



Town of Candia
Conservation Commission
74 High Street
Candia, New Hampshire
03034

May 15, 2012 Meeting Minutes (Approved)

Present: Ellie Davidson, Dave Ickes, Betsy Kruse, Deb Levesque, Dennis Lewis, Judi Lindsey, Mimi Alberu (Alt), Dick Snow (Alt.).

Guests: Dwayn Critchett, Mark Pepper

The meeting was called to order at 7:00 pm by Chair Betsy Kruse, followed by the Pledge of Allegiance.

Regular Business

1. Conservation Land/Easements Acquisition Status – Critchett and Pepper projects were moved up on the agenda as both parties were present. The Critchett surveys are done; Dwayn Critchett needs to go through the subdivision process. A double easement is also required for power lines on the property. He asked whether the Commission thought it would be a simple subdivision. Dennis Lewis suggested asking the Planning Board at their next meeting (May 16). The Pepper survey is in process and RCCD will be the easement holder.

Before the meeting, Dick Snow distributed draft easements and purchase and sale agreements electronically. RCCD has viewed both properties and is reviewing the easement documents. Dick Snow needs to insert some boilerplate from the Master Plan in the easement language and clean up any errors or deletions in order to present the documents to the Board of Selectmen for their signature. Betsy Kruse had some questions regarding language specific to public access/hunting, use limitations, and master plan goals. Dick Snow clarified that public access was implicit, but not specifically guaranteed in writing. Mark Pepper stated that he would not be willing to put in writing that anyone would have the right to go on his property any time they wanted to. He wants to retain the right to post his property at some future time if deemed necessary. In addition, having guaranteed public access in the easement language would require an additional fee from RCCD. Regarding use limitations, it was clarified that structures with agricultural use are allowed.

Bart Mayer requested deposit amounts for the P&S agreements and closing dates. He will need two months (worst case) to research the titles for both properties. The consensus was to secure 5% deposits. Judi Lindsey moved that \$6,750 be escrowed for closing on the Critchett property and \$5,500 on the Pepper property. Ellie Davidson seconded, and the motion passed unanimously. Deb Levesque moved to recommend to the BOS that they sign the P&S agreements, seconded by Judi

Lindsey. The motion passed unanimously. CCC also needs to hold a public hearing in June to present the conservation easements and obtain a vote to expend the money from the Conservation Fund.

ARM grant possibilities – Dick Snow submitted the pre-proposal for the two Fitz properties. He is waiting to hear from DES whether we are eligible to submit an application.

Betsy Kruse noted that the Baker property on New Boston Road has recently been logged and is now for sale. RCCD currently holds an easement on the abutting Closs property and there is another easement on the other side. The property (96 acres) extends to the Deerfield town line. Dennis Lewis is talking to Phil Auger (Bear Paw and SE Land Trust) regarding conservation potential.

2. Minutes of previous meeting (April 17, 2012) – Judi Lindsey moved to accept the minutes as written, seconded by Ellie Davidson. The motion passed with one abstention.
3. Wetlands Permit Applications – No applications at this time.
4. Land Use/Wetlands/Enforcement Issues/Planning Board – Judi Lindsey forwarded the map rack question to the BOS. Dick Snow reported feedback from the BOS that the rack must be moveable. Dick Snow will follow up with Mike Pouliot, who had previously mentioned having information.
5. Correspondence – Ellie Davidson passed around a flyer from DES on the topic of salt in NH groundwater. Betsy Kruse passed around a flyer about a workshop in Raymond on June 1st regarding a new Lamprey River 100-year flood plan. Judi Lindsey also mentioned Mimi Alberu's letter to the editor in the April 19th issue of the Banner thanking voters for supporting CCC's warrant article.
6. Budget Update/Approval of outstanding payments/invoices – Dick Snow requested motions to pay the following items:
 - \$1,196 to RCCD, to retain them to hold the easement on the Pepper property; moved by Deb Levesque and seconded by Ellie Davison, passed unanimously.
 - \$42 to Mimi Alberu for administrative support in April; moved by Judi Lindsey, seconded by Dave Ickes, passed unanimously.
 - \$1,125 to Jim Franklin for mapping the excluded area on the Critchett property; moved by Judi Lindsey, seconded by Dennis Lewis, passed unanimously.
 - \$2,430 to Jim Franklin for mapping Map 407, Lot 54 (Critchett) ; moved by Judi Lindsey, seconded by Dennis Lewis, passed unanimously.
 - Fee for inserting a public notice in the Banner, for a public hearing to be held in June ; moved by Judi Lindsey, seconded by Deb Levesque, passed unanimously.

Betsy Kruse inquired what the balance in the fund was after payments and encumbrances; Dick Snow replied approximately \$300K.

7. Conservation Commission Website – Dick Snow met with Jim Dimaggio and Catherine Sangillo to brainstorm preliminary plans for updating the Website. Ideas included maps of conservation areas and easement language. Dick will also follow up on digital copies of the NRI and Open Space Plan.
8. Lamprey River Water Quality Initiatives – conference in Raymond on June 1st (see Correspondence).

Old Business

9. Bear-Paw Status Report – Biothon (led by team of experts trained in specific areas of environmental science) being held on June 9th at the new Fordway Brook Headwaters Preserve on Crowley Road in Candia. The purpose is to inventory all of the species they can find on a particular property and compare to other properties in the area for both Bear Paw and the state. Bear Paw is raising money for this purpose. There is also a bird walk coming up this month and a Return to the Suncook River in August. Lisa Clark (Podunk Rd., Candia) is doing a workshop on taking plaster casts of animal tracks. In addition, Mark West is holding a Turtle Talk on June 23rd.
10. Forest Management / Plans for Town Land / Stewardship – Dennis Lewis asked whether anyone had come up with ideas for a gate at the Hemlock Town Forest. Consensus was that a wooden gate would be the most appropriate. He suggested two granite posts with a single gate, with two low stone walls extending back on either side. Dennis will try to find two posts; there will be some cost involved for the wood. Mimi Alberu and Judi Lindsey volunteered to help build the stone walls.

Charlie Moreno suggested to Dennis a summer evening walk at the Town Forest in June or July (possible dates 6/26, 6/28, 7/16). He would charge \$150 to lead the walk.

Other Business

11. CIP projects –item tabled. Judi Lindsey will keep the CCC informed of any Planning Board updates.
12. Commission membership renewals – renewal letters have been submitted.
13. Upper Lamprey Scenic Byway – Ellie Davidson attended the April 18th meeting with Deb Levesque. They passed around handouts, including a proposed map and list of places of interest. The next meeting will take place May 24th. Deb Levesque noted that the BOS must approve Candia's inclusion on the route.
14. CCC voting procedures – item tabled.
15. Elections – Judi Lindsey moved to re-elect Betsy Kruse as Chair; Ellie Davidson seconded, and the motion passed with six in favor and one abstention. Judi Lindsey and Deb Levesque agreed to share the position of Vice Chair. Ellie Davidson moved to elect them as co-Vice Chairs, with Dennis Lewis as second. The motion passed unanimously. Dick Snow agreed to continue as Treasurer, accepted by consensus.
16. Mary Girard – Betsy Kruse will write a letter to Mary Girard's family expressing condolences, and the CCC's appreciation of her service to the town and support for conservation efforts. Judi Lindsey suggested a possible memorial scholarship fund for a young person from Candia to attend conservation camp. This item was tabled for the time being.

Judi Lindsey moved to adjourn at 9:03pm, seconded by Ellie Davidson. Motion passed unanimously. Next meeting of the CCC is on June 19, 2012 at 7:00pm.

Respectfully submitted,

Mimi Alberu

Mimi Alberu
Candia Conservation Commission Clerk