

ALTON CONSERVATION COMMISSION
Approved by the Conservation Commission

Minutes of January 08, 2009 Meeting

Members Present:

E. Bagley, Chairman, D. Lawrence, R. Burgess, J. Gengras

Members absent:

T. Hoopes, G. Young, Vice Chairman, Selectmen's Representative.

Call Meeting to Order:

The meeting was called to order by Chairman E. Bagley at 7:07 pm at Town Hall.

Approval of Agenda:

Motion made by D. Lawrence to approve agenda and change order of business to discuss Expedited Wetlands Application for John W. Matarozzo Jr., Map 9, Lot 6 immediately after Presentation by C. Balcuis, Second by J. Gengras. The motion passed with all in favor.

Public Input:

None at this time.

Approval of Minutes:

Motion made by D. Lawrence to approve the minutes of December 16, 2008 as corrected, second by R. Burgess. The motion passed with all in favor.

Presentations/Consultations:

1. **Cindy Balcuis of Stoney Ridge Environmental** – Re: **Minimum Expedited Wetlands Application, John W. Matarozzo Jr. (Barry Podmore), Map 9, Lot 6. Rte 28 (Suncook Valley Rd.) to impact 875 Sq. Ft. of a forested wetland for a driveway crossing.** C. Balcuis explained that the lot had recently been reviewed by the Planning Board and had received conditional approval for a shared driveway between the subject lot and the abutting lot. The location is not the least environmentally impacting location, but is the only location that NH Dept. of Transportation will approve, due to Rte 28 being a limited access highway and "line of sight" constraints. B. Podmore proposes to use the lot for an industrial building.

Discussion:

The Commission reviewed the application and found that the application was complete and there was no alternative to the proposed wetlands impact.

Motion made by J. Gengras to direct the Chairman to sign the application, second by D. Lawrence. The motion passed with all in favor.

Planning Board/ZBA Agenda Items:

1. **Henry & Jacqueline Brandt** – Dept. Head Review Request, Map36. Lots 28 & 29, Request a Special Exception to construct a new DES approved septic system requiring a lot line adjustment which creates a setback violation.

Discussion:

The Commission had "no concerns" as the lot slopes very steeply at the rear and a suitable location for a septic system is extremely limited.

2. **Deanna O'Shaughnessy & Fae Kontje-Gibbs** – Dept. Head Review Request, Map 12, Lot 57-1, Request a Special Exception to propose to operate a water bottling facility. Reference previous Notice of Decision Approval Oct. 7, 2004.

Discussion:

The Commission had "no concerns" as the request did not involve wetlands.

3. **Huggins Hospital** - Dept. Head Review Request, Map 9, Lots 59/ 1&2, New Durham Rd. & Range Rd., Submitted for a design review of a proposed site plan. Located in the RC & RR Zones. A Use variance has already been obtained for the RR parcel.
Discussion:
The Commission had “no concerns” as the site plan indicates the project will not impact wetlands.
4. **Henry & Jacqueline Brandt & Brandt Development Co.** – Dept. Head Review Request, 175 Mt. Major Hwy. Map 36, Lots 29 & 28, Boundary Line Adjustment
Discussion:
The Commission had “no concerns” as proposal doesn’t involve environmental issues.

Standard Dredge and Fill Applications:

1. **James A. & Lorna E. Dunham** - Map 77, Lot 16, 298 Rattlesnake Island, Repair an existing breakwater and associated dockage “in-kind”, added a 4’ x 30’ seasonal dock with concrete anchoring pad on shore, relocate several rocks adjacent to proposed.
Discussion:
The Commission reviewed the application. The property has 170 ft. of frontage, thus qualifies for the additional dock. The proposal appears to meet NH DES rules.
Motion made by R. Burgess to send a standard letter of no objection to NH Wetlands Bureau, second by D. Lawrence. The motion passed with all in favor.

Notification of Routine Roadway and Railway Maintenance Activities:

None at this time.

