



Derry Conservation Commission
14 Manning St
Derry, NH 03038

Minutes of Public Meeting March 25, 2019

On March 25, 2019 at 7:00 pm, the Derry Conservation Commission met in the 3rd floor meeting room of the Derry Municipal Center.

The following members were present: James Degnan, Chair, Ric Buzzanga, Eileen Chabot, Margaret Ives, Robert Spoerl and Justin Mitchell. Members, Grace Reisdorf and William Lowenthal were absent. Alternates, Paul Dionne, David Hernandez and William Ventura, were absent. Town Council Liaison, Neil Wetherbee was present.

Approval of Minutes:

Margaret Ives made a motion to approve the minutes of March 11, 2019. Robert Spoerl seconded the motion. All others were in favor. Motion carried.

Chair's Report, Correspondence & Bills:

The "Saving Special Places" conference will be held April 6, 2019 from 8:30 am to 4:30 pm at the Prospect Mountain High School in Alton, NH. DCC will cover the cost of any members interested in attending. The cost is \$75.00.

Follow-up on Invasive Species -The funds for phase II of the Invasives Species removal project at the transfer station have been approved. This second application will be applied sometime in August.

Site Plan Review:

North Point Outdoors Landscaping - 22 Ashleigh Dr. Tax Map 8 Lot 280-7, the Dubay Group. Karl Dubay presented. Engineer, Alison Lewis was present. This is a re-visit to DCC. A site walk has been done at this time. This is a very flat piece of property with a bit of a drop-off near the wetland. During construction, sock fence will be used instead of silt fence. The certified Green Snow Pro packaging and the UNH Invasive Species removal notes are detailed on the plan. A Flex Storm Pure stainless steel inlet protection package will be installed on each one of the catch basins in the commercial yard area. Oil and debris filter pillows will be added as well. This will act as an additional measure to the pre-treatment plan leading to the infiltration system.

An Alteration of Terrain permit is required. The front portion where the office area and the commercial building will be located will have standard pavement surrounded by lots of berms and landscaping. The rear portion of the property will be of reclaimed asphalt pavement installed according to AOT specifications.

None of the catch basins in the rear are up against the curb line. The basins are all set forward 18 ft. to 20 ft. so that the water will run away from the curb and not collect debris from the curb. The side slope is a 2 to 1 slope. It will be seeded with a naturalized seed mixture.

The Flex Storm Pure inlet filter system has maintenance guide lines. These will be incorporated into the AOT package. This will be the responsibility of the owner once construction is complete. Inspections will be performed three times a year. Letters will be sent to the owner requiring proof that the inspection process has been followed through. A certain date will be given to the owner to comply.

Salt and sand storage areas will be covered with a roof canopy. DCC would like concrete pads underneath these areas. The fuel tank storage area will also be covered and enclosed in concrete.

Even though town water is in place, an irrigation well is being proposed. It would be used for filling tanks for fertilizer mixtures etc. There were no details on the plan regarding the depth, water yield, back flow of the proposed well. DCC would like the details of the well. After discussion, the irrigation well will be removed from the plan. If needed, the irrigation well would be installed at a later date and the details and installation procedures would be discussed at that time.

The stock pile displayed on the plan was questioned by DCC. It is for construction purposes only.

Ric Buzzanga made a motion for Chair to sign the plan with the following changes:

- 1. The silt fence will be shown on the plan as silt tube***
- 2. The salt and sand storage area will show on the plan as having a permanent cover.***
- 3. The salt, sand and other bulk material storage areas will show on the plan as having concrete or other impervious surface.***
- 4. The proposed irrigation well will be removed from the plan.***

Eileen Chabot seconded the motion. All were in favor. Motion carried.

Site Plan Review:

High Gate Estates, 62.5 Bedard Ave, Tax Map 02 Lot 081 – Tim Peloquin of Promised Land Survey presented. This is a 7.2 acre property formerly owned by Pennichuk Water Co. The plan is to sub-divide the parcel into 5 residential lots. The parcel is in the 1 acre zoning district. There is town water in place but no town sewer. There is a small 350 ft. Right of Way extension that has served this lot from an existing road. The plan has been to TRC. There are wetlands on the parcel. The wetlands will be towards the back in each lot. The only lot with a wetland impact is lot #1. There is a proposed driveway crossing in Lot #1. Tim Peloquin stated there would be a wetland impact of 172 sq. ft. which will be appropriately culverted. These are old man-made wetlands.

After viewing the plan, DCC discovered that the wetland impact would be greater than 172 sq. ft. with the roadway coming in. The shoulder of the road would also be impacting the wetland. This brings the total impact to 447 Sq. ft. There is a drainage easement on Lot #3 that favors the Town of Derry. There will be a bio-detention pond on Lot #5. The town of Derry will be responsible for this detention pond. It will be naturally vegetated. DCC will do a site walk on April 3rd at 6:00 pm.

Site Plan Review:

81 Frost Rd - McMaster Development - 81 Frost Rd. Tax Map 01 Lot 028, Tim Peloquin from Promised Land Survey presented. This is a sub-division. There is an existing house. The property is 6 acres. It is located in a 2 acre zoning district. The land is significantly upland with a beautiful meadow. There is a prime wetland in the rear. The plan has been presented to the TRC. The setback from a Prime Wetland is 150 feet. Tim Peloquin says that from his standpoint, he believes the land is developable. The ordinance is very specifically written. There is an ordinance on "Edge of Prime Wetlands" per the prime wetland overlay map #102 that is on file at the Derry Planning Department. With this older overlay map in place on top of the proposed plan, the Prime Wetland that is being defined actually appears to be marsh. It is not very clear and hard to distinguish the area and this material should be updated. This overlay map stems back to the 1980's. Has the wetland shifted in shape in that period of time since the overlay map was produced? When the overlay map is in position over the plan, it appears that the setback will be met and the lot will qualify as buildable and will accommodate a house and a septic. DCC is questioning the driveway being too close to the Prime Wetland and the disposal of and the snow melt running back to the wetland. The lot is very tight. Moving the driveway would put it next to another finger type wetland. The septic would be located in the front of the property. Site distance is another factor. The town is requiring some tree cutting and a gravel road shoulder be installed along the edge of the road. DCC will do a site walk on April 3rd at 5:00 pm. They would like to see a copy of overlay map #102. Tim Peloquin will send a scanned copy of the map as well as the ordinance to the members for the site walk.

Update on Conservation Activities:

Broadview – Newly established online registration for garden plots has been working well. All plots except for three have been taken at this time. Plots can also be reserved by contacting Conservation Member, William Lowenthal at 978-239-8025. To register online go to the Derry website under the Conservation tab/ Town Owned Properties tab /Broadview or email broadviewgardening@gmail.com

The town wide cleanup week is tentatively planned for April 14th to the 22nd. Chair is looking into the availability of the blue trash bags from the transfer station. Meeting at the coffee factory at the start of the day was questioned as was coming up with a way for citizens to report where the bags are after being filled for pick-up. These details need to be finalized.

Margaret Ives followed up on the SCA (Student Conservation Association) and spoke with a representative. She suggested the Shepard Property entrance off Lane Rd. as a project for the students. She is awaiting a response.

A request has been received from NRCS for a copy of the Conservation Easements on the Corneliusen and Ferdinando properties. Margaret Ives will follow up on this request.

Margaret Ives did respond to the South East Land Trust. They had requested copies of Conservation Easement monitoring reports.

Ric Buzzanga made a motion to adjourn. Bob Spoerl seconded the motion. All were in favor. Motion carried. The meeting adjourned at 8:20 pm.

Recording Clerk/ Ruth Robinson