

**Town of Bristol  
Conservation Commission  
January 6, 2016  
Meeting Minutes**

**Call to order: 7:08 PM**

**Members Present: Janet Cote, Sandra Heaney, and Richard Batchelder.**

**Minutes Review and Approval:** Sandra Heaney moved to approve the December 2, 2015 minutes, seconded Richard Batchelder. The motion was approved by a 3-0 vote.

**Correspondence Review:** Info Requests, Wetlands Permits, Planning Board, Zoning Board, etc.

A statement was received from the New Hampshire Association of Conservation Commissions for dues totaling \$296 due in April 2016.

Hearings: Planning Board- January 13, 2016: Continued site plan review for New England Family Housing. Zoning Board-January 5, 2016: Special Exception for Gated Property Services & Development/William & Ermelinda Nassar, 526 Waluamat Rd. to increase the height of the building up to 5' from current grade. Special Exception for Harold Waring, 32 Belmore Court Dr. to tear down present cottage, pour a 4' foundation and add a steep roof that will be 10'5" higher than present cottage.

Notice of Decisions: Planning Board- Approved Site Plan Review on 12/9/15 for Zaremba Program Development LLC to erect a 7,500 sq. ft. building for a Dollar General Store. Approved Special Use Permit on 10/14/15 for Zaremba Program Development LLC to allow wetland buffer restoration work and improvement of an existing NHDOT drainage culvert outlet. Approved Subdivision Review on 10/14/15 for Zaremba Program Development LLC to subdivide the lot into 2: 1.7 acres with the auto business and 2.28 acres for Dollar General.

**Wetlands and Shoreland permit applications and updates:**

**New Business:**

**Update: Kevin Lacasse and Kent Brown (for NE Family Housing) - 409 Lake Street Map 112 Lot 37:** Alteration of Terrain Application received for building project-Planning Board Site Plan Review-32 unit multi-family apartment development. Ms. Heaney informed the Commission that the Planning Board wants to hire an expert to go over the information presented. The full flood calculations have not been done yet. Mrs. Cote commented that there are three sets of permits being filed with DES and there are a certain number of documents needed for each one. The Commission received a copy of the Alteration of Terrain Application but the Commission has no purview over this. The application does give the drainage information. Within the next month the Site Plan Review will be done and the

wetlands permits are probably in process.

**Old Business:**

**Northern Pass SEC Application: ruled complete- Letters.** Mrs. Cote informed the Commission that the SEC application was deemed complete and things are moving forward with the towns along the route. Bristol has budgeted money and the town will be an intervenor. Mrs. Cote commented that she is waiting for information regarding whether the Conservation Commission can file for intervenor's status also or just the town. A letter was developed that includes a copy of the wetlands ordinance. The letter covers the mitigation piece, the wetlands ordinance piece, and a stand for burial of the project. Mr. Batchelder asked if each wetland is treated separately. Mrs. Cote replied that she doesn't know that yet and will have to work with the lawyers on that. Mr. Batchelder asked if there is a 60 day period. Mrs. Cote replied that she thinks it is 45 days. Mrs. Cote will send the letter to the SEC Committee.

**Catterall Property Conservation Easement:** Monitoring Visit update. Ms. Heaney informed the Commission that she walked all the boundaries of the property and nothing major has changed. The snowmobile trail needs to be discussed. It's been there a long time and now it's becoming a problem for the Forest Society. Mrs. Cote replied that it's always come up as far as the monitoring goes as the easement is not supposed to have motorized vehicles on it. The Conservation Commission is primary enforcement with the Forest Society as backup. The Commission can enforce the easement. The landowner decided to put the land into conservation easement to protect the view and the land in perpetuity. Ms. Heaney commented that the contact at the Forest Society said that it might be possible to allow the snowmobile trail. Mrs. Cote asked if the trail was at the edge of the property. Mr. Batchelder replied that the trail runs almost down the middle of it and that the snowmobile club needs the landowner's permission to use the trail. Ms. Heaney replied that she spoke with the snowmobile club and they said that if they have to move the trail they will discuss it next year. Mr. Batchelder commented that it's not uncommon to ask for snowmobile trails to be moved. Ms. Heaney commented that she can do a follow up using terminology from the Forest Society letter and let the property owner know of the violation. Mrs. Cote suggested putting it in writing as it's really not allowable by the easement terms. Ms. Heaney replied that she will send the recommendations and contacts from the Forest Society to the owner. Ms. Heaney commented that she had a tour of the barn and it obviously includes an apartment upstairs. The Forest Society told the owner that the barn could not be a second residence. It's empty now and probably won't be an issue until the property changes hands. This will be made part of the letter. Mrs. Cote commented that the conservation easement cannot be rewritten and the Commission has to go by what it says. The violation has to be put in writing.

**Hemlock Brook Road update:** Mrs. Cote informed the Board that this is still an issue that the town is dealing with. The town is still pursuing the Special Use permit and there may be a legal issue in regards to the class 6 road which has been left in poor condition.

**Work Session:** Efforts will continue to purge and organize files.

**Next Meeting Logistics: Next scheduled meeting February 3, 2016**

**Individual Tasks Assignments:** Mrs. Cote will contact Jan regarding adding the Commission to the Zoning email lists. Ms. Heaney will draw up the Catterall property letter.

**Adjournment:** Mrs. Cote made a motion to adjourn, seconded by Ms. Heaney. The motion was approved and the meeting adjourned at 8:15pm.

Respectfully submitted,  
Wendy Costigan, Secretary