

Windham Conservation Commission

Meeting Minutes of February 28, 2013

Attendance

Commission Members

Wayne Morris, Chairman – present

Jim Finn, Vice-Chairman - excused

Pam Skinner – present

Lisa Ferrisi – present

Bernie Rouillard – present

The meeting was called to order at 7:30 pm.

Review/Comment

- 1 Weston Road (Lot 21-F-60) – Karl Dubay, the engineer for this project, presented this proposal for a 10 lot standard subdivision on approximately 17 acres of land located adjacent to the Bayberry Conservation Area. The plan calls for a 24 foot wide road ending in a cul-de-sac with curbing and closed drainage. Drainage is proposed to be directed to two drainage swales for recharge. The Commission questioned the need to provide for curbing and closed drainage seeing that the layout of the proposed road easily accommodates sheet drainage. The Commission noted the WWPD delineation on the plan and had no objections. The Commission wishes to walk this parcel with the Planning Board in the future. Motion made by Mr. Rouillard and seconded by Ms. Ferrisi to recommend to the Planning Board that road curbing and closed drainage be omitted in favor of sheet drainage for the proposed road to more efficiently get stormwater directly into the ground, minimizing environmental impacts and future cost to the Town for maintenance of curbing and catch basins. Approved 4-0.
- 139 Range Road (Lot 22-R-200) – Karl Dubay, the project engineer, presented the proposal for this two lot subdivision, which creates a new building lot from the existing lot containing a residence. The Commission questioned the delineation of the WWPD which cuts through a wetland and suggested that the WWPD boundary be relocated

outside of the wetland depicted with 6 series soils on the soils map. Mr. Dubay stated that the plans could be amended to show this.

- 132 Range Road (Lot 17-L-42) – Karl Dubay, the project engineer, presented this proposal to adjust the property line for this lot by subdividing off and annexing to an adjacent lot approximately ½ acre. The Commission questioned this proposal which would leave this lot with about 40% less than the minimum lot size required by the Zoning Ordinance . Mr. Dubay and Ryan Carr, the lot owner, stated the monies acquired by this land transfer is to be used for the renovation of the dwelling on this lot which has historical significance in the Town, and that as mitigation for the creation of an undersized lot that they propose placing a Historic Covenant on the dwelling. Motion by Ms. Ferrisi, seconded by Ms. Skinner to support this proposal. Approved 3-1.

DES

- 14 Bell Road – George Fredette of SFC Engineering presented this Dredge and Fill application for the replacement of approximately 50 feet of deteriorated concrete retaining wall on Cobbetts Pond with a new concrete masonry unit retaining wall. The Commission reviewed the details for the proposed replacement wall and noted that the construction will be performed when the Pond is drawn down and that appropriate sedimentation and erosion control will be in place. Motion by Mr. Rouillard , seconded by Ms. Ferrisi to have the Chairman sign this Application with no Commission objections. Approved 4-0.

Non-Public Meeting

Motion made by Ms. Skinner at 8:55 pm and seconded by Ms. Ferrisi to go into non-public per RSA 91-A:3, II for the purpose of land acquisition. Approved (4-0).

Re-convened into Public session at 9:14 pm.

Motion to adjourn at 9:15 pm made by Mr. Rouillard, 2nd by Ms. Skinner.

These minutes are in draft form and have been submitted for approval by Bernie Rouillard.