



Town of Weare Conservation Commission

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Conservation Commission

Andy Fulton, Chairman
Stephen Najjar, Vice Chairman
George Malette
Michael Dahlberg, Secretary
Wendy Stevens, Alternate

DRAFT MINUTES April 11, 2012

Members Present: Andy Fulton, Steve Najjar, Mike Dahlberg, George Malette, Wendy Stevens

Guests: Dick Ludders: PRLAC, Terry Knowles: Verna Martin Trust, Paula Bellemore: PLC

Open Meeting: 7:03 p.m.

Terry Knowles: Verna Martin Trust, Map 411 Lot 212

Terry Knowles appeared before the WCC with an offer of donating a 1.16 acre parcel of land to the WCC. The parcel is known as Map 411 Lot 212 and is located on Dustin Tavern Road a.k.a. NH Route 77. There was some discussion about the location of the parcel. Mike pointed out what appears to be an incorrect location on the tax map. Terry stated that she was unaware of the discrepancy. Mike volunteered to check out the abutters deeds and to try and resolve the discrepancy. It was agreed that Terry would come to another meeting once the discrepancy has been resolved.

Southern N.H. Planning Commission: Piscataquog River Management Plan Version B, Dick Ludders: PRLAC

Dick Ludders of the PRLAC appeared before the WCC to discuss the SNHPC Piscataquog River Management Plan. Dick spoke of the Conservation Plan and the River Management Plan Update.

The River Management Plan is an update from the plan adopted in 2000. Dick stated that the PRLAC utilizes the plan in their review of DES applications etc. The updated plan will continue to guide their review of applications etc.

Dick then spoke of the Conservation Plan and how it addresses priority areas that the PRLAC and PLC believes need protection. Version B focuses on the upper headwater water quality issues of not only the main stem of the river but all the streams that feed the main stem of the Piscataquog River. Dick stated that the model ordinances contained in the plan would/could be used as a guide in looking at projects that could affect water quality. Dick feels that Version B should be adopted by the Weare Planning Board and the WCC should recommend that the Planning Board add Version B as an addendum to the Weare. Terry Knowles one of the representatives from Weare to the SNHPC spoke of her support for the adoption of the plan.

Andy Fulton spoke of his opinion on the two plans. Andy stated that he feels that the plans should be used as reference tool. Andy further stated that in his opinion that some of the language in the plans is more than a guiding document and could be binding on the Town of Weare in the future.

Dick Ludders stated that the language in the model ordinance is meant to a part of an ordinance if one were to be adopted/enacted by the Town of Weare. Dick stated that the Town of Weare could use the model ordinance in the future and that the document is to be used as a guide by future planners and boards as they deem necessary.

Steve Najjar inquired as to which NH-RSA the adoption of this plan falls under. Dick then read from

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page 70 of Version B a paragraph that speaks to the adoption of the plan.

George then asked Andy to specifically point out where his concerns lie. Andy said he was not comfortable with the implementation portion. Andy then read from pages 59 and 60 of the plan. Andy stated that he is not comfortable in signing and supporting the Land Conservation Plan. Andy stated that he is comfortable in using the plan as a resource tool but not adopting the plan. Mike stated that he agrees with Andy.

Paula Bellemore of the PLC then spoke to the WCC. Paula inquired as to the WCC's hesitation in adopting the plan and how adoption of the plan could affect our future ordinance creation. Paula asked if the WCC supports the conservation aspects of the plan and wondered if the WCC could voice its support to the Weare Planning Board.

Terry Knowles said that she feels that this is an aspirational document and in her opinion there is nothing mandatory contained in the document. Terry stated that it is her understanding that this is a guidance document and that the implementation process would require adoption by the community.

George Malette made a motion that the WCC recommend to the Weare Planning Board that they adopt the Watershed Land Conservation Plan. There was no second to the motion.

George Malette made a motion that the WCC recommend to the Weare Planning Board that they add the Watershed Land Conservation Plan as an addendum to the Master Plan. There was no second to the motion.

George Malette made a motion that the WCC recommend to the Weare Planning Board that they accept the updated 2010 Piscataquog River Management Plan. There was no second to the motion.

George Malette made a motion to recommend to the Weare Planning Board the Piscataquog River Management Plan Update be added to the Weare Master Plan as a reference document. Steve Najjar seconded the motion. Andy, George and Steve voted to approve the motion. Mike Abstained.

Andy stated that he would like to use the document as a reference.

Steve stated that maybe the WCC should inform the Weare Planning Board that the WCC has concerns about adopting the plan(s). Andy said he would send an e-mail to the Weare Planning Board.

Paula Bellemore: PLC, Oliphant-Chevy Hill C.E. Document

Paula asked if the WCC was all set with the C.E. document. Andy stated that the WCC is all set with the document and that we would send the document for review by Town Counsel. Mike then pointed out to Paula a couple of items in the C.E. that needed correction. Paula noted the corrections.

Paula then informed and invited the WCC members to an Easement Monitoring Session.

Paula then spoke of the Eastman Conservation Area Shed Issue. Paula stated that the current PLC position is since the shed was in place prior to the granting of the easement the PLC will not push the issue as long as the WCC is addressing the issue. Andy stated that the issue is being addressed.

Paula then spoke of the boundary markings on the boundaries of the Eastman Conservation Area and abutter concerns regarding the markings and the paint color of the marks.

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Mike stated that in his opinion good clear markings make it known to land owners on either side of the boundary lines where the lines are and where their property rights extend to and that good markings help prevent encroachments onto the Conservation Land.

Election of Officers

George Malette made a motion to continue with the current slate of officers. (Andy Fulton, Chairman Steve Najjar, Vice Chairman and Mike Dahlberg, Secretary. All voted in favor.

Approval of meeting minutes

Review and approval of meeting minutes of March 2011. George motioned to approve the minutes of March 2011. Mike seconded the motion. Andy, George and Mike voted in favor, Steve abstained.

Natural Resource Inventory

Andy would like to confirm that the WCC has received all the items agreed to in the Contract with Kane & Ingraham before the final invoice is paid. All agreed.

NH Fish & Game

Steve presented a letter of request from NH Fish & Game for permission to conduct studies on Town owned Conservation Land. This would be an open ended permission. Mike made a motion to grant the permission and have Andy sign for the WCC. George seconded the motion. All voted in favor.

Motion to Adjourn

George Malette made the motion to adjourn at 9:03 p.m. Steve seconded the motion. All voted in favor.