

Candia Conservation Commission
Approved
Meeting Minutes – May 18, 2010

Present: Susan Wilderman, Judi Lindsey, Ellie Davidson, Richard Snow, David Ickes and Dennis Lewis
Guests: Ed Fowler and Mimi Alberu

Meeting was called to order at 7:02 p.m. by Chairperson Wilderman

Regular Business

Minutes of April 20, 2010 were reviewed and the following corrections were made: p. 1, line 22 and p. 2, line 12: revise *Davison* to *Davidson*. **J. Lindsey motioned** to accept minutes as amended, seconded by E. Davidson. All were in favor. Motion carried.

Wetlands Permit Applications –

- Received a standard Dredge & Fill Application for Map 402, Lot 103 request to build a 16' X 350' landing to access the property for a logging operation. The Commission reviewed and discussed the application and determined they had no concerns.

Land Use, Wetlands, Enforcement Issues, Planning Board – Nothing new to report

Correspondence – The following items were available to review:

- Building Inspectors response to the email question regarding the “salvage yard” on Main Street
- Bear-Paw Regional Greenways Newsletter
- New water supply information

Budget Update/Approval of Outstanding Payments/Invoices –

- **D. Snow motioned** to authorize payment of \$4,386.78 to Bear-Paw for cost associated with the Gagne conservation easement, seconded by D. Lewis. All were in favor; J. Lindsey abstained. Motion carried.
- **D. Snow motioned** to authorize payment of \$500.00 to Moosewood Ecological for the GIS and data refinement and report documentation for the month of April, seconded by J. Lindsey. All were in favor. Motion carried.
- **D. Snow motioned** to authorize payment of \$60.00 to D. Snow for reimbursement of the Saving Special Places registration fee, seconded by J. Lindsey. All were in favor. Motion carried.

Conservation Commission Website – Nothing new to report

Lamprey River Watershed Association –

- D. Snow reported that Jim Lindsey volunteered to attend the training session for water quality monitoring. Dick plans to include the headwaters of all streams in Candia during the Stream Walk.
- Action item: Due May 21, 2010, from Chair Wilderman, a copy of the Town Meeting Minutes when the town approved the effort to submit an application to the NH River Management and Protection Program to give support of the Lamprey River watershed and tributaries.

Old Business

Conservation Land/Easement(s) Acquisition Status –

- Guest Mimi Alberu requested information regarding options for her property, Map 408, Lots 69 & 79 which consist of just over ten acres along Aunt Mary Brook Road that was put into Current Use last year. Mimi stated that she does not want to see the land developed and may be interested in putting an easement on the property. There is a possibility that abutters may also be interested in joining the easement. She is willing to donate the easement if the Commission will pay the transaction/survey cost. The easement process was discussed along with some other options and in what manner the Conservation Commission is able to assist her. Research will continue on this possible easement.

- **Siemski Easement:** Ed Fowler spoke with the Siemski family regarding the easement on their property. The preliminary appraisal that was done two years ago for the three pieces of property cost \$1,600.00 and the appraised value of the development rights came to \$315,000-\$350,000. They are still interested in a bargain sale. The preliminary appraisal is outdated and a new full appraisal needs to be done; this will cost \$3,200.00. The Commission discussed transaction cost of the easement, appraisal, and cost associated with Bear-Paw holding the easement in addition to what Conservation Funds are available. The Commission might be willing to help with all transaction costs (estimated to be up to \$16,000) excluding the cost of the appraisal. D. Snow will have more information regarding funds at the next meeting. It was the consensus of the Board for Ed Fowler to continue conversing with the Siemski family regarding the easement process.
- **Rand Easement:** D. Snow reported that the easement process is progressing. At a special meeting on May 7th the Commission approved to fund the easement on the Rand property for \$70,000 and all associated cost. This proposal was approved by the Board of Selectmen on May 10th. Jim Franklin has begun to survey the property. Town counsel Bart Mayer has drafted a Purchase & Sale Agreement, conducted a Title Search, and drafted preliminary easement language which has been sent to eight Land Trusts to review. Only the Southeast Land Trust has responded. Dick will inform the Commission if/when he receives any more responses. He will ask for a consensus from the members via telephone/email once he hears from all the Land Trusts.

Bear-Paw Status Report – Upcoming Evans Mountain events: the Biothon on June 19th

Forest Management / Management Plans for Town Land – Nothing new to report

Commission Properties Access Planning and Requests – S. Wilderman reported that a couple of families have asked if they could help with the Flint Road Forest Trail maintenance. Volunteers are encouraged and greatly appreciated.

Open Space Plan Update Committee – Nothing new to report

NRI Study – It was agreed that June 15, 2010 will be the date of the second Forum. Jeff Littleton would like to start publicizing for the event. J. Lindsey will get the information to the local newspapers.

Other Business:

Stewardship of Properties – Teams need to be formed to walk the properties. S. Wilderman will create a list of the properties that need to be checked and anyone interested in volunteering can sign up.

Project Committee – The idea of forming a Project Committee to oversee new easements was discussed. The consensus was that the current process of having a “point person” for each easement is working well, but we need to be sure the point person has help if necessary. This way the entire Commission stays updated on the process of each easement. It was also the consensus of the Committee to move *Conservation Land /Easements(s) Acquisition Status* to first on the Agenda.

Rand Easement addendum: D. Snow motioned to authorize employment of Jim Franklin to do the survey of the Rand Property for their easement, seconded by J. Lindsey. All were in favor. Motion carried.

Agricultural Day – J. Lindsey reported the event was a great success and the 8th grade students enjoyed their field trip to Car World.

J. Lindsey motioned to adjourn at 8:40, seconded by E. Davidson. All were in favor. Motion carried.

Respectfully submitted
Pat Larkin - Conservation Commission Secretary