



TOWN OF BOW

Conservation Commission

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Municipal Building

Bow Conservation Commission

Meeting – January 14, 2019

DRAFT Minutes

The regular monthly meeting of the Bow Conservation Commission was held on January 14, at 7:30 p.m. Chair Sandy Crystall called the meeting to order.

Members present: Sandy Crystall, Wendy Waskin, Amanda Kallenbach, Bob Ball, and Michael Hansen (arrived at 8:29 p.m.)

Items for Consideration/Discussion

1. Applicant: Eversource Energy

Wetland CUP application for the wetland and wetland buffer impacts to upgrade the Q171, C196 transmission lines and replacement of structures.

Block 2, Lots 8-F, 48, 48-B, 51 and 53-F located within transmission corridor through 38-42 South Bow Rd., 85 Allen Rd, and 57, 56-60, 64 Woodhill Hooksett Rd.

Matthew Cardin, Eversource, and Sarah Barnum, Normandeau Associates, introduced themselves and presented the details of the application:

- original presentation was for all three transmission lines, but later split into two applications for line 253 first, and 196 and 171 together later;
- the plans show all three lines, but this CUP is only for the two lines;
- wood poles are replaced with steel ones, most times in kind and in place; poles in the wetland areas will be cut below grade and the stump will remain in the ground, whereas the ones in the dry areas will be removed completely;
- work pads around each structure would be either gravel or timber mats (in the wetland buffers) and most disturbances will be fully restored, and some will be restored with topsoil taken from the pad area that would be spread over the gravel and seeded; timeline depends on line outages and Bow road weight restrictions, thus work may begin late April and continue to July;
- some structures will be moved closer to the edge of the wetland to minimize future impacts;
- elevations on some poles will have to change (both higher and lower) due to terrain, however all the clearances remain within regulated heights; all federal and state approvals would be received as well;
- the company is working with the landowners and makes attempts to incorporate their input into the design;

Mr. Cardin also answered questions about the following:

- vernal pools were not identified in the work area;
- the standard operating procedures in case a wildlife sighting has occurred;

- training the contractors and inspecting the work by Normandeau Associates;
- utility notifications will be filed with NHDES shortly and the BCC will receive a copy;
- Natural Heritage Bureau Datacheck report will be furnished to the Commission as well;
- providing more information for the presentation to the Planning Board on changing the elevations for some poles as well as any environmental impacts related to EMF radiation;
- treatment chemicals and insecticides that were used for the wood structures;

Ms. Waskin made a motion to approve the Wetland CUP application for the wetland and wetland buffer impacts to upgrade the Q171, C196 transmission lines and replacement of structures pending receipt of the following information from the applicant:

- *EMF radiation;*
- *Insecticides regularly used to treat the wooden poles.*

Ms. Kallenbach duly seconded and motion passed unanimously.

Applicant G. Gardner contracting

Application #501-19 for a Wetlands Protection Conditional Use Permit #401-19w for wetland and wetland buffer impacts associated with an Open Space residential subdivision creating 34 house lots, and open space parcel and 4,200 feet of new roads (pre-Planning Board receipt of application). Block 3, Lot 133-L, located at 23-27 Bow Bog Rd.

Jennifer McCourt from McCourt Engineering and Thomas Sokolowski from TES Environmental Consulting introduced themselves and presented the details of the subdivision and answered questions about the following:

- a large lot with that fronts Bow Bog and Robinson Roads, while Smokey Road and Nesbit Drive both end at the property line and allow for reconnection through the property;
- the property also abuts Knox Forest and has a utility and telephone line easements;
- a snowmobile trail runs very close to the property and the two large boulders that are observed from the trail system sit on the property;
- yield plan provided a number of 34 possible lots, thus the open space subdivision will be the same amount, with 2 off Robinson Road, and 32 as an open space subdivision with a cul-de-sac off Bow Bog Road, and a through road connecting Smokey and Nesbitt;
- land adjacent to the Town Forest will be donated to the Town (donation area would be where there is a snow mobile trail and large boulders);
- wetlands and buffer impacts throughout the whole parcel;
- drainage and stormwater management features in the wetlands buffers, with infiltration basins that would allow the water to be treated before it goes into the wetland (use of infiltration basins, treatment swales, detention ponds, silt sock, level spreaders, and etc.);
- road salt transferring into the wetlands due to the design of the stormwater management system;
- vernal pools on the lot and wetlands functions analysis;
- spotted species (salamander, wood frogs, but not a lot of macroinvertebrates);
- abundance of forested uplands near the vernal pools that would allow the critters move there for their adult life;
- Natural Heritage Bureau datacheck did not produce any hits;
- culvert placement to allow for wildlife connectivity in some areas;
- effect of drainage on vernal pools and preserving their character (use of infiltration basins, treatment swales, detention ponds, silt sock, level spreaders, and etc.);
- maintenance of drainage features will be the Town responsibility and an agreement will have

- to be drafted and signed;
- the 50 foot buffer may not be sufficient to preserve the trail users' experience from an aesthetic point of view, but it is what the Town regulations require;
- open space and donation parcel to the Town were both selected with the view of adjacent Town land;
- lack of aquatic connectivity between the wetlands on the lot and the Town pond;
- the high ranking of the area wildlife habitat and whether this ranking is a reflection of wetland quality;

