

HILLSBOROUGH CONSERVATION COMMISSION

January 10, 2013
Approved Minutes

Present:

Commissioners: Brett Cherrington, Chair; Linda White, Vice Chair; Terry Yeaton; Tom Fournier; Rachel Hawkinson; Ann Ford (Alternate)

John P. Segedy, Recording Secretary
Robyn Payson, Planning Director

Chair Brett Cherrington called the meeting to order at 7:08 pm.
Ann Ford was designated to vote in place of the vacant position.
Chair Cherrington provided a packet of information to the Commissioners.

Public Business

The Commissioners and Robyn Payson introduced themselves to each other.

Robyn Payson, noted that Brett Cherrington had asked her to apprise the Board of the proposed Michael Black development on Antrim Road.

Robyn Payson explained that on Wednesday (January 16, 2013), the developer would be presenting a proposal for a Conceptual Master Plan. She said that neither she nor the developer expected that this would be approved that same night.

Robyn Payson explained that the Conceptual Master Plan was an outline of what the developers wanted, but did not entail approval of specifics. In answer to a question, she said that it would not include approval of the road. Robyn Payson further explained that the purpose was to get approval of the concept of the development, but that further (site plan) approvals would be necessary for each part of the project. She noted that was one of the conditions which would be listed on the plan and read a couple of the other conditions including one that required Conservation Commission approval of wetland impacts.

Robyn Payson told the Commissioners that she wants to hear information from the Conservation Commission and any of their concerns.

Linda White asked how much authority the Commission had.

Brett Cherrington said they had advisory authority to the Department of Environmental Services (DES) and the town (Boards).

Robyn Payson said that the developers want to work with the town to do things right. She said that one of the proposed conditions is Conservation Commission approval.

Linda White said that condition could be changed. She said she just wants to know that if they make recommendations, they will be taken seriously.

The issue of timely information was discussed.

Robyn Payson said she would be providing copies of information to the Conservation Commission as well as other departments. She also said that she will help out with the schedule to let the Conservation Commission and others have input.

Brett Cherrington said that he would like to backtrack a bit. He said that for the benefit of those Commissioners who have not participated in a large development before he wanted to talk generally, as opposed to specifically about this project. He said it's important to recognize each parties roles. Brett Cherrington said a developer is in business to make and maximize profit, the Planning Board plans and manages development in the town. He said the Conservation Commission needs to monitor threats to the town's environment.

Brett Cherrington said that while conditions in a plan are good, they don't always get implemented. He reiterated that the Conservation Commission needs to be vigilant during the process to make sure it does its job of promoting environmental conservation and monitoring regulatory compliance.

Brett Cherrington urged the Commissioners to attend the Planning Board meeting on Wednesday (January 16, 2013).

Brett Cherrington noted that DES may have limited capacity due to funding levels, which made it all the more important for the Conservation Commission to do its job.

Rachel Hawkinson asked what the Commissioners can do.

Brett Cherrington said to let the town boards and DES know any environmental concerns that are perceived.

Linda White added – that would include Kelly Dearborn-Luce (Town Code Enforcement Officer) and Robyn Payson also.

Brett Cherrington said he had shared some of his concerns with Mr. Black after his presentation to the Planning Board on December 19th 2012. He said that his concerns were that the environmental concerns be addressed. He said he had pointed out that the 2008 presentation by Mr. Black and his environmental consultant Mark West to the Conservation Commission (September 11, 2008 meeting) referred to three vernal pools and a high value stream system.

Robyn Payson suggested they invite Mike Black to a Conservation Commission meeting.

Brett Cherrington noted he had done so after the December 19th meeting.

Brett Cherrington said he would like to see an existing conditions plan.

John Segedy noted as a point of information that one is usually included as part of a set of plans. He questioned whether the Planning Board would even be able to accept the application as complete without one.

Robyn Payson said she would ask about getting one.

Linda White said she would like to be able to hire someone to look at the site for the Commission.

Linda White asked if they had a copy of the wetland scientist's report from 2008?

Robyn Payson said she is trying to get it and will forward it if she does.

Brett Cherrington stressed that he is not against development on the lot, he just wants to see it done right.

Robyn Payson said that if there are any questions, she is the point person for information.

Linda White suggested that permeable asphalt be considered.

Robyn Payson said she knew a company that makes or sells permeable asphalt.

Terry Yeaton asked Robyn Payson and she agreed to get information about the product.

Mitigation was discussed.

Robyn Payson left the meeting at this time.

Minutes

1. December 27, 2012

A couple of changes were suggested.

Linda White moved: *To approve the minutes of December 27, 2012 as amended.* Rachel Hawkinson seconded. Motion passed 4-0-2 (Ann Ford & Tom Fournier abstained).

Correspondence

1. **Town of Hillsborough** - Monthly financial statement. Balance in Conservation Fund is \$111,275.30.
2. **Emerald Lake Village District** – Wetlands Permit Application to Department of Environmental Services (DES) – Red Fox Crossing (M 16, L 51).
3. **Richard Head** – Resignation effective January 3, 2013.

Old Business

1. **Official Document Review** – Tabled.
2. **Annual Report**

The Commission reviewed a Draft version that Brett Cherrington provided and extensively discussed it. A number of suggested changes were made. Rachel Hawkinson will e-mail further suggestions to Brett Cherrington who will finalize the report.

3. Membership

John Segedy reported that a Calendar Announcement had been sent to the two local papers.

New Business

1. Audubon Society Workshops

Rachel Hawkinson reported that there are workshops coming up on January 31, February 21 and March 21 that may be of interest.

Adjournment

Tom Fournier moved: *To adjourn.*

Ann Ford seconded. Motion passed 6-0 at 9:18 pm.

Respectfully Submitted:

John P. Segedy
Recording Secretary
Approved January 24, 2013