

TOWN OF NEW HAMPTON
Conservation Commission
MEETING MINUTES

Town Office 2nd floor small meeting room, 6 Pinnacle Hill Road, NEW HAMPTON, NH 03256

March 6, 2024

1: Call to order:

Mr. Pollock called the meeting to order at 6:30 p.m.

2. Roll Call:

Regular Members: Mr. Bob Pollock, Mrs. Debra Pendergast, Mr. Maurice Schofield, Mr. Tim Young, Mr. Lewis Mundy Shaw

Others Present:

Mr. Tom Crane – Wicwas Conservation Committee
Mr. Scott Powell
Mr. Michael Drake – Selectman Representative
Mr. Harold Lamos

3. Minutes

-Review of 1/31/24 minutes

Minutes of 1/31/24 were reviewed. Mr. Schofield made a motion to accept the minutes as written. Mrs. Pendergast seconded. Vote to approve was unanimous.

4. GUESTS: TOM CRANE & SCOTT POWELL RE LAKE WICWAS WATERSHED

4) Mr. Tom Crane spoke about work that the Wicwas Conservation Committee has done to conserve land in their watershed. They have conserved four different properties on Lake Wicwas and are looking at the broader watershed. He referenced a study that was done of the Winnisquam watershed and the findings for repercussions if Dolloff Brook was fully built out. The level of Phosphorus and cyanobacteria blooms that would occur were of concern. He stated that Lake Kanatsaka had been closed to swimming this past year. They have been in contact with landowners that are interested in conserving their property and have worked to get funding from grants such as the Wetlands Restoration Easement Grant through the Dept of Agriculture and the Aquatic Mitigation Fund.

If the CC gets any request from anyone in or near the Wicwas watershed, they are interested in assisting to preserve nature and wildlife corridors.

Mr. Scott Powell spoke about Meredith residents that have property next to the Bedrosian property that are interested in conserving. He asked if the CC knew of any landowners that were interested in a project to conserve since larger properties have more opportunity to get grants.

Mr. Pollock stated that the Bedrosian property was a donation. There's been no discussion with the other property owners that abut that property. He noted that zoning and subdivision regulations and an overlay district would also work to conserve property.

Mr. Pollock asked if the Wicwas Conservation Committee had been in discussion with any New Hampton landowners. Mr. Crane stated there is a landowner in Meredith that also has land in New Hampton which abuts the Bedrosian property that is interested in conserving property. Mr. Pollock said there is a discrepancy on the Bedrosian property between assessors' maps and survey maps. He will be in discussion with the Town Attorney in regards to that issue. Mr. Pollock also asked if the Wicwas Commission was discussing bargain sales with property owners and they confirmed that

anything was on the table. Mr. Crane stated in the case of the Wetlands Restoration Easement, they pay the Fair Market Value of the property.

There was some discussion about potential for conserving Robinson Falls.

Mr. Crane stated they wanted to keep full communication since they are speaking with Meredith residents that own land in New Hampton also. Mr. Pollock confirmed that the CC would like to know who they are talking to in New Hampton. Mr. Crane said that John Mackie had just sold Clearwater Campground and Meredith Woods in Meredith. He also has land in New Hampton and they may speak to him. Merrill Mudgett has two lots, 42 and 50 acres and they may be speaking with him.

Mr. Crane asked if the CC was generally supportive of this concept and Mr. Pollock stated more through easements rather than acquisition.

Mr. Young said he would like to view Mr. Powell's maps and Mr. Powell provided his contact information.

The CC thanked Mr. Crane and Mr. Powell and they left the meeting.

5. GUEST: MIKE STANLEY

5.) Mr. Mike Stanley from the Snow Shoe Club was in attendance. They have members interested in doing trail building. Mr. Pollock said the CC is interested in their help. Kelly Drake and Bald Ledge need clean up and eventually, the Bedrosian property will as well. Mr. Schofield asked if the club receives any funding from the State for cleanups like snowmobile clubs do. Mr. Stanley said their funding comes from dues only.

Mr. Pollock said a waiver would have to be obtained for the club releasing the Town from injury liability and we would have to know where the club was working. Mr. Stanley said the club is agreeable to this.

Mr. Stanley asked if the CC schedules trail days and Mr. Powell stated that trail days have been scheduled with New Hampton School when they have community service days. Mr. Pollock will let the Snowshoe Club know if such a day is scheduled this spring.

The CC thanked Mr. Stanley for attending and expressed appreciation for the offer of help. Mr. Stanley left the meeting.

6. REPORT OF PERCHED BEACH ON THE PEMI RIVER DES SHORE LAND APPLICATION

6.) Mr. Pollock visited DES in Concord and was given the contact information for the person who is taking care of the application for the Perched Beach. He also was able to speak about the concerns regarding the tennis court and potential for sand to wash into the river. DES had not considered that and were thankful that Mr. Pollock brought that to their attention. He also delivered the CC's letter to DES. There has not been any response from the applicant or DES yet.

