

**TOWN OF WOLFEBORO
CONSERVATION COMMISSION
DREDGE & FILL MEETING
APPROVED MINUTES
April 25, 2022**

Chair Lenore Clark opened the meeting at 4:03 pm at the Town Hall Annex meeting room.

Members Present: Lenore Clark, Chair, Dan Coons, Vice-Chair, Brian Gifford, Brenda Jorett, Members, Peter Foley, Alternate.

Lenore Clark appointed Peter Foley, Alternate, to sit in for Jeff Marchand, Member.

**Amanda Gordon
Tax Map #219-13
214 McManus Road, Crescent Lake
Standard Dredge & Fill**

The applicant proposes to construct a perched beach (approximately 305 SF) with 3 access steps behind lake full elevation, install mulch and duff pathway between a proposed lawn and existing dock and install permeable paver pathway between lawn and beach.

The Wolfeboro Conservation Commission noted no objection to the Amanda Gordon Standard Dredge & Fill application, Tax Map #219-13, as proposed however questioned the pathway locations which were not clearly labeled on the proposed plans. The Commission was pleased to see a maintenance plan for the permeable pathway and encourages native plantings be included in the project.

**Matthew and Abigail Waldrip
Tax Map #158-19
71 Fullerton Shore, Lake Winnepesaukee
Expedited Minimum Impact**

The applicant proposes to construct a perched beach with just under 7 cubic yards of material and a stone stairway and a paver walkway will be installed along with a proposed lawn, hot tub pad, paver patio and fire pit.

The Wolfeboro Conservation Commission noted no objection to the Matthew and Abigail Waldrip Expedited Minimum Impact application, Tax Map #158-19, as proposed. The photograph captions noted the lawn area all the way down to the shoreline vegetation would be lowered. It was not clear to the Commission whether this was just for the beach area or for the entire yard but acknowledged that such may be beneficial in terms of managing stormwater runoff. The Commission notes that the agent had already submitted an application to NH DES without signature by the Town Clerk or the Commission, and NH DES had already notified the applicant that the application was "Administratively Incomplete" due to lack of signatures.

**Sean and Wendy O'Brien
Tax Map #164-9
8 Hodge Shore Road South, Lake Wentworth
Standard Dredge & Fill**

The applicant proposes to construct a gravel driveway with three wetland crossings to access a proposed barn and install pumplines for proposed leach field for two existing shorefront houses.

Referencing the Sean and Wendy O'Brien Standard Dredge and Fill application, Tax Map #164-9, the Wolfeboro Conservation Commission noted the project would impact less than 3,000 square feet and was not subject to mitigation. However, given the impacts to the forested wetlands there should be an Avoidance & Minimization report and a functional wetland assessment, which are required by NH DES and neither of which were included in the application. The payment that was submitted appeared to be for a Minimum Impact application rather than a Standard Dredge and Fill application. Given all of this, the Commission expects NH DES will find the application "Administratively Incomplete." The Commission noted there was an NHB hit but the report states the species will not be impacted by the proposal. The Commission noted the abutters were properly notified and erosion controls were specified. It was stated in the application that an existing leach field would be removed, and the plans show the location for a proposed new leach field on abutting property that is also owned by the same owner/s. However, the plans show not one but two existing leach fields and it was not clear whether just one or both would be removed. The Commission questioned whether a Special Use Permit would be submitted to the Town Planning Board given the wetland impacts. A member of the Commission visited the site and believes there may be vernal pools on site, although he did not report seeing or hearing an indicator species, and the agent asserted there were none. The plans show what looks to be a building envelope within which the barn could be built with much less wetland impact and questioned why the proposed barn location was sited in the proposed location. The Commission reviewed the Tax Map which depicts that Hodge Shore Road bisects the property and is located between the two existing houses. Regardless, no road was delineated on either the Existing or Proposed Conditions plans. Given all the questions and the incompleteness of the application, the Commission believes a site visit by a quorum of the Commission is necessary.

There being no further business before the Commission, the meeting was adjourned.

Respectfully Submitted,

Lee Ann Hendrickson

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