

**As Approved**  
North Hampton Conservation Commission  
Meeting Minutes  
October 11, 2016

**Administrative**

The meeting was called to order at 7:04 PM. The agenda was posted in compliance with RSA 91A requirements.

**Roll Call**

Attendance included Chris Ganotis (Chair), Kathy Grant, Shep Kroner, Philip Thayer and Andrew Vorkink. Members of the public included Joe Mulledy, Steve Riker and John Chagnon of Ambit Engineering.

**Annual Membership Dues**

The Chair received an invoice for \$333 for the Commission's annual membership dues to the NH Association of Conservation Commissions (NH ACC). After some discussion, ***a motion was made by Philip Thayer, duly seconded by Kathy Grant to pay the amount of \$330.00 due.*** The motion carried with a unanimous vote.

**Annual Meeting of NH ACC**

The NH ACC meeting will be held at Pembroke Academy on November 12, 2016 from 8:00 AM until 4:00 PM.

**Capital Reserve #8 Financial Report**

The Chair reported that there is a current balance of \$312,370.98 in the Capital Reserve #8 account as of October 5, 2016 and a current balance of \$9,986.50 in the operating budget for fiscal year July 1, 2016 through June 30, 2017.

## **Wetland Permit Applications**

Tighe & Bond Engineering submitted an expedited wetland permit application for PSNH/Eversource Energy to replace telephone poles off Post Road for power supply across I-95. After some discussion, ***a motion was made by Philip Thayer, duly seconded by Andrew Vorkink, to approve the Chair to sign the application.*** The motion carried by majority, with one vote opposed.

A second application was requested by Hank Brandt, the owner of the Gov. Dale property, to place a culvert in a low wet area on the north side of the property to access the additional farm land for agricultural purposes. After some discussion, ***a motion was made by Andrew Vorkink, duly seconded by Philip Thayer, to authorize the Chair to sign the application conditionally after determining that the South East Land Trust has no objection to the action requested by the application.*** The motion carried with a unanimous vote.

## **New Business**

### **Ambit Engineering, Inc. – Greystone Village Update**

Joe Mulledy, Engineer of Ambit Engineering went to the Planning Board on September 6, 2016 to review the project. There was discussion regarding the moving of the detention pond to the original location approved by the Planning Board in 2004 and whether the current proposal violates the easement. After much discussion, ***a motion was made by Andrew Vorkink, duly seconded by Kathy Grant, on the understanding that the North Hampton Planning Board is interested in the views of the Conservation Commission with respect to the proposed detention pond, the Commission advises that the July 2016 J & S Greystone amended site plan, appears to be consistent with the approved site plan of 2004. Therefore, the Commission advises that the July 2016 proposed site plan appears to be***

***consistent with the open space conservation easement deed of October 7, 2005, which permits drainage structures within area in conservation.*** The motion carried with a unanimous vote. The conditional use permit issues will be discussed further at a future meeting.

### **Approval of September 13, 2016 Minutes**

After some discussion and four corrections, ***a motion was made by Philip Thayer, duly seconded by Kathy Grant, to accept the minutes as amended with Chris Ganotis abstaining.*** The motion carried with a unanimous vote.

### **FB Environmental Proposals**

Little River Water Quality Testing – no new actions to report  
DES\_EPA Watershed 319 Grant Application – no further action is scheduled

### **Old Business**

#### **Luff Conservation Parcels Stewardship Plan Proposal Update**

Deborah Goard from SELT notified the Chair and Vice Chair that additional information will be needed to complete the Stewardship Plan and that some of the required information will need to be provided by an approved certified Forrester or certified Biologist. This matter will be reviewed and addressed for future action by the Commission.

#### **Review of Luff Conservation Land Access Deed and SELT Review and Contracting for Open Issues**

Several issues were raised concerning the access right - of -way easement for crossing the golf course land to the Conservation parcels behind the Sagamore golf course. The access route described in the easement may require a deed amendment. Deborah Goard at SELT indicated by correspondence that this matter for allowing the public to access to the conservation land as written in

the easement should be discussed with Richard Luff, owner of the Sagamore Golf Course. A legal review is pending.

### **Clarification on Legal Issue of Land Transfer**

#### **Pending Issue on Category B Parcel**

Andrew Vorkink reported that the approval on a deed restriction for the Luck parcel is pending and that the family has been notified to confirm the types of items that the family agrees are acceptable to be placed on the land. Once resolved, Andy will arrange for filing deed restrictions for six properties.

There being no other business to discuss, a motion was made by Philip Thayer, duly seconded by Shep Kroner, to adjourn the meeting. The meeting was adjourned at 10:00 PM.

Respectfully submitted,  
Beverly Moore  
Recording Secretary

***“These minutes are prepared by the Recording Secretary within five (5) days as required by NH RSA 2,11. They will not be finalized until approved by the majority vote by the Conservation Commission”.***