Ms. Crystall noted that this meeting was not a public hearing, however, there were plenty of people in the audience, and it would be beneficial to the process if they could voice their concerns at this time. The following people addressed the Commission:

Harry Hadaway, 10 Timmins Road and President of Bow Open Spaces. Mr. Hadaway spoke about the trail on the abutting lot that has a conservation easement. That trail comes very close to the proposed development and the 50 foot required open space buffer that would separate the trail from the back of newly created lots will not be sufficient to preserve the authenticity of experience for the trail users as they would be able to see through the trees into somebody's backyard. He also noted that all access to trails for Smokey and Ogden would be cut of if the proposed layout would be approved and the Bow Open Spaces would like the access to remain if possible. His other concern was with the open space parcel and the donation to the Town, which in his view were mostly wetlands, and he was wondering how much value such wet land would have in terms of recreation, which is what the intent for open space should be.

Patricia Ramsay, 5 Nesbitt Drive, concurred with Mr. Hadaway and added that there were two access points to the trail system, and one was taken away when Astor Lane was put in and now the last remaining one may go away as well. Ms. Ramsay also had concerns with the water table level with all the proposed wells being put in. She noted that the well at her property had already gone dry three times in the recent past and the amount of new wells was a concern to her.

Irene Hou, 7 Ogden Drive, reiterated the importance of having access to the trail system on the Town owned land and said that it was one of the attractions of buying a house in that area.

Linda Mellman, 80 Ronbinson Road, spoke about her concerns with the water table level and how would all the new wells affect it. She also inquired about the construction phasing plan.

Ms. McCourt noted that NHDES sets the regulations for well placements and density and this development is below the density requirements so it should not be a problem for the surrounding home owners. She also noted that wells run dry for various reasons and she does not see that a new development could cause a water table to go down simply because new wells were put in.

Malgorzata Popielarz, 16 Nesbit Drive, spoke about her concerns about the water shed and with increased traffic that all the new development would bring, provided that Astor Lane addition had already increased traffic in the area.

Bob Varney, 9 Nesbitt Drive, spoke about the need to have a better depiction and description of the wetlands and resources on the lot to understand connectivity. He also noted that the proposed drainage and stormwater management features should be checked very carefully as this is a very complex area in terms of terrain and hydrology. Another concern was with putting the burden on the Town to maintain such a complex drainage system. His last concern was with the increase in traffic that the new development would create.

Ms. Crystall also noted that a letter had been received by the Commission from an abutter about delineation of wetlands. She also noted that natural resources part of this project is quite significant and it may be wise to have an independent hydrologist and/or wetland scientist review all the relevant plans and documentation. Ms. Crystall said that the Commission will have to schedule a site walk some time after the Planning Board takes action on the application and preferably when the snow has melted.

Ms. Kallenbach made a motion that all the Commission would bring up the following issues to the attention of the Planning Board for their review of the subdivision:

- 1) impact to trails/access to Knox Forest and impact on aesthetics;*
- 2) impact to the water table levels;*
- 3) traffic impacts (there are already issues);*
- 4) more information needed about corridors and sensitive resources;*
- 5) stormwater detention in wetland buffers, the treatment would not remove the chloride and would impact vernal pools nearby;*
- 6) vernal pool impacts – wildlife action plan identified as sensitive;*
- 7) potential wetland delineation or marking questions;*
- 8) independent review by wetland scientist for sensitive resources and delineation.*

Mr. Ball duly seconded and motion passed unanimously.

Review CC section for 2018 Town Annual report

Members discussed the latest draft and made more changes. Ms. Crystall incorporate all the changes and send the final version to the Town Manager's Assistant.

Wetland Rules (Comments to NHDES by Friday 1/18/2019)

Ms. Crystall briefly went over the summary of the NHDES meeting with New Hampshire Association of Conservation Commission to discuss draft wetland rules. Mr. Hansen and she attended the meeting. Members discussed the timeframes review timeline shortening, project types that should be suggested to be removed from the proposed list of permits by notification, and the general inability for the local advisory committees to do any review if the new rules are adopted. Ms. Crystall will draft a note on behalf of Bow Conservation Commission with all the concerns raised.

Mitigation priorities

Ms. Crystall noted that she still needs to hear back from NHDOT on the specifics of the project.

NRI. Review language for scope/RFP/RFQ

Ms. Crystall noted that she will send out the revised draft and may schedule another extra meeting.

Other Items. Planning Board referrals, etc.

Ms. Crystall noted that the Mercury report came out and she will send out a copy to all members. She also said that "Saving Special Places" conference will be held on Saturday, April 6, 2019 and she invited members to attend.

A Town referral form has been received for Clark Heintz proposed warehouse construction on 1298 Route 3A. There were no concerns for this project.

Unapproved Minutes (12/17/18, 1/7/19).

Review of minutes was deferred to a later meeting.

Ms. Waskin made a motion, duly seconded by Ms. Kallenbach to adjourn the meeting. Meeting adjourned at 10:03 PM.

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