



Derry Conservation Commission  
14 Manning St  
Derry, NH 03038

### **Minutes of Public Meeting Aug 7th, 2023**

On July 17, 2023, the Derry Conservation Commission met at the Derry Municipal Center, 3<sup>rd</sup> floor meeting room at 7:00 pm. The following members were present in person: James Degnan (Chair), Will Lowenthal, Bob Boonstra, Rick Buzzanga, Eileen Chabot, Bob Spoerl. Following members were absent; Grace Reisdorf, Margaret Ives, Jeannie Cunningham. Council Liaison Erin Spencer was absent.

### **Approval of Minutes:**

Rick Buzzanga motioned to approve the minutes of 7.17.23, Bob Boonstra seconds. All in favor. Motion carries.

### **Chair's Report, Correspondence & Bills:**

*Selt Landowner Gathering:* Aug 14<sup>th</sup> @5pm. 247 North River Rd, Epping NH. RSVP by 8/10

*2023 NH Tree Farm Day:* Sept 16th @5pm. 301 Lang Rd, Cornish NH. RSVP by 9/1

*DES notice:* 4 Gill Rd, Tax map 7 Lot 23. Shoreland Impact permit approved. Impact of 22,640sf of Shoreland on Ballard Pond to construct new Single Family residence, Pool, Garage, Patios, Septic etc.

*DES notice:* 17 Taylor Brook Lane, Tax map 18 Lot 30, Standard Dredge and Fill Permit found Incomplete. 60 days to reply.

*DES notice:* 21 Germantown Rd, Tax Map 19 Lot 094 Illegal Dock Reported. Standard 20 day rebuttal period from 7/11/23.

**Site Plan Follow Up (Tentative):** West Running Brook Village Tax Map 5 Lots 062,063,064 and 065- 001 presented by Shane Gendron of Edward N Herbert Associates Inc.

Shayne Gendron stated due to inclement weather the sentiment of the conservation commission was to not walk the project on our original date. There was an attempt to connect commissioners to walk with landowner but unfortunately schedules had not worked out to date. Shayne stated he had previously sent a full set digitally to the commission to review. Chair did not recall having that plan set but it was

later found from a different email address from the firm. Chair asked the board to roll call vote if they wanted to consider voting to approve the project this evening as most had walked previously.

Roll Call Vote Lowenthal-No, Boonstra-Yes, Spoerl-No, Buzzanga-No, Chabot-No, Chair-Yes

No motion to approve as majority ruled no. Sitewalk set for 8/9 @ 3pm.

**Site Plan Follow Up:** 57.5 Frost Rd Tax Map 2 Lot 149 Innercircle LLC presented by Shane Gendron of Edward N Herbert Associates Inc.

Shayne Gendron gave a brief review of project. Commission has completed and initial sitewalk on the proposed entrance location only. Present from the Commission was Bob Boonstra, Grace Reisdorf, Eileen Chabot, and Jeannie Cunningham. Bob Boonstra gave a brief summary of findings. Bob Boonstra confirmed the larger wetland to the left of the driveway was manmade. Site wetland system does satisfy the criteria for a wetland but was low quality. Chair asked commissioners to confirm that this location was the best location to access this site as further design work is needed. Sentiment from Bob Boonstra and Eileen Chabot was that this location was preferred over the second access location of Frost Rd. No vote taken as this was an advisory discussion only with formal plans in front of TRC at this time. Eileen Chabot asked about future culvert design and filtering prior to reaching a wetland further downsite. Bob Boonstra asked about potential future mitigation funding; it is unknown at this time what funds may be available. Chair asked about project timeline. Shayne Gendron advised no set time but potentially 3+/- months before next request to review.

**Site Plan Review (Tentative):** 41 Ashleigh Drive Tax 08 Lots 17 & 17-1 Laporte/Dubay Group

Site plan review did not take place at this meeting. Chair noted that previously planned site walk did not happen. Sole conversation on this parcel was to re-schedule the sitewalk for 8/11 @ 3pm. Sitewalk will be posted.

### **Other Conservation Activities**

#### *Ball Farm:*

Chair gave a brief overview of proposed acquisition of a parcel currently under agreement with pending subdivision plans with towns planning board. This parcel has been rated by the commission and has been under discussion in Non Public session for some time. Commission is now at a point where we must bring a formal motion in public session.

Rick Buzzanga motions to formally engage in acquisition and implement a LOI and Purchase and Sale agreement with stipulations for 42.70 +/- acres of land to be acquired for Conservation and Agricultural purposes. Acreage to be acquired is currently a portion of Tax Map 11-87. Conservation funds out of Land Acquisition account not to exceed \$335,000 not including appraisal, closing, and doc fees. Bob Boonstra Seconds.

Roll Call Vote Lowenthal-Yes, Boonstra-Yes, Spoerl-Yes, Buzzanga-Yes, Chabot-Yes, Chair-Yes

Chair notes additional funds have been voted on and approved by Town Council for this acquisition.

*Easement Amendment:* Chair gave a overview of a current access easement off English Range Road. Chair noted this easement amendment is required for us to continue acquisition process for the Ball Farm parcel. Current access easement off English Range Rd meant for access to Corneliusen woods(existing conservation land) and former Peach Orchard. This easement gains access through lot 11-097 and would terminate to lot 11-087 currently owned by the Ball Family Trust. This amendment would be reviewed by legal and the Charitable Trust Unit.

Rick Buzzanga motions for the Board to seek amendment of current easement on Tax Map 11 Lot 097. Originally granted by the Ferdinandos to the Town of Derry by way of “reserved conservation easement deed” for the purpose of adding language and granting a Utility Easement to the Town of Derry for potential future water tower. Bob Boonstra Seconds.

Roll Call Vote Lowenthal-Yes, Boonstra-Yes, Spoerl-Yes, Buzzanga-Yes, Chabot-Yes, Chair-Yes

**Adjournment:**

Rick Buzzanga motions to end the meeting. Robert Spoerl Seconds. Roll Call vote. Lowenthal-Yes, Boonstra-Yes, Spoerl-Yes, Buzzanga-Yes, Chabot-Yes, Chair Yes

Meeting Adjourns 7:35pm

Recorder: James Degnan