



TOWN OF EXETER, NEW HAMPSHIRE

10 FRONT STREET • EXETER, NH • 03833-3792 • (603) 778-0591 • FAX 772-4709

www.exeternh.gov

PUBLIC NOTICE EXETER CONSERVATION COMMISSION

Monthly Meeting

The Exeter Conservation Commission will meet in the Nowak Room, Exeter Town Offices
at 10 Front Street, Exeter on **Tuesday, October 9th, 2018 at 7:00 P.M.**

Call to Order:

1. Introduction of Members Present
2. Public Comment

Action Items

1. Family Orienteering Event, November 4th, 2018 (*Deborah Humiston, UpNorth Orienteering*)
2. Recommendation to Select Board on consideration of perpetual parking easement at 173 Water Street (Tax Map 64/Lot 50) in accordance with town policy (*Mike Todd, Excel Construction Mgmt.*)
3. By-Laws Update
4. Budget Transfer Request for Education and Training (NHACC Annual Meeting attendance)
5. Committee Reports
 - a. Property Management
 - i. Update on Henderson Swasey Invasive Work Day
 - ii. Update On Field Mowing and Consideration of Modifying Mowing Regime At Whites Meadow For Habitat Creation
 - iii. Inquiry for Morrissette Work Day
 - iv. Community Garden Update
 - b. Trails
 - i. Signs
 - c. Outreach
 - i. Disc Golf Event Volunteer Sign Up 10/12-14
 - ii. Story Walk 10/27 ages 4-7
 - d. CC Representatives Report on Other Committees
 - i. Discussion of String Bridge Pocket Park
6. Approval of Minutes: September 11th Meeting
7. Correspondence
8. Other Business
9. Next Meeting: Date Scheduled (11/13/18), Submission Deadline (11/2/18)

Non Public Session

Non-public session pursuant to RSA 91-A:3, II (d) for the consideration of the acquisition, sale, or lease of real or personal property

*Bill Campbell, Chair
Exeter Conservation Commission*

Posted October 4th, 2018 Exeter Town Office, Exeter Public Library, and Town Departments.

**TOWN OF EXETER
PLANNING DEPARTMENT MEMORANDUM**

Date: October 5th, 2018
To: Conservation Commission Board Members
From: Kristen Murphy, Natural Resource Planner
Subject: Oct 9th Conservation Commission Meeting

1. Family Orienteering Event, November 4th

We have received an event agreement from Deb Humiston to conduct a family friendly orienteering event in the town forest. She uses specific orienteering maps and is in the process of updating them so she doesn't have a map to submit with her event agreement. Note that she has requested there be an allowance to hold the event even if it is raining. The number of participants are generally low and they are working in different areas at once so she does not anticipate an impact to the trails should it be raining.

Suggested motion:

- To [approve] [deny] the request for an orienteering event in the town forest on November 4th, 2018

2. 173 Water Street Easement

In order for the Select Board to consider a perpetual easement at 173 Water Street (Tax Map 64/Lot 50), Town's Council indicated in accordance with town policy the SB must consider recommendations from the Planning Board and Conservation Commission. The applicant is before you for your recommendation.

Suggested Motions for a memo to the Select Board:

_____ We have reviewed this proposal and have **no objection** to the lease of this portion of the Town's land for the purposes indicated.

_____ We have reviewed this proposal and recommend that the Select Board **(approve)(deny)** the request for the reasons noted below:

3. By-Laws:

Please review the attached proposed revisions proposed by a CC subcommittee of Bill, Todd and.

Suggested Motion:

_____ We adopt the by-laws as (proposed) (amended).

4. Budget Transfer Request

This year we have had a wonderful array of training opportunities and as such have limited funds to cover attendance at the NH Association of Conservation Commission. Since we were unable to hire in intern for this year, we have funds available to cover any who which to attend the annual conference (\$60 ea. before Oct 19th). The agenda is [HERE](#). Please give this thought and whatever final amount needed we will need to transfer from Temporary Staff account.

Suggested Motion:

_____ Transfer \$ _____ from Salary/Wages Temp subaccount to Education and Training.

5. Committee Reports:

a. Property management

i. HS Invasives Work Day:

- ii. Mowing Update: Please review the suggested proposal from David O'Hearn for leaving a stand of trees within the White's meadow (short walk if you can make it before Tuesday). The original deed did include a provision that the CC would conduct mowing to maintain a wet meadow there. We need CC input on whether this proposal is in compliance with the deed and if so, if this is something you wish to adopt as a management approach.

- iii. Morrisette Work Day: We received an email from a resident with concerns about dumping and some trail repair needs at the Morrisette Property. David O'Hearn actually did quite a bit of the clean up that was needed but we still have an area in the woods that could use some support. If anyone is interested in organizing, we have a resident willing to assist.

b. Trails

c. Outreach

i. Disc Golf Event Volunteer Sign Up Sheet

It would be great to have CC presence during the disc golf event. See list of times if you can help out.

- ii. Story Walk Volunteers: If you could volunteer, connect with Ginny for details: 10/ 27 3:00 pm, 3:30

**Exeter Conservation Commission
Event Agreement**

*NOTE: This agreement is in addition to permits required by the Town of Exeter.
Contact the Town Managers Office to determine any additional permit needs*

Event Name: _____ Event Date: _____

Point of Contact: _____

_____ Estimate of Participants: _____

Event Description: _____

Please read, sign and initial below. A copy of the notice of Authorization will be provided to you upon signature by the Conservation Commission and should be in hand on the day of the event.

I, _____ agree to comply with the following terms for the above referenced event.

_____ Event related activities do not involve private property, unless authorized in writing by landowner, with such permission provided to the Conservation Commission 2 days prior to the event.