7. BALD LEDGE EASEMENT UPDATE

7.) Mr. Pollock said he had been in communication regarding the wording in the easement and reinforced that it had already been approved by the attorney. One more inspection needs to be done. Mr. Pollock indicated that it had already been done, but it has to be done again.

**8. EGAN PROPERTY-
RECOMMENDATION TO
SELECTMEN**

8.) Mr. Drake stated this is on hold. It will probably be a high priority this summer.

**9. CHASE ROAD PROPERTY –
RECOMMENDATION TO
SELECTMEN**

9.) Mr. Drake stated he believes the board is in agreement with logging it sometime this summer. Consensus hasn't been reached on the addition of this property to the other.

**10. DIXON HILL -
RECOMMENDATION TO
SELECTMEN**

10.) No update

**11. STRAITS ROAD
PROPERTY; PROPERTY LINE
ISSUE**

11.) No update

**12. WINONA HEIGHTS ROAD
SELECTMEN REQUEST TO
PAY BACK TAXES**

12.) Mr. Pollock asked if the Selectmen had considered the CC's offer. Mr. Drake said that the offer was considered and at this time, it is on hold. Mr. Drake would like to walk the property and Mr. Schofield said he would walk the property with him. Mr. Schofield stated he thought this had already been on the list and didn't know why it was taken off. Mr. Drake is not sure why. He said the main goal is to recoup the tax money that is owed on the land. Mr. Schofield said the amount owed on the Winona Heights land was not that much and that there is not much buildable area on that lot. Mr. Drake suggested putting that information into the letter to the Selectmen.

**13. SET A DATE TO WORK ON
UPDATING OPEN SPACE
MASTER PLAN**

13.) Mr. Pollock asked everyone to go through the Open Space Master Plan and see if they note anything that needs to be corrected or updated. He would like to have a meeting dedicated to completing any necessary updates. Once this has been done, a public hearing needs to be held. Then the updated Open Space Master Plan would be sent to the Planning Board with the request to have it accepted and included in their Master Plan.

Mrs. Pendergast asked how recent the Town's Master Plan is. Mr. Pollock believes it will be worked on after the 2nd Town Meeting.

Mr. Young clarified that we want to update the map in the Open Space Master Plan. He has contacted Mr. Jeffers with LRPC and would like to send him the map and hopefully get a digital file from him in order to add new properties to the map.

**14. GRANTS AND CC
FUNDING FOR 2023/2024**

14.) Mrs. Pendergast said that the most appropriate grant program for our needs appears to be the Moose Plate Grant. This is for 2024 expenditures, there is not a specific deadline. We need to narrow what we are looking at for a project and come up with a budget. Anything over \$10,000 needs to go to the Governor and Council for approval. Under 10k does not need those approvals.

Mr. Pollock asked if we have to go to town warrant? Mr. Drake said he did not believe so but thinks it may depend on if there is a match.

Mrs. Pendergast said that in other towns she has worked with it didn't need to go to Town Meeting unless is hit a certain threshold. She provided the grant categories: Water Quality and Water Quantity, Wildlife Habitat, Soil Erosion and/or Flooding, Best Management Practices, Conservation Planning and Land Conservation.

Mr. Pollock said that in regards to Robinson Falls, we would need a lot of funds to purchase the property. We need grants and to look to Lakes Region Conservation Trust, Society of Protection of Forest for monies. This is something that would be looked at for the 2025 Town Warrant

Mr. Young asked if the money needs to be completely used by the end of the year. Mr. Pendergast said it does not need to be completed by the end of 2024.

15. DISCUSSION ON PROPOSED GROUND WATER ORDINANCE

15.) On hold

16. OAK TREE FOR PAT SCHLESINGER

16.) Mr. Young provided the cost of the tree which hasn't changed since last year. Mr. Pollock said we need to cut a check out of the Conservation Trust Fund and will need a purchase order which he will complete.

17. NEW MEMBERSHIP – SUGGESTIONS?

17.) Mr. Harold Lamos was in attendance. He provided his history with the Town and the Town of Ashland and additional information about his background. Mr. Pollock recommended that he join the Commission and said he would send the recommendation to Mrs. Pam Vose. He instructed Mr. Lamos to go to the Town Office and fill out the paperwork with her.

Mr. Lamos said he is on the Old Home Day Committee and it would be good to inform residents at Old Home Day about conservation properties in town. There was additional discussion about existing conservation properties and Robinson Falls.

18. OTHER BUSINESS

18.) None

ADJOURNMENT:

Mrs. Pendergast made a motion to adjourn. Mr. Schofield seconded. Vote was unanimous and the meeting was adjourned.

NEXT MEETING SCHEDULED:

Wednesday, April 3, 2024

*Respectfully submitted,
Tamara Van Lenten*