

Meeting Minutes

Mont Vernon Conservation Commission

Meeting Date: February 14, 2018

Present: Joanne Draghetti, Shelley Brooks, MaryJean MacGillivray, Michelle Riesselman, Arthur Rounds, (Judy Brophy, Jeff Johnson, seated--, *Michelle made a motion to seat alternates, MJ seconded.*) Annette Immorlicia, Planning Board Rep.

Meeting brought to order: 7:32 PM @ MV Town Hall

Review January Minutes: Minutes reviewed. Michelle made a motion to accept. Judy seconded. Minutes accepted by all.

7:35 In lieu of the fact that Annette Immorlicia will be leaving the planning board and will no longer be the CC planning board representative, Joanne and the CC took this opportunity to thank Annette for her service and support rendered to the CC. The CC will miss Annette.

7:45 Review Correspondence: Survey regarding outdoor recreation received. Information to follow.....

The MVCC received correspondence from Thomas Quinn a local attorney regarding *Title Work* for the *Hebert Lot*. Apparently there is a title issue on that property that still is inconclusive. Joanne would like to review this title with him in order to ascertain what part of the Hebert Lot is in question, and his recommendation for going forward. The MVCC will review this issue again at our March Mtg.

Shelley Brooks also received information from Ethan Bellaire a UNH Extension forestry person regarding an environmental forum taking place at the Peabody Mill Environmental Center on March 3, and 17. Joanne will email this info to all the CC for their interest.

Old Business/Guests:

Guest: John Slater regarding wetland permit for Purgatory Road House Lot. Mr. Slater introduced himself as an environmental scientist who wants to build a high performance, net zero energy efficient home on Purgatory Road. He is asking the CC for an Expedited Wetlands Permit to get started on this project. Based on the proposed location of the dwelling 2800 sq. feet of the 5700 sq. foot wet meadow will be impacted. Joanne asked Mr. Slater how will this area be impacted and he stated he will move some dirt around to slope away drainage from the house. He will then put top soil in place and seed the area. He calculates that the R60 insulated slab house foundation he plans to build will impact approximately 3,000 square feet or less of wet meadow area. He is proposing following the natural contours of the land and is proposing a flat area with a slight slope away from the house. He said he has taken into consideration the natural hydrology of the area. Annette pointed out the plan shows there is a culvert present on the road in front of his property which could increase more drainage. (At this point in time, the exact effect of the drainage offset from the road culverts has not been determined.) In addition, Shelley informed Mr. Slater that this Orchard Hill property has a large infiltration of "invasive plants", in particular, the black swallow wart. Shelly told Mr. Slater that the CC had informed the builder/developer, Brett Vaughn, owner of the Orchard Hill Development that under NH State Law soil from these properties cannot be removed from these lots to anywhere else as that would spread the invasive seeds to other areas of the

town. Shelley wanted to make sure that Mr. Slater understood that this was a serious problem. He said that he understood. In regard to obtaining

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an Expedited Wetlands a permit for this building lot Joanne stated that the ground is frozen and the site cannot be properly evaluated. The DES recommendation is to wait until Spring when the ground is no longer frozen to issue an Expedited Wetlands Permit for the site to be properly evaluated. She stated the CC board should wait until the Spring to see what type of wet conditions are present. Arthur and Michelle agreed that the DES Standard Review Process should be followed and there was no harm in waiting for the Standard Review process in the Spring as it would give the board more time to evaluate the property. In addition, Joanne cautioned Mr. Slater that the building lots on the north side of the road were now being excavated and that could have an impact on the water flow on the south side of Purgatory Road. Joanne called for a vote on continuing the **Standard Review Process on this building lot**. Arthur made a motion to go forward with the **Standard Review Process**, Michelle seconded. *Vote was taken: 3 to 4 to not proceed with Standard Review Process.*

*Shelley then made a motion to proceed with the **Expedited Review**, Jeff seconded. The vote was taken:*

4 to 3 in favor of the Expedited Review Process. Joanne followed with the following caution: "The CC has now waived our rights to have any further input on this building lot."

8:50 Ryan Foster, Edible Landscaping, Ideas for Carleton Pond & Park

Ryan came well prepared with possible options for the landscaping of the project. He had drawn a map of the site with ideas for placement of trees and plants. He explained some of the options that he thought might work. The CC discussed the plan to build a handicapped walkway around the pond and the need to develop a timeline to begin this project. The project is multifaceted and there are still some construction elements involved before the landscaping can begin. We are thinking at this time, because of cost constraints, that we will have to have a 2-3 year plan to complete the walkway/landscaping portions of this project. It was decided that the best way to move forward with developing a plan for Joanne gave Ryan a copy of Bill Davidson's engineering plan which has some proposed landscaping for his information. Joanne explained some of the proposals that we had thought about; specifically, the handicapped walkway. We are still investigating the costs for the walkway and will need to discuss with Jay, who oversees the project and Steve Trombly the contractor for the Carleton Pond Project. Ryan had some good suggestions on types of native plantings that would work and keep the natural appearance of the pond and surrounding area. After exploring different aspects of this project, it was decided that we would establish a *CC Carleton Pond Planning Group to work* in conjunction with Ryan to explore different options. Michelle, Judy and MaryJean volunteered to get the Carleton Pond Planning Group started. The CPPG will need to meet before town meeting to discuss a big picture plan for the project, and a reasonable timeline for phasing in each aspect of the project. The finances available for this project will determine how soon each phase can begin.

New Business:

To Do List: Town Meeting Preparation- Have comprehensive financial info for Carleton Pond Costs.

- Rules & Regs Signs install @ Hebert, Archibald ----
- Install Survey markers and posts @ Cheever Lane -----
- Post Signs @ MV Town line/borders on Purgatory Trail ---
- Complete Map & Marking New Trail @ Hebert Lot ----
- Establish Work Group Carleton Pond, Landscaping & Path

Michelle Riesselman, Judy Brophy & MJ MacGillivray will coordinate with

Ryan Foster from Edible Landscaping and get input from Jay Wilson

-Establish Work Group re. Wetland Ordinances

-Wah Lum Celebration, 10 year loan paid of 2018!

Respectfully Submitted, MaryJean MacGillivray, Secretary

Next CC Meeting: March 7, 2018