_____ Two (2) days prior to the event, the course conditions will be inspected. If trails are wet, the event will be cancelled or re-routed to avoid wet conditions.

_____ Inspection of trail conditions will be with the Conservation Commission's representative prior to and after the event. Trails will be returned to pre-event conditions within 7 days following the event.

_____ The event will be cancelled if rain occurs after the inspection or on the day of the race

_____ All litter will be removed within 24 hours following the event

_____ A map of the planned route is attached

_____ Trail markings shall be non-permanent

_____ Organizers are responsible for making arrangements for parking at Department of Public Works (if applicable), police and traffic control, and provisions for port-a-potties at their expense.

Date/Time of

Date/Time of

Pre-run Inspection _____

Post-run Inspection _____

Event Point of Contact

Date

Conservation Commission

Date

Excel Construction Management^{LLC}

Excel Project # 2017-06

Town of Exeter New Hampshire
Planning Board and
Conservation Commission
10 front St.
Exeter, NH 03833
RE: Renovations and Addition
173 Water St.

September 26, 2018

Parking Easement Narrative

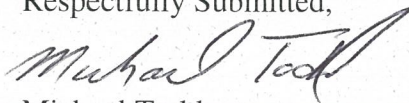
On August 30, 2018, at the recommendation of the Planning Dept., we requested a meeting with the Select board to review the possibility of an easement for the slight encroachment onto Town Property for two planned parking spaces in connection with the Project at 173 Water St. We then met with the Select board on Monday September 10 to review the easement. Subsequent to that meeting the Town Council has directed us to seek recommendations from both the Planning Board and the Conservation Commission. An apparent requirement of Town policy, and it was explained to us no formal noticing or hearing was required, but simply some sort of recommendation from each board.

Generally, the request for the easement is due to the fact, the site plan before you show four parking spaces directly behind the building between the building and the river. Two of the spaces are entirely on the property of Freedman Realty Trust. Two other spaces encroach slightly into the Town of Exeter property. One space, marked as Exhibit "A" encroaches by 103.48 sf and the other space, marked as Exhibit "B" encroaches by 39.94 sf. The area in between will include the new curb cut to the underbuilding parking area.

As we all know, parking is a premium in downtown. These spaces will allow two tenant vehicles to park on-site, in lieu of using the adjacent public parking. In addition, to include this area in the construction of the project, it will be landscaped and maintained, which will help beautify the river-walk. Up until now it has not been maintained and it has become overgrown.

Please refer to attachments... we will explain.

Respectfully Submitted,



Michael Todd
Excel Construction Management



Setting the Standard
for Building Safety™

DATE	DATE
12/20/17	12/20/17
PROJECT NO.	PROJECT NO.
17110	17110
ISSUED FOR REVIEW	ISSUED FOR REVIEW
REVISION	REVISION
BY	BY