Permit By Notification:

1. **Richard Faretra** – Map 33, Lot 12, 90 East Side Drive, Replace 8 rotted pilings “in-kind”. Grandfathered Docks.
Discussion:
The Commission reviewed the application. Photos submitted with the application clearly show that the pilings are in need of replacement.
Motion made by D. Lawrence to direct the Chairman to sign the application, second by R. Burgess. The motion passed with all in favor.

Shoreland Permit Application:

1. **Bruce Gurall**– Map 51, Lot 32, 8 Loveren Lane, Revised Plan.
Discussion:
The Commission reviewed and no action was taken.
2. **John Anderson** – 237 Rte 11-D, Map 52, Lot 17, NHDES File #2008-02320, Submitting a new worksheet to address the natural woodland buffer area.
Discussion:
The Commission reviewed and no action was taken.
3. **GSR Trust, Thomas Walker Trustee** – Timber Ridge Rd., Map 58, Lot 5-19, Proposed Home & Driveway.
Discussion:
The Commission noted that this lot is the “dog-leg” lot, which had unapproved wetlands impacts discovered by the Commission, when inspections were conducted for NH Wetlands Bureau Application 2006-00604. The Commission filed a complaint with NH DES, and NH DES required fill to be removed.

Abutter Audrey Tuttle (Map 57, Lot 17) representing he Tuttle Family, faxed a two page letter to the Commission, expressing concerns about the proposed project and requested the letter be made part of Commission minutes. J. Gengras read the letter to the Commission. The abutter is concerned about the Tuttle lot becoming wetter, as a result of drainage from the Walker lot.

Motion made by J. Gengras to include the Tuttle letter in minutes of the Jan. 8, 2009 meeting, second by D. Lawrence. The motion carried with all in favor.

Continued Discussion:

The Commission reviewed the application and plans for the house and driveway. The proposed house is situated in the dogleg of the lot, between the wetlands in the “dog-Leg” and the Rum Point Rd. right-of-way. The driveway for the house occupies the Rum Point Road ROW. It appears that the ROW is being moved to accommodate the driveway. It was the Commission’s understanding that the Planning Board, when reviewing the subdivision, would not permit house construction on the “dog-leg”. A garage is proposed on the upslope section of the lot with a paved apron. The Commission discussed the amount of impervious surfaces, changes to the lot since the subdivision was approved, potential for increased wetlands size and runoff, potential for runoff and drainage to adversely impact abutting lots.

Motion made by J. Gengras to send a letter to NH DES Wetlands Bureau, enclosing the abutter’s comment, and note that #1) no building permit has been issued by the Town of Alton. #2) the wetlands and drainage issues illuminated during the processing of NH Wetlands Bureau permit# 2006-00604, the potential for adverse effect with more water flowing onto abutting properties, caused by changes to site drainage from imperious surfaces and lot development. Second by D. Lawrence. The motion carried with all in favor.

Commissioners Report:

Other Business:

1. **The NH Division of Forests and Lands** – Planning to harvest timber from 20 acres of the Mark’s Wildlife Management Area in Alton.

Discussion:

The Commission noted that this was an area which experienced ice storm damage.

Correspondence:

The Commission reviewed the following, No action taken.

1. **Gerald & Linda Paxton;** Map 57, Lot 9-1, 304 Woodlands Rd., Repair “in kind” an existing 8’x35’ 5” full crib supported dock connected to a 8’ 4” x 35’ 5” full crib supported dock by a 9’ walkway in a “U” shaped configuration, with a 16’ 4” x 35’ 5” boat house over the center slip, providing 3 slips on Lake Winnepesaukee, Alton. **NHDES APPROVAL IS SUBJECT TO PROJECT SPECIFIC CONDITIONS.**
2. **Russ Sample;** Map 70, Lot 26, 169 Sunset Dr., Rock Removal.
3. **Philip Rahall** – Map 40, Lot 11, Peggy’s Cove Rd. Impact 4340 sq ft to construct a single family dwelling and associated accessory structures.
4. **Ryan Heath** – Map 8, Lot 25, Rte 140, Application is administratively complete. While basic items have been received, they may need to request additional information.
5. **Kevin & Selena Hasenfuss** – Map 2, Lot 22, 46 Hasenfuss Lane, Impact 5654 sq. