

Present: Van Webb, chair, Tim Fleury, vice chair, Ginny Gwynn, treasurer, Cliff Fields, Jeff Kellner, Barbara Chalmers, Doug Hanson by zoom

Visitors: Suzanne Graves, Allyson Traeger by zoom

Meeting at Town Hall called to order by Van Webb at 7:00 PM.

1. MINUTES

- November minutes. **Motion** by Ginny to accept minutes, 2<sup>nd</sup> by Cliff. Vote unanimous in favor.

2. TREASURER'S REPORT

- Ginny reported that there is \$803.65 left in the general fund and when the pending invoices are approved, the 2023 budget will have been spent down. Bank statements were not available a/o today. Conservation Fund stands at a bit over \$200,000.  
**Motion** by Cliff to accept the treasurer's report, 2<sup>nd</sup> by Barbara. Vote unanimous in favor.
- From Nov; report re Dewey Woods Fund as a bank account and/or Trust Fund expendable account is pending. **Action by Ginny**

3. INVOICES

- MeadowsEnd 2023-1085 for LCHIP monitoring of 6 parcels of \$600. **Motion** by Ginny to pay this invoice from professional services, 2<sup>nd</sup> by Barbara. Vote unanimous in favor.
- MeadowsEnd 2023-1093 for Dewey Woods Meadow Restoration consulting of \$1,100.  
**Motion** by Ginny to pay this invoice from remainder of professional services account and with the remainder of the bill paid from the Conservation Fund, 2<sup>nd</sup> by Barbara. Vote unanimous in favor.

4. MAIL

- DES Permit Applications:  
LSPA – replacement of Burkehaven Lighthouse supports  
Fisher's Bay marina dredge & sheet pile installation application under review
- DES Violation / Letter of Deficiency to Bolsinger of Old Norcross Rd off Garnet Hill Rd for shoreline vegetation removal. A letter from the Con Com was sent on Nov 7 to Bolsinger requesting a copy of their DES required restoration plan. Not yet received.

5. VISITORS

- Suzanne Graves, president of the Perkins Pond Protective Association (PPPA) updated the commission about the status of Perkins Pond water quality and asked for the Commission's support re a 2024 warrant article that will facilitate the preparation of a Perkins Pond watershed management study. The state has pre-approved a \$100,000 loan to the town to accomplish this study which will be forgiven once the study is complete. The selectmen support this effort. It is expected that the town's out-of-pocket cost will be \$5,000 max. Perkins Pond is the town's 2<sup>nd</sup> largest body of water and has a public boat ramp. Its watershed is 670-acres in size. The pond discharges through Perkins Pond Brook that flows to Croydon and then to the Sugar River in Newport. A secondary outflow culvert to Wendell Marsh was installed by PPPA in 1989 with DES approval. The PPPA has been testing pond water 3 times a year at 12 locations for many years. It also advises pond residents about what they can do to help on their properties. The 2011 municipal sewer extension serving shore cottages has improved water quality, but phosphorous and chlorophyll levels remain high and sedimentation issues persist. In 1938 the pond was 15-ft deep and now is just 9.5-feet deep. In recent years, excessive rains and the rebuilding of Perkins Pond Road have contributed to sedimentation. The watershed study will determine what actions can be taken to reduce sedimentation, phosphorus, and chlorophyll that encourage aquatic plant growth. Tim asked if the agency who will undertake the watershed study has been

determined yet? Suzanne responded that a request for qualifications is being drafted and when the warrant article passes, proposals will be solicited. Tim asked if there is wide-spread support by people who live in the watershed for the study? Suzanne responded yes and that expanding PPPA membership throughout the entire watershed is on-going. Suzanne noted that the study will take a year, so by June 2025 there will be a plan, then engineering can begin on recommended solutions, followed by determining funding sources for remediation work.

**Motion** by Tim for the Conservation Commission to support the 2024 warrant article for a Perkins Pond Watershed Management Study, 2<sup>nd</sup> by Cliff. Vote unanimous in favor.

#### 6. OLD BUSINESS

- Dewey Woods Meadow Restoration: Van reported on last week's selectmen's meeting where he and Matthias Nevins provided an update. The Selectmen voted to waive the timber tax for this project. The project is out to bid, Matthias expects to show the project to 3 bidders. The Con Com will meet next Wednesday at 7:30 to review logging company proposals. Allyson confirmed that the town manager will sign contracts and that there can be one contract with two parts: work at Dewey Wood Meadow and tree work at the highway dept gravel storage yard. Van noted that if there is insufficient interest by bidders, we could still accomplish brush-hog work later next year and try bidding the logging work again in 2024.
- Ledge Pond Town Forest Trail Erosion: Reviewed Robert Stewart's proposal of NTE \$950 to flag the wetlands in the work area, design the wetland -trail work, and prepare DES application documents, plus \$400 for the DES permit application fee. **Motion** by Cliff to accept Stewart's proposal and spend up to \$950 for professional services plus \$400 for application fee, 2<sup>nd</sup> by Barbara. Vote unanimous in favor.  
Reviewed Greenline Property Services (Doug Gamsby) proposal of NTE \$1,180 for a topographic survey of the trail work area and to pick-up wetland flagging by Robert Stewart. This plan is required for the wetland permit application. **Motion** by Tim to accept Doug Gamsby's proposal and spend up to \$1,180 for survey work, 2<sup>nd</sup> by Ginny. Vote unanimous in favor. Both proposals were discounted fees for the Conservation Commission. Con Com to determine which budget line to use for these invoice payments in 2024.  
It is anticipated that the mapping and surveying will be done soon so that the snow mobile club can pursue a grant to help pay for the work. Trail repair work is anticipated for dry conditions in late summer or fall of 2024.
- Ridgeline Proposal Update: Barbara reported that Susanne Tether, in consultation with others in town, determined that more time is needed to put together a well-thought through proposal which will be ready for a 2025 warrant article.
- Con Com Vacancy: Jeff Kellner has been sworn in as a new member. Welcome Jeff! We still need an alternate member.
- NRI Action Plan:
  - Barbara reported that Susanne Graves of Perkins Pond has connected Ginny with a volunteer to help with invasive plants mapping and Barbara with a volunteer to map vernal pools. A working map now exists for vernal pool siting locations.
  - Ginny and Barbara will answer 6 common questions about land conservation this Friday at town hall during the Town Manager's Community Conversation.
  - Wetlands Overlay District: Review by Michael Marquis w/ a Con Com member re wetlands ordinance. **Pending**

- Ledge Pond South Shore lot: Doug and Barbara visited the 2-acre parcel at the end of private Keyes Road in November. They found the property pins except for the southern pin. An un-used NH Electric Co-op overhead line and poles across this parcel which once served a well on the former Tallerico, now Bell property. The brush under the utility line has been recently cut by someone. A well house just east of the parcel has fallen over and the power is disconnected. If the south property pin cannot be found, it will need to be reset. The discussion extended to other remote land holdings, not fronting on town roads. It seems there are other parcels to include in our request for legal assistance to sort out right-of-way deed language. We await town counsel assistance regarding deeded rights-of-way first granted to private land owners that now apply to the town as land owner and if this creates public access. Allyson commented that this is "on her radar." Barbara noted that deeds for the land on the north shore of Ledge Pond include a right of way over an old woods road on adjacent land heading to Prospect Hill Road. Tim thought this access had not been used in many years. Van questioned if there was deeded access to the Flint-Webb lot? Barbara will assemble deed information about these parcels and report back. **Action by Barbara**
- Peer Review Meeting: Barbara reported the Relax Inc. parcel off Depot Road has had the wetlands mapped and the planning board has accepted their development plan with appropriate setbacks. Goodhue Boat Co. is scheduled for a Planning Board consultation regarding a revised plan for the boat showroom parcel and a new application for work at the lake shore marina next Thursday. Barbara will attend the meeting.
- Tyler-Bartlett lot trees adjoining Carey land at Garnet Hill Road: Mr. Carey contacted the town again about tree removal and suggested dropping them and leaving in place. Tim noted there are slash laws related to slash fire hazards that require slash be removed if within 25-ft of property lines and proximity to houses. Con Com had reached out to him on June 15, 2023 giving him permission to remove trees he is concerned about after he flags them and they are reviewed by the con com's consulting forester. That offer stands.
- Dewey Beach Parking Lot: Barbara reported on a site-meeting attended by town officials, Geoff Lizotte of LSPA, and Barbara to discuss paving the beach parking lot. Town wants to reduce/control the fines from the present blue stone surfaced lot running into the lake. Barbara noted that the lot was for nearly 70 years a sand and gravel surface (bluestone was installed within the last 15 years.) Rec Dept would like to add parking. Barbara noted the entire area including the beach was a wetland, so paved area should be reduced. Geoff Lizotte was involved with the runoff control project from about 12 years ago and offered to provide a new concept plan for the parking lot with an absorption swale and plantings at the head of the parking area. Funds for paving were a 2023 budget allocation and could be encumbered for work in 2024. Geoff will explore grant opportunities to pay for the planting and swale work. **Action by Geoff Lizotte**

### New Business

- NH DOT letter: A letter was received requesting information about any sensitive natural resources in the work area along Route 11 north of Trow Hill Road where the highway has sunk. DOT engineering for the repair project is underway, but work won't occur for at least a year. If the project requires wetland remediation, the letter asked for suggested projects in Sunapee. Barbara reached out to the LSPA and Ausbon-Sargent about this. A small wetland that drains to the lake at the bottom of the Rte. 11 hill going into Georges Mills was suggested by LSPA. It has silted-up and needs work. Barbara will draft a response letter to DOT. **Action by Barbara**

- Base-line Data for Webb Home Forest Conservation Land: Tim Fleury took over as chairman for this portion of the meeting. Ausbon Sargent, as back-up easement holder to the Con Com for this 360-acre parcel, found they do not have a base-line data form on file for this parcel which should have been created in 2000 when Dick and Betsey Webb removed the land from its original 1973 Deed of Dedication and replaced that with a conservation easement deed. (A-S has monitored the parcel since 2003.) Barbara has looked for such a document in Con Com files and Van has looked at Harding Hill Farm, both with no success. A meeting with Shannon, A-S, and Barbara on Monday will check other files held in town hall for this document. **Action by Barbara** If it cannot be found, one will need to be created.  
Van questioned whether the conservation commission should be the prime conservation easement holder for any parcel. The Con Com is not set up to do annual field monitoring in perpetuity, but to change the prime easement holder will require action by the state attorney general.
- 2023 Town Report Message: Barbara will draft the Con Com message for inclusion in the town report and Van will review it. **Action by Barbara and Van**
- NH ConCom Association Annual Meeting: Ginny and Cliff attended this day-long meeting and both thought the event and workshops were very informative and time well spent.
- Member Terms: Cliff noted that his term expires in April and that Van's and Tim's terms expire in February 2024. **Motion** by Tim to nominate Van to another 3-year term, 2<sup>nd</sup> by Ginny. Vote unanimous in favor. **Motion** by Van to nominate Tim to another 3-year term, 2<sup>nd</sup> by Cliff. Vote unanimous in favor. There is time in 2024 to address Cliff's term. Allyson will put Van and Tim before the Selectmen for appointment to renewed terms. **Action by Allyson**

Meeting adjourned 9:30 PM.

Next Regular Meeting: Wednesday, Jan 3, 2024 at 7 P 4M

Respectfully submitted,  
Barbara Chalmers, secretary