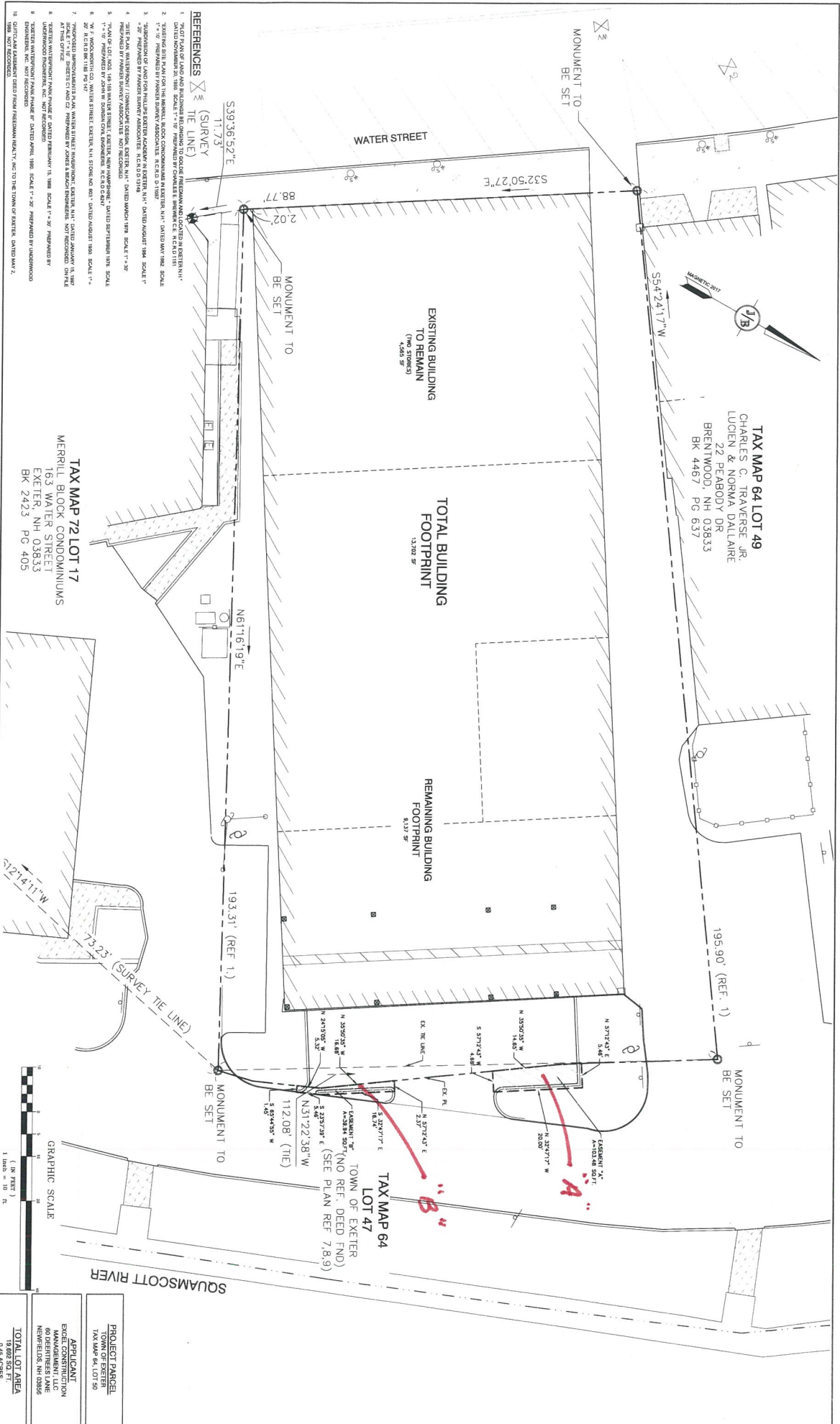
REV	DATE	REVISION	BY
1	08/20/18	ISSUED FOR REVIEW	BMG

Designed and Produced in NH

J/B Jones & Beach Engineers, Inc.
 85 Portsmouth Ave.
 Portsmouth, NH 03805
 603-772-4746
 FAX: 603-772-0227
 E-MAIL: JBE@JONESBEACH.COM

Plan Name:	PRELIM. EASEMENT PLAN
Project:	173 WATER STREET IMPROVEMENTS 173-179 WATER STREET, EXETER, NH
Owner of Record:	FREEDMAN REALTY INC. 173 WATER STREET, EXETER, NH 03823 RICH.D. BK 2546 PG 7

DRAWING NO.	A1
SHEET 1 OF 1	JBE PROJECT NO. 17110





A



"B"





BY-LAWS OF THE EXETER CONSERVATION COMMISSION

Article I: Name and Location

The name of this (voluntary, non-profit,) organization shall be the Exeter Conservation Commission (hereafter called The Commission). The principal office of The Commission shall be located at The Exeter Town Office Building, 10 Front Street, Exeter, New Hampshire.

Article II: Authority

Established in March 1965 by a vote at Exeter Town Meeting, the Commission derives its authority from State Law RSA 36-A and from the Town of Exeter Ordinances. Nothing in these by-laws is intended to conflict with these.

Article III: Purposes

1. To ensure the conservation and proper utilization of the natural resources and the protection of watershed resources of the Town of Exeter.
2. To advise other Town boards and State agencies on conservation and natural resource matters as defined by local and state regulations.
3. To acquire land for fee (full title) or through conservation easement for conservation purposes and to receive gifts of money or property in the name of the Town. This may include water resources. The Commission will then manage these areas.
4. To manage duly authorized town forests.
5. To conduct research into local land and water natural resources to ascertain their value for conservation purposes.
6. To keep the public informed as to actions taken and lands available for public use through maps, signs, charts, plans, and pamphlets.
7. To intervene when appropriate within 10 days of a dredge and fill of wetlands application, and to investigate and report its findings and recommendations within 40 days to the NH Wetlands Board.(RSA 483A)
8. To receive copies of sand and gravel excavation permit applications and make necessary comments and recommendations to the proper board.(RSA 155-E)
9. To advise the Planning Board on Conditional Use Permits [and Wetland Waivers](#)
10. To monitor open space and conservation lands, including easements for compliance with the deed.
11. To conduct or sponsor activities which foster conservation education.
12. To assist in the Town's Master Plan up-date [and to implement the actions dealing with conservation issues.](#)
13. To attend workshops, informational meetings and conferences so that the Commission is adequately informed about conservation issues.

Article IV: Membership

1. Membership And Terms Of Office

- A. **Regular Members:** A full Commission shall consist of seven (7) regular members, appointed by the Board of Selectmen for three-year terms. Terms shall be arranged so that approximately one-third of the members' terms expire yearly. Members may serve no more than two consecutive three-year terms and are eligible for alternate member position after maximum terms are served. The appointment of members shall conform to terms and requirements of RSA 36-A.
- B. **Alternates:** The Board of Selectmen may appoint five (5) alternate members. Upon designation of the Chair, alternate members may serve in place of a regular member in the event of absence or recusal. The terms for alternates shall be the same as for regular members.
- C. New members shall file an application with the Town Manager's Office and will be contacted for an interview by the Board of Selectmen. All members must be residents of Exeter.

BY-LAWS OF THE EXETER CONSERVATION COMMISSION

D. The Natural Resource Planner participates as an advisor to the Commission but does not vote.

2. Election Of Officers

Officers for the Commission shall be elected each May for a term of one year and may serve consecutive terms.

3. Absenteeism

A. Members are expected to attend all monthly meetings unless the Chair is notified in advance.

B. Unexcused absence from four meetings may result in a letter being sent to the regular member or alternate in question. If no reply is forthcoming in a reasonable amount of time (usually one month), the member will be requested to submit his or her resignation and the Selectmen will be so notified to select a replacement.

Article V: Responsibilities of Offices

1. Chairperson

A. It shall be the duty of the Chair, or his/her designate, to notify in advance all members of the Commission of any scheduled meeting. The Chair is also responsible for finalizing agenda for the meeting listing issues to be discussed.

B. The Chair shall run the meeting and assign the floor to those speakers who request it.

C. The Chair may take part in any discussions relative to the business at hand and will rule on any disputes that arise during debates.

2. Vice-Chairperson

A. The Vice-Chair shall preside at all meetings of the Commission in the absence of the Chair and shall perform all duties and have all powers of the Chair in case of temporary absence or incapacity of the Chair.

3. Clerk

A. In the absence of administrative staff, the Clerk shall keep an accurate record of the meetings and other proceedings of the Commission

B. In accordance with RSA 91-A:2, a typed copy of the minutes shall be made available for public inspection not more than 5 business days after the meeting, and a copy brought to the Town Clerk's Office.

