted it was discovered that a small portion of the trail is located on the abutting property. He stated Dave Mallard, Lakes Region Conservation Trust, and he would redirect the trail.

**j. Ellie's Woodland Walk**

The Commission reviewed emails from Dave Bower regarding the condition of Ellie's Woodland Walk and agreed to table further discussion of such until following a site visit by Dan Coons and Lenore Clark.

**k. Conservation Priorities**

The Commission tabled such.

**I. Bridger Easement**

The Commission tabled such.

**III. Other Business**

**Site Walks of Town Properties**

Lenore Clark and Dan Coons agreed to walk the following properties; Front Bay Park, Ellie's Woodland Walk and the Bill Rae Conservation Area and provide a report of such.

**Bill Rae Conservation Area; Installation of Gate**

Staff informed the Commission that Jeff Marchand installed the gate at the Sargents Pond Road entrance to the property; noting materials were purchased in the amount of \$136.64.

It was moved by Lenore Clark and seconded by Brian Gifford to reimburse Jeff Marchand in the amount of \$136.64 for materials for the gate at the Bill Rae Conservation Area. All members voted in favor. The motion passed.

**IV. Informational Items**

The Commission received the following informational item; Request for More Information re: Tax Map 228-30 and NHDFS correspondence.

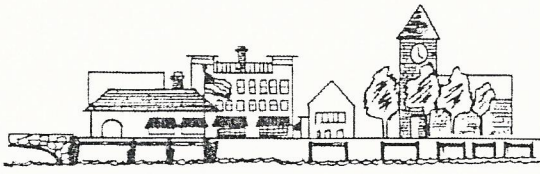
It was moved by Lenore Clark and seconded by Brian Gifford to adjourn the May 14, 2018 Conservation Commission meeting. All members voted in favor. The motion passed.

There being no further business before the Commission, the meeting adjourned at 8:31 PM.

Respectfully Submitted,

*Lee Ann Hendrickson*

Lee Ann Hendrickson



PUBLIC WORKS DEPARTMENT

*Town of*  
*Wolfeboro*  
April 16, 2018

COPY

Ms. Lori Sommer  
Mitigation Coordinator  
NHDES Wetlands Bureau  
29 Hazen Drive; PO Box 95  
Concord, NH 03302-0095

*Re: Aquatic Resource Mitigation Pre-Proposal*  
*Whitegate BMP Construction*  
Wolfeboro, New Hampshire

Dear Ms. Sommer:

Please find the attached Pre-Proposal form with supporting narrative statement and graphic figures. The Town intends to submit an application for grant funds for watershed restoration improvements in the Whitegate sub-watershed in the Winter Harbor area of Lake Winnepesaukee.

The natural waterways and wetland resources upstream of the Lake have been impacted by increased stormwater runoff resulting in channel erosion, sediment deposition and algal blooms from stormwater pollution (phosphorus). The proposed grant application would provide matching funds to available Town resources for construction of three (3) watershed scale BMP's. The project will help restore function and values of systems that have been impacted by development. Our consultant (Underwood Engineers) has completed a report showing that the BMP's will reduce pollutant loads to the bay, reduce runoff volumes, and limit sediment loads to achieve the water quality goal for Whitegate Sub-Watershed.

We look forward to NHDES' response and initial feedback on the proposed project. Please call if you have any questions.

Very truly yours,

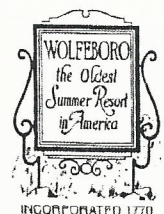
David W. Ford, P.E.  
Public Works Director

Encl.

cc: Ben Dreyer, P.E., Underwood Engineers, Inc.

*84 South Main Street Post Office Box 629 Wolfeboro, New Hampshire 03894*

*(603) 562-8176*



Pre-Proposal Narrative Statement  
2018 Aquatic Resource Mitigation Fund  
Whitegate Sub-Watershed on Lake Winnepesaukee  
Wolfeboro, New Hampshire

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**Purpose**

The Town of Wolfeboro has approximately 20 miles of inland shoreline on Lake Winnepesaukee. The Town recognizes the value of the Lake and supporting natural resources. Therefore, the Town plans to implement stormwater BMP's in upland watershed areas that contribute to degradation of water quality, natural habitat and wetland systems. The purpose of this project is to construct BMP's that will mitigate the effects of pollutant loading (phosphorous), sediment transport and stormwater runoff entering the bay from the Whitegate sub-watershed area (see attached USGS map). The Town has identified the following project objectives:

- Provide public outreach, education and support for resource protection and applicable BMP's.
- Restore high priority or select impaired waterways including sediment retention
- Correct or control erosion and sediment transport/deposition
- Reduce stormwater pollutant loads to wetlands and waterways

**Background and Existing Conditions**

The upland area of the Winter Harbor Watershed experienced residential development during the 1970's and 1980's, transforming the forested woodland areas into ¼ acre to 1 acre subdivision lots (Berrywood, Partridge, Maplewood, Winter Haven, Port Wedeln). The increased runoff from this development area is directed to Winter Harbor without treatment through a series of pipes, channels, roadside swales, streams and wetland areas. The following impacts to downstream natural resources have been observed in the watershed area upstream of Winter Harbor since the time of the development (see attached Whitegate Existing Drainage Conditions Figure):

- Runoff flow paths exhibit soil loss from erosion and have become incised channels
- Ongoing undercutting at stream banks
- Cross culverts develop perched inverts
- Washouts occur during intense rainfall events
- Private property owners are making improvements in response to washout conditions which may redirect natural flood flow paths (e.g. road relocation, culvert installations, etc.)
- Sediment deposition is occurring in low wetland areas and along the Winter Harbor shoreline.
- Nuisance aquatic vegetation is reported in waterfront areas that were historically natural sand bottom

Underwood Engineers completed a report titled "*Watershed Based BMP Design Notebook for Whitegate Sub-watershed*" dated January 13, 2017, identifying pollutant loading rates, water quality goal for phosphorous reduction and conceptual improvements for mitigation. Table 1 shows estimated total phosphorus removal through BMP implementation throughout the Whitegate sub-watershed. Note that Table 1 shows estimated phosphorus reduction with the implementation of five (5) selected BMP's.

Pre-Proposal Narrative Statement  
2018 Aquatic Resource Mitigation Fund  
Whitegate Sub-Watershed on Lake Winnepesaukee  
Wolfeboro, New Hampshire

**Table 1: Phosphorous Loading and Reduction Summary**

Source/Practice	TP Loading Rate (lb/yr)	TP Removed (lb/yr)
Stormwater	8.9	.78
Erosion Sediment	15.8	1.72
Public Education & Outreach	-	1.20
<b>Total</b>	<b>24.7</b>	<b>3.70 (15%)</b>

**Proposed Improvements**

The Town anticipates implementing improvements in series of steps over a period of time. Underwood Engineers has prepared construction plans for three (3) BMP sites in the watershed (see Figure 2):

- Partridge Drive Site #1
- Partridge Drive Site #2
- Forest Road Site

Two (2) additional BMPs are planned for construction in the future as funding becomes available to achieve the phosphorus removal needed for the water quality goal.

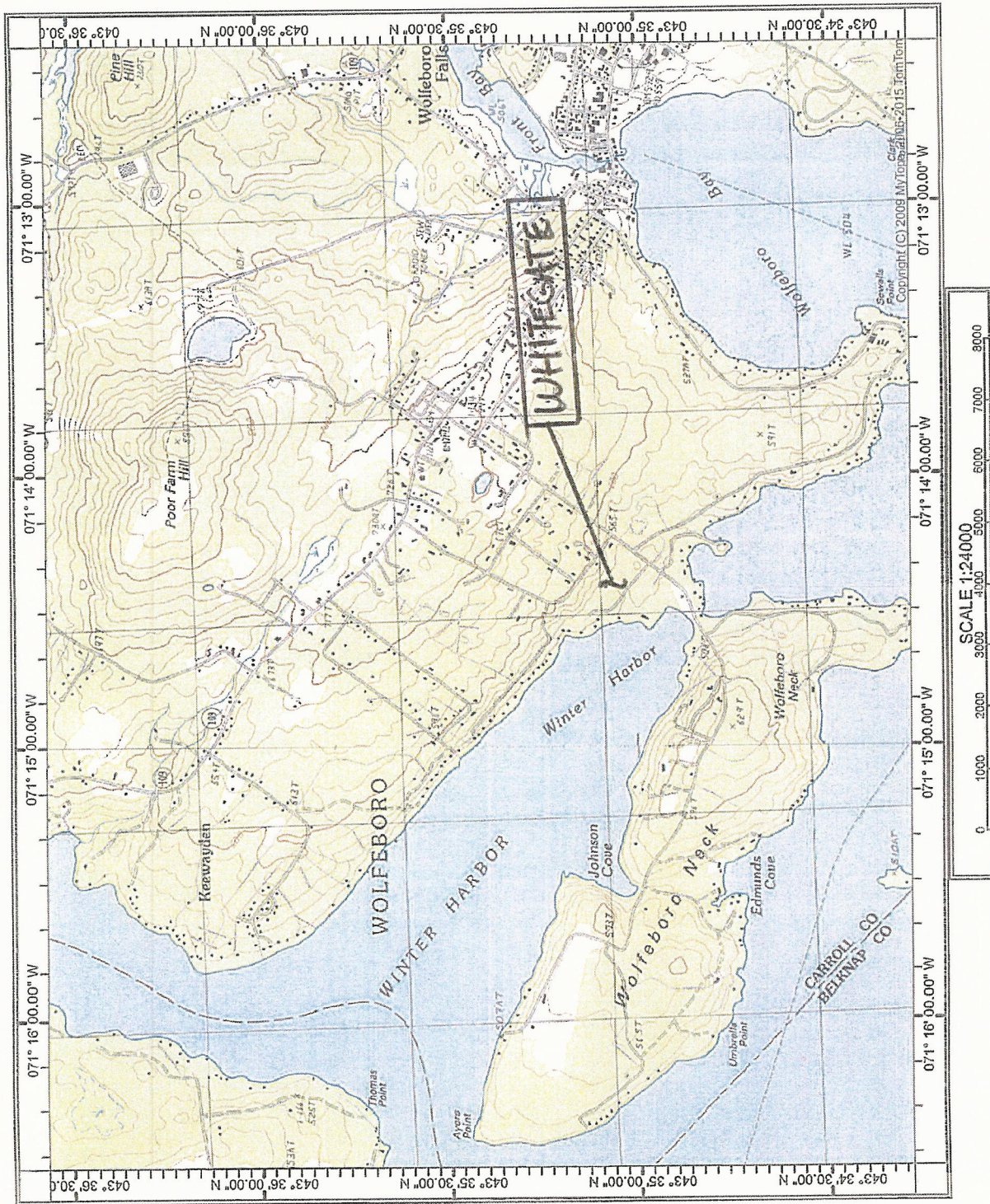
**Budget Outline**

	Funds Invested to Date	Town Construction Funds	ARM Construction Funds	Future Funds	TOTAL
Partridge Drive Site #1	\$10,500	\$18,000	\$18,000	\$ 0	\$ 46,500
Partridge Drive Site #2	\$10,500	\$16,500	\$16,500	\$ 0	\$ 43,500
Forest Road Site	\$10,500	\$ 0	\$ 0	\$40,000	\$ 50,500
<b>TOTAL</b>	<b>\$31,500</b>	<b>\$34,500</b>	<b>\$34,500</b>	<b>\$40,000</b>	<b>\$140,500</b>

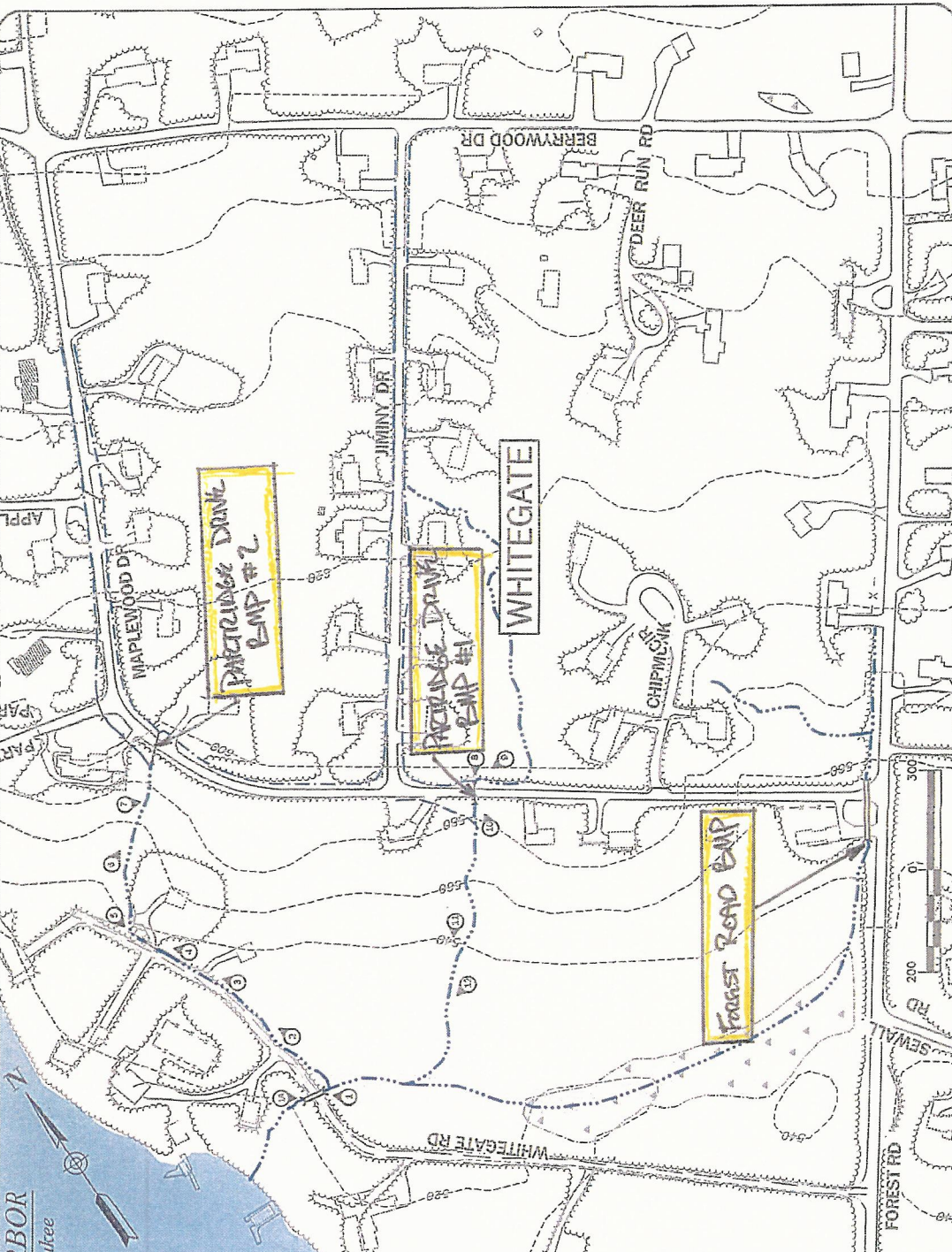
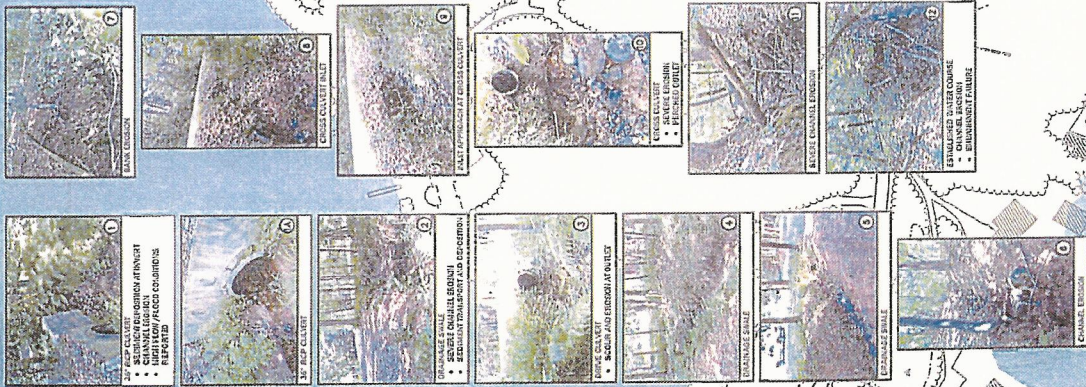
**Conclusion and Anticipated Results**

The construction of BMP's will improve water quality in the Winter Harbor area. The implementation of the selected BMP's will be part of a long term plan to raise public awareness on watershed mitigation methods and to continue constructing BMP's to improve water quality in Lake Winnepesaukee and its surrounding watersheds.

Funding grant participation in this project will leverage available Town funds, build public consensus and support momentum needed to preserve water quality and function and values of upstream wetland resources. The final result of implementing the improvements will be restoration of impacted aquatic resources in the Winter Harbor area.



# WINTER HARBOR Lake Winnepesaukee



- LEGEND**
- WATER
  - WETLAND AREA
  - PROPERTY LINE
  - EXISTING DRAINAGE
  - PROPOSED DRAINAGE
  - PROPOSED IMPROVEMENTS
  - PROPOSED DRAINAGE
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  - PROPOSED DRAINAGE
  - PROPOSED IMPROVEMENTS

**DATE**  
11/16

**PROJECT**  
1939

**EXISTING DRAINAGE CONDITIONS**

**UNDERWOOD**  
engineers

25 Vaughan Hall, Portsmouth, N.H. 03801  
Tel. 603-436-0192 Fax. 603-431-4733

**TOWN OF WOLFEBORO**  
NEW HAMPSHIRE

**FIG.**  
2

Daniel A. Stepanauskas, Forester

Graduated with a BS in Forestry from the University of New Hampshire in 1978. During his college years he spent a year building log homes in Golden, British Columbia.

While studying at UNH, Dan's first employment as a forester was for the US Army Corps of Engineers in 1976. Upon his graduation he took a job with the US Forest Service on the Wenatchee National Forest in Washington State where he worked for over two years. Duties included: the timber stand assessment, type mapping of large tracts of remote land on the eastern slope of the Cascade Mountains, the selection of genetically superior trees to gather nursery seed stock, along with fighting forest fires. Upon moving back to the east he took a job marking timber sales for the US Forest Service in the Green Mountain National Forest in Vermont. The following year he began a 2.5 year job conducting forest inventories (cruising timber) and writing forest management plans for the lands of the Kennett Company in Conway.

In 1981 he began work as a consulting forester, and has managed forests for a wide array of clients on numerous tracts of land in Carroll, Coos, Grafton, and Strafford Counties including Castle in the Clouds, Redstone Quarry lands, 3,000 acres for the Eaton Conservation Commission, what is now The Nature Conservancy's Green Hills Preserve, the lands of Tin Mountain Conservation Center, Jackson Ski Touring Foundation, Branch Hill Farm, and the Squam Lakes Science Center. He also serves as the town forester for Tamworth and Moultonborough.

For twelve years he consulted with Scientific Certification Systems of Emeryville California conducting forest management certification and audits of state, industrial, tribal and private forests to ensure their adherence to the sustainable forest management standards set forth by the Forest Stewardship Council (FSC). This work spanned an area from northern Ontario and Minnesota, to Maine, and south to North Carolina. Duties also included being a member of the Congressional Study on the forest management of Native American Tribal Lands in various parts of the country, along with work on the management standards for the boreal forests of the USA and Canada. Recently, he worked on his first forest carbon sequestration project for the Lakes Region Conservation Trust.

He has served on the Tin Mountain Board, was elected to the Carroll County Extension Advisory Board, and was a founding member of Green Mountain Conservation Group's Board. He is a founding member of the Forest Stewards Guild, working on their Membership and Policy Committee for seven years. He served on the Mount Washington Valley Soccer board for ten years.

Dan Stepanauskas has been a consulting forester in New Hampshire for thirty-seven years. He works on the sustainable management of private and municipal forest lands using light-touch management techniques. Simply put, the goal is to achieve the desired results by imitating nature's design. He has worn out four pairs of Limmer boots.

He is devoted to wilderness canoe tripping, has played the guitar for fifty-five years, and treasures visits from his two grown sons, whom he and his wife Stephanie raised in Madison, NH.

## **Mature Stands**

A mature stand of timber allows for a sustainable yield from forest products over a very long period of time. In parcels of adequate size, this period can be nearly perpetual. Periodic gentle thinnings over time with trees spaced appropriately will facilitate a rapid increase in the growth rate of the residual stand. As trees grow, thinnings will lower the number of larger trees needed to keep the stand fully stocked. It can be assumed that growing trees to a large size, with gentle management, will provide you with a magnificent and flourishing forest. During this process desirable regeneration will be slowly added to the forest understory, so that as trees are harvested, it will result in favorable species regeneration. A larger parcel of forest is well served by retaining some reserve patches of forest for generations to marvel at.

A gently managed forest, over time, provides multiples of the income provided by forests managed with a short-term view.

Daniel Stepanauskas, Forester