C. In the absence of administrative staff, the Clerk shall be responsible for correspondence designated by the Commission.

4. Treasurer

A. The Treasurer ensures all monies received by the Commission is accounted for and deposited into the Conservation Fund and disbursed from that account only with proper authorization by official vote of The Commission.

B. The Treasurer shall report on the status of the Commissions monies at meetings of the Commission not less than quarterly and file a copy of that report with the Planning Department of the Town of Exeter.

C. The Treasurer, with support of the Natural Resource Planner, is responsible for preparing the annual budget request.

BY-LAWS OF THE EXETER CONSERVATION COMMISSION

Article VI: Committees

1. The Raynes Farm Stewardship Sub-Committee

- A. **Objectives:** This committee is advisory to the Commission and shall:
- (i) Help identify and prioritize preservation and public use objectives for Commission review.
 - (ii) The Conservation Commission serves as the primary contact person for inquiries regarding the property and may call upon the Stewardship Committee to advise, particularly in maintaining the Town's relationship with the farmers who lease the farmland and barn.
 - (iii) Review the LCHIP monitoring report, the farmer-Commission lease agreement, and the Raynes Farm Long Range Development Plan. Any suggestions for changes that are agreed upon by the Committee ~~and~~ shall be submitted to The Commission for their approval.
 - (iv) Provide recommendations to the Conservation Commission on implementation of projects that have budgetary impacts.
- B. **Membership:** This committee shall consist of at least 5 members including 2 representatives from The Commission, a member of the Exeter Historical Society, a member of the Public Works Department and private citizens. In addition, any individuals leasing the land will also be a part of the committee but will not vote when decisions concerning their lease are discussed. Other members may be appointed by the Commission from the town at large with the goal of furthering the objectives of the Long Range Development Plan.
- C. **Procedures:** The committee shall elect its own chair annually. The committee shall meet at least annually for the purposes of reviewing the LCHIP monitoring report, the Farmer-Commission lease agreement, and the progress with projects identified in the Raynes Farm Long Range Development Plan.

2. Trails Sub-Committee

- A. **Objectives:** This committee is advisory to The Commission and shall:
- (i) Oversee the creation and maintenance of trails on Conservation Lands in accordance with the trail management plan and advise The Commission on actions that need to be taken.
 - (ii) Submit a list of recommended trail projects to the Commission each year in order to meet budget planning schedules.
- B. **Membership:** This committee shall consist of at least 2 representatives from The Commission. Other members may include both residents and non-resident users of the trail network with the goal of having representation from a diversity of recreational uses and furthering the intent of the Trail Plan.
- C. **Procedures:** The committee shall meet at least 2 times a year to identify and prioritize trail projects needs and as needed to further the objectives of the trail management plan.

3. Ad Hoc Committees

- A. Ad Hoc committees may be appointed by the Chair of the Commission as the need arises. At least one member of the Commission shall serve on each committee.

Article VII: Operating Procedures

1. Meetings

- A. Public notice of Commission Meetings must be posted in two public places, such as the Town Offices, the Town's website, or the Library 24 hours prior to the meeting. The notice shall be

BY-LAWS OF THE EXETER CONSERVATION COMMISSION

published according to State law RSA 91, a copy of which is available in the Conservation Commission Handbook.

- B. At the discretion of the Chair there shall be not less than one regular meeting of the Commission each month. Such meetings will be held in the Town Offices on the second Tuesday of each month at 7:00 p.m. unless otherwise specified by the Commission or the Chair prior to the second Tuesday. Regular meetings will end no later than 10:00 PM unless the Commission votes to continue the meeting at that time.
- C. Special meetings may be held, if necessary, at the discretion of the Chair. They may also be called by the Commission on a majority vote of the members for a special purpose. At any special meeting, no business other than that specified by the Commission may be considered.
- D. Individual notification of each Commission member by the Chair shall be given not less than five days before the date of any special meeting.
- E. A majority of the members of the Commission then in office shall constitute a quorum for the transaction of any business.
- ~~F. It is the responsibility of the Chair to convey to the appropriate State, County or Town board or commission recommendations passed by the Commission.~~
- ~~G. No discussion of action items would continue after 10:00 pm unless otherwise voted on by the Commission.~~
- ~~No business will be conducted after 10 pm unless by vote of the Commission.~~
- ~~F.H.~~

2. Public Hearings

- A. A public hearing must be held before any money from Conservation funds ~~are~~is used to acquire "any interest in real property"(RSA 36-A:5 II). A public hearing may be held to solicit opinions on other issues deemed important by the Commission.
- B. Notice for such a meeting must be posted in two public places and in a newspaper "of general circulation in the municipality" at least 10 days before the hearing, counting neither the day of posting or the day of the hearing. (RSA 675:7)
- C. Conduct of the meeting should follow the procedure outlined on p. III-4 of the Handbook for Municipal Conservation Commissions in New Hampshire.
- D. Minutes of the meeting should include the members of the commission present, those who testified and a summary of their positions. These minutes should be distributed in the same manner as regular minutes, described in Article V, Section 3B.

3. Dredge and Fill Applications

- A. Upon receipt of a copy of an application to dredge and fill wetlands from the Town clerk, per RSA 482-A:3 (except for agricultural and minimum impact applications as noted in D below), the Natural Resource Planner on behalf of the Chair shall send a letter of intervention to the wetlands board asking for an additional 30 days for review if a regularly scheduled meeting will not meet review deadlines.

BY-LAWS OF THE EXETER CONSERVATION COMMISSION

- B. The Commission may hold public hearings, public informational meetings and/or conduct site walks as part of its review. The application must be discussed, and a decision made as to its impact, at a regular meeting of the Commission.
- C. A final letter of recommendations shall be sent to the wetlands board.
- D. Upon receipt of agricultural wetlands or minimal impact applications, the Commission shall review the application and sign the supplied forms in accordance with State procedures if expedited review is supported by the Commission.

4. Review of Sand and Gravel Excavations

- A. Upon receipt of a copy of an application for a permit to excavate, per RSA 155-E, the Commission will review the application as to its impact on the natural resources of the area.
- B. The Commission may hold public hearings, public informational meetings and/or conduct site walks as part of its review. The application must be discussed, and a decision made as to its impact, at a regular meeting of the Commission.
- C. A final letter of recommendations shall be sent to the Planning Board.

5. Request from Planning Board, Zoning Board or Technical Review Committee for Advice or Review.

- A. Upon receipt of a Conditional Use Permit application or request for input or review by any Town board or committee, the Commission shall review the request and respond appropriately.
- B. For projects that appear before the Commission prior to other land use boards, The Commission shall provide written recommendations to those Boards for consideration.

6. By-laws

- A. These By-laws shall be reviewed annually and revised as needed by a majority vote of the Commission.



Kristen Murphy <kmurphy@exeternh.gov>

White's Meadow woodcock aspen patch. To mow or not to mow.

1 message

David O'Hearn <david.ohearn@suntecktts.com>

Tue, Sep 18, 2018 at 10:53 AM

To: Kristen Murphy <kmurphy@exeternh.gov>, "Campbell, William E." <wcampbell@exeter.edu>

Cc: VIRGINIA RAUB <coreyraub@comcast.net>

Hi Kristen,

Spent a few hours yesterday at Whites Meadow. There is about a quarter acre of regenerating aspen/poplar trees approx. 6 to 8 feet high that I did not mow.

I did mow around and in-between in order to give any new aspen shoots a chance to sprout.

My email to you is to ask if you do want it mowed? I would suggest against it as we have a very fine piece of woodcock habitat in the making.

Please see pictures attached of the poplar patch from different angles. I will send other emails with more pictures in case on file size limits.

White's Meadow should have been called White's Jungle. The was absolutely no sign of grass. Sensitive Fern, golden rod and woody matter made the going slow but you know there is a field under all that growth.

I did not do the Perry field only the access road all the way to White's. The neighbor who mows the paths around the pond came out and spoke with me. He said there are concrete blocks where you marked but also there are some closer to the pond. I'm going to wait till late October/early November when everything dies and I can see . I'm about half done with the White's Meadow. I'm glad I got in there before this rain.

Please take a walk. You will like what you see. You are welcome to use my pictures on the ConCom FB page. Time for people to take advantage of this beautiful field.

Thank you,

David

Fields of Dreams Mowing

2 attachments

Aspen patch.jpg
2504K



WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That I, **WILLIAM J. WHITE,** a single person, of 126 Linden Street, Exeter, County of Rockingham, and State of New Hampshire,

FOR CONSIDERATION PAID, grant to the **TOWN OF EXETER,** a municipal corporation, duly organized and existing under law with a place of business at 10 Front Street, Exeter, County of Rockingham, and State of New Hampshire,

WITH WARRANTY COVENANTS, the following described premises:

A certain tract or parcel of land situated in Exeter, County of Rockingham, State of New Hampshire off the Kensington Road and bounded as follows:

Southerly by the Exeter River; westerly by land formerly of Albert N. Dow, now of the Town of Exeter; northerly by land formerly the heirs of Frank Brown, now of the Town of Exeter and easterly by land formerly of J. Harry Hilliard, now of the Town of Exeter. Containing five (5) acres more or less.

Together with the right of way from Kensington Road to said premises over adjoining land formerly of J. Harry Hilliard. Such right of way is described in the deed of Luther G. Cate to John M. Wadleigh dated February 3, 1878 and recorded in the Rockingham County Registry of Deeds at Book 441, Page 304.

Meaning and intending to convey by whatever description, the same premises conveyed to William J. White by Deed of Frank H. Wadleigh, dated October 4, 1939, and recorded in the Rockingham County Registry of Deeds at Book 958, Page 187.

This conveyance is made subject to the following restrictions: The Town of Exeter shall not allow or permit hunting or any public access by motorized vehicles, recreational motorized vehicles, dirt bikes or trail bikes. Such restriction shall not prohibit the Town of Exeter from utilizing such motorized equipment as is necessary to mow and maintain the

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2005 AUG 25 PM 1:31

ROCKINGHAM COUNTY
REGISTRY OF DEEDS

property hereinabove conveyed. The Town of Exeter shall also have the affirmative obligation to mow the property as necessary to keep and maintain it as a wet meadow. Pedestrian access shall be permitted from the adjacent Town of Exeter conservation land.

The above-described premises are not the homestead property of the Grantor.

This is a conveyance to a municipality and pursuant to New Hampshire RSA 78-B:2 I. no revenue stamps are required.


Executed this 25th day of August 2005.


William J. White

STATE OF NEW HAMPSHIRE
COUNTY OF ROCKINGHAM

August 25, 2005

Personally appeared, William J. White, known to me, or satisfactorily proven to be the person whose name is subscribed to the foregoing and acknowledged that he executed the same for the purposes therein contained.

Before me, 
Type or Print Name: Lynn D. Morse
Justice of the Peace/Notary Public
My Commission Expires: 02/06/2007

10/12/2018 (Fri. 8:00AM - 12:30PM) - Fri: Open Barn/Set Up

Volunteer 1 (1)	Name: Kristen Murphy	Email: kristenmurf@gmail.com	Phone:
Volunteer 2 (1)	Name:	Email:	Phone:

10/13/2018 (Sat. 7:30AM - 1:00PM) - Sat: AM

Volunteer 1 (1)	Name: Kristen Murphy	Email: kristenmurf@gmail.com	Phone:
Volunteer 2 (1)	Name:	Email:	Phone:

10/13/2018 (Sat. 1:00PM - 3:00PM) - Sat: Mid-Day

Volunteer 1 (1)	Name:	Email:	Phone:
Volunteer 2 (1)	Name:	Email:	Phone:

10/13/2018 (Sat. 3:00PM - 6:30PM) - Sat: Close

Volunteer 1 (1)	Name:	Email:	Phone:
Volunteer 2 (1)	Name:	Email:	Phone:

10/14/2018 (Sun. 7:30AM - 9:30AM) - Sun: AM

Volunteer 1 (1)	Name:	Email:	Phone:
Volunteer 2 (1)	Name:	Email:	Phone:

10/14/2018 (Sun. 9:30AM - 12:00PM)

Volunteer 1 (1)	Name:	Email:	Phone:
Volunteer 2 (1)	Name:	Email:	Phone:

10/14/2018 (Sun. 12:00PM - 3:00PM) - Sun: Mid-Day

Volunteer 1 (1)	Name:	Email:	Phone:
Volunteer 2 (1)	Name:	Email:	Phone:

10/14/2018 (Sun. 3:00PM - 6:30PM) - Sun: PM & Lock Up

Volunteer 1 (1)	Name: Kristen Murphy	Email: kristenmurf@gmail.com	Phone:
Volunteer 2 (1)	Name:	Email:	Phone:



Children's Story Walk

Sat Oct 27th

Raynes Farm

61 Newfields Road

Parking: 0.10 Mi. North Of The Barn

Two Reading Times: 3:00 or 3:30 pm

Join The Exeter Conservation Commission For This Family Friendly Activity

*The Event Will Feature Two Fun And Interactive Readings Of
"The Little Old Lady Who Wasn't Afraid Of Anything" By Linda D. Williams*

Meet Us At "The Big Red Barn" And Walk Through The Fields To The Historic Gravesite

RSVP or Questions: kmurphy@exeternh.gov

Exeter Conservation Commission
September 4, 2018
Draft Minutes

Call Meeting To Order

Bill Campbell called the meeting to order at 7:01 pm in the Nowak Room of the Exeter Town Office Building.

1. Members Present: Present at tonight's meeting were Bill Campbell, Dave Short, Carlos Guindon, Todd Piskovitz, Sally Ward, Andrew Koff, Alyson Eberhardt, Ginny Raub, alternate, Lindsey White, alternate, Don Clement, and Kristen Murphy.

2. Public Comment

There was no public comment at this meeting.

Action Items

1. Family Orienteering Event, November 4th, 2018

Deborah Humiston of local orienteering club Up North Orienteers requested a hold on the day of November 4th for an orienteering event in the town forest. She has not held this event for a few years, so her original orienteering map needs corrections. She will use existing data provided by Ms. Murphy as well as fieldwork to update the map. There is no pre-registration, but she expects about 30 people, 10 - 20 families and 10 elite runners. She will know if the event is feasible by early October.

Mr. Guindon asked if the event is primarily off-trail; Ms. Humiston responded that the beginners will be on-trail, the intermediate will make a few forays between trails, and advanced runners are off-trail. She has worked with the Commission before to ensure they stay away from certain areas. Mr. Campbell asked if the event will have enough parking; Ms. Humiston said that they are hoping to use the C3I parking lot on Commerce Way, which is near the trailhead, but is waiting to hear back from that company.

Mr. Guindon said that the event was a great idea, and that unless the number of attendees was huge it would have minimal impact. Mr. Campbell would like to have a representative from the commission check out the trails before and after the event.

MOTION: Ms. Ward moved to approve the request for an orienteering event on November 4th, with details to come in October. Mr. Short seconded and the commission approved. Ms. Humiston or Ms. Murphy will bring details to a future meeting.

2. Shoreland Conditional Use Permit Review for a Multifamily Residential Building at 25, 29 Franklin Street. Tax Map 72-75, and 72-77 (Shaun Vando, TF Moran)

Jeff Kavan of TF Moran presented an updated proposal for a multifamily residential building. Mr. Campbell prefaced the presentation by saying that this project had been granted a CUP by the commission several years ago, but that this proposal is different and slightly better. Mr. Kavan stated that previously, there was a parking lot in the back, but now there is an

underground garage so that the back area would remain grass. Also, they are proposing an underground StormTech-type system with treatment and detention for the roof runoff before the water is transported offsite. The impervious lot coverage has decreased from 5000 square feet to 4600, two parking spaces' worth. The lot coverage used to be 48%, but is now reduced, and will not result in unhealthful conditions for the adjacent river. They are asking for a conditional use permit for the site to have greater than 10% lot coverage within the shoreland protection area.

Mr. Campbell asked Mr. Kavan to describe how the stormwater will be treated. Mr. Kavan said that there is an underground plastic chamber system. The roof runoff is captured in a grass swale. There is filtration material under that; the StormTech system has an isolator row wrapped in fabric, so that if there are sediments they will be captured there. The system will infiltrate as much water as it possibly can, while the overflow from bigger storms would be detained in the system and released later at a slower rate. Mr. Clement asked about their plan to keep excess nitrogen content from getting into the Exeter River. Mr. Kavan said that the first flush will be captured in the soil filter layer, removing pollutants before it infiltrates into the water table. Mr. Campbell asked if they will be capturing driveway runoff. Mr. Kavan said no, the driveways sheet forward into the road system, but that they tried to reduce the area. Mr. Campbell asked who will maintain the filtration system, and Mr. Kavan responded that the association of the building's four units is responsible.

Ms. Raub asked if the proposal was reviewed by the planning board or TRC. Ms. Murphy responded that TRC had reviewed it, and asked whether current flood data was used and whether the information could be entered into the nitrogen tracking system, but otherwise had fairly minor comments. Mr. Campbell asked if the commission had any comments to send in a letter to the planning board recommending approval.

Mr. Koff asked if they had looked into pervious pavement for the driveways. Mr. Kavan replied that you'd need good soil, a low water table, and special winterized treatment. A regular snowplow can't be used on porous pavement, you need a rubber blade, and you leave a layer that will turn into slippery ice. Trying to change the grade of the driveways to sheet back onto their own system would make them excessively steep. They couldn't do more for the driveways without putting a trench drain and infiltration systems in the public right of way.

Ms. Raub asked if there is green space in the plan. Mr. Kavan said that they're adding curbing and landscaping in between driveways and sidewalks. Ms. Eberhardt was concerned about Cheyenne Privet in the landscaping plan, and Mr. Kavan agreed to discuss a change with the landscaper.

MOTION: Ms. Eberhardt moved to send a memo to the Planning Board that they have no objection to the project. They do however recommend the applicant consider an alternative native landscape plant to the privet proposed due to its invasive qualities. Mr. Guindon seconded, and the motion passed unanimously.

3. Liberty Utilities Lease Update

Mr. Campbell said that Liberty Utilities wants to build a three-building metering station on

a 1/3 acre corner of a 4.5 acre lot listed on the conservation map as the Wilfred Moreau Nursery. The Conservation Commission had permission from the Select Board to use the lot for a tree planting program back in the 1970s, and considered it as one of their pieces of land, but they don't own it and have no conservation easement. Mr. Campbell asked if the commission approves of Liberty taking that corner in a permanent easement, and if would they like to recommend mitigation such as another tree nursery or a community garden. Ms. Murphy said that the commission doesn't have authority to approve, only to make a recommendation.

Mr. Clement stated that this matter is in front of the Select Board, and that the approval is not for the pipeline, but only for the easement for the metering station. Liberty Utilities proposed to give the general fund \$30,000 up front, then if they decide to build a metering station in this space and get permits, they would pay an additional \$100,000. The station would be similar to the one on Epping Road near Great Bay Kids' Company, but larger. The alternative to using this parcel is to build a metering station on the East side of the Squamscott River, in Stratham, but then there would have to be directional drilling under the river.

Mr. Koff asked whether Public Works was involved in the decision. Mr. Clement answered yes, there's already access along a gravel road to get around the holding ponds and they don't have a problem with the proposal. Mr. Clement pointed out that there are already two gas lines that already go through this area. Mr. Guidon said that if they're going to be following the right of way, they will transect forested area, creating a permanent gap and fragmenting the system. Mr. Clement stated that there's an existing dirt or gravel road. Ms. Eberhardt asked if Exeter were to take this on, would that prevent them placing the pipeline in the riverbed? Ms. Murphy confirmed that it would not have to cross beneath the river. Ms. Eberhardt observed that avoiding the directional drilling into the river is positive.

Mr. Clement said the Select Board asked Liberty Utilities if they would be amenable to clearing a piece for a nursery as part of the construction, and they said yes, if the town wanted to pursue that. Ms. Raub stated that if they started a nursery, they could do shrubs and take cuttings, not just grow trees. Mr. Campbell asked if the commission wanted to suggest to the Select Board that they try and work out a way of clearing that lot or getting money toward community garden. Mr. Clement said that they are already pretty far along with the budget. Mr. Guidon wanted to leave the 30 or 40 years of regrowth of trees, as they could be good for the site. Mr. Short thought it made sense not to ask them to clear it, but rather to request financial support if they decided to proceed with the tree farm, and that the Select Board could come up with reasonable figure for mitigation contribution. Mr. Clement stated that this would not be a mitigation, but rather an outright lease of town-owned land. Mr. Campbell stated that the town will benefit financially and through taxes, and he recommended that a piece be carved out for conservation. Even though it's not technically conservation land, it's been considered as such for fifty years. Mr. Clement said that any changes to the agreement with Liberty Utilities would force the Select Board to go through another meeting, whereas they had intended to yay or nay the issue in the next Monday meeting.

Ms. Murphy clarified that the Conservation Commission was asking if the selectmen would consider dedicating some of those funds to conservation purposes, and that the agreement could be board to board instead of board to developer. Mr. Clement said that the \$130,000 and ensuing taxes will go into general fund, and that he did not hear a consensus

about a proposal such as reconstituting the nursery. Ms. Ward said that the commission would like to have a conversation with the Select Board about options for conservation. Mr. Campbell proposed that they direct a letter to the Select Board, stating that they had no objections to the metering station, but the commission should be compensated; Ms. Ward added that alternately the funds could be used for conservation efforts. Ms. Eberhardt stated that their goal was to increase the conservation value, onsite or in another nursery in the spirit of the site.

The general consensus was that the commission should write a letter to the Select Board to the effect that they have no objection to the project but feel that they should benefit from the easement. However, they need time to develop a specific response.

4. Raynes Farm Use Agreement

Mr. Campbell presented the town's application for use of town properties, and suggested that two or three members from the Conservation Commission review the town version and incorporate any aspects not currently included in the application for the use of Raynes Farm or any use of conservation land. For example, they should consider aspects such as insurance, crowd control, traffic control, alcoholic beverages, and charcoal grille use. Ms. Eberhardt and Ms. Ward agreed to review the town permit for ideas.

Mr. Campbell suggested adding fee information to the application itself, but Ms. Raub thought that they didn't have enough history to standardize the fees in the application, and Ms. Eberhardt suggested that it was better to leave it flexible for each event. Ms. Murphy responded that without standard fees, applicants can't get a sense of the cost in advance, so she can't advise them when they inquire about use of Conservation properties. Mr. Campbell said it is difficult to set a standard/fee schedule with a property like Raynes farm. Mr. Short suggested that Ms. Eberhardt and Ms. Ward work on everything besides fees, and fill in that blank when reconvening.

5. Committee Reports

a. Property Management

i. Henderson Swasey Invasive Plant Management

Mr. Guindon suggested an invasive plant event for the commission and/or volunteers in October, following a training that he is taking on the subject but prior to the leaves falling, which will make identification harder. He suggested that the primary purpose could be to create a record of what is happening with invasive plants now, but that they may also want to pull strategically in areas of the least growth. Attacking heavy growth without chemicals would be a major project. He noted that the worst areas are where the invasives were recently harvested, making him hesitant to do management at that scale without follow-up treatment. He suggested that they concentrate on a few species, such as Glossy Buckthorn, Japanese Bittersweet, and Burning Bush, which would make identification easier. Marking the plants is difficult; paint doesn't stay long enough to mark and come back months later, while flagging works better but may not be evident with the fast growth. Saturday, October 6th was proposed for the event, with the time TBD.

ii. CC Property Monitoring

Ms. Eberhardt agreed to monitor Allen Street Woodland Park. Ms. White had intended to visit Exeter Country Club, but she is busy with work and travel. Ms. Eberhardt stated that Ms. Eberhardt and Ms. Murphy had already been talking to the groundskeeper there and could follow up. Mr. Koff agreed to monitor 80 Epping Road.

b. Trails

Mr. Campbell showed samples of trail signs created by John Thunberg. There are nine trail signs and the numbers 1 - 20. He asked for advice on how to mount them; his suggested mounting pressure-treated wood on the tree with countersunk bolts, then screw the sign into the wood with aluminum or steel screws. Ms. Murphy suggested using one-directional screws, which will tighten but won't loosen. Mr. Short suggested placing them up high, and Mr. Campbell asked if the trails committee would help, to which Mr. Short said yes. Mr. Campbell asked if the board would approve a thank you gift for the signmaker, who did this at cost.

MOTION: Mr. Short moved that Mr. Campbell pick out a gift of appreciation for the signmaker at his discretion. Mr. Piskovitz seconded, and the motion was unanimously approved.

c. Outreach

i. Draft Sign Review: Little River @ Garrison Lane, Morrissette @ Skate Park

Ms. Murphy presented draft signs for review. Mr. Campbell suggested that Morrissette should include a trail at the grassland/pollinator field. Mr. Clement suggested identifying the river as Little River and labelling the confluence of Dudley Brook and Bloody Brook with the river. Mr. Koff said that he will email Ms. Murphy with text corrections, and also suggested that zooming into the trail portion would make the map more user friendly. Ms. Murphy said that she will work with the map further.

ii. September Kayak Event

Mr. Campbell proposed a public kayak trip on the Squamscott River, starting with a brief history and then a trip down to the oxbow. He suggested the 23rd of September as the best day, since the high tide that day is at 1:30 PM, but the commission disagreed about the optimal time for the trip based on the tides. Mr. Campbell, Ms. Murphy, and Mr. Guindon were planning an exploratory trip the day following the meeting, and would report back on conditions at the next meeting.

iii. Raynes Events: Disc Golf 10/12-14, Raynes Farm Makers Fair 10/20, Story Walk 10/27 ages 4-7 d. CC Representatives Report on Other Committees

It was previously proposed that there be a promotional effort for the Raynes Farm disc golf event in October at the similar event at Stratham Park on Sept 14-16. Ms. Murphy contacted the organizers and learned that the peak

event times are Saturday starting at 8 and Sunday at midday, and these would be the best times to staff a table. Mr. Short said he would speak to his contacts there.

Mr. Campbell suggested the commission have a table at the Makers Fair. The time is not yet specified. Mr. Campbell and Ms. Raub volunteered to attend.

Ms. Raub gave an update on the Story Walk. The book will be "The Little Old Lady Who Wasn't Afraid of Anything," and she is waiting for the book to arrive before deciding on further details.

Other committee reports: Mr. Campbell mentioned an email from Ms. Murphy regarding the NH Association of Conservation Commissions awards for conservation activities, and asked for suggestions on accomplishments to highlight for this group. Ms. Raub suggested Peter Waltz's spring tree planting program, and Mr. Guindon agreed that it was a good idea. Mr. Campbell will work with Ms. Murphy on the submission.

6. Approval of Minutes: August 14th Meeting; no changes

MOTION: Mr. Piskovitz moved to approve the minutes, Ms. Ward seconded. All were in favor. Ms. Eberhardt abstained as she wasn't present at the meeting.

7. Correspondence

Ms. Murphy presented three items of correspondence:

A representative of Southeast Land Trust asked if the Conservation Commission would like a complimentary table at their Trail Fest event, Saturday Sept 22nd from 9 - 2. Mr. Campbell volunteered to attend.

There was a request to use a metal detector in the town forest. She stated that Raynes farm has historical significance, so although there's no official policy, she thought that the commission would not be supportive. The commission agreed that they are not supportive of the use of metal detectors on conservation land.

Jen Brackett asked for commission member email addresses to promote a boat tour of Great Bay on an unspecified date. All members agreed to share their contact information.

8. Other Business: There was no other business.

9. Next Meeting: Date Scheduled (10/9/18), Submission Deadline (9/28/18)

MOTION: Mr. Campbell moved to adjourn, Mr. Piskovitz seconded. All were in favor and the meeting was adjourned at 9:24 PM.

Respectfully submitted,

Joanna Bartell

Recording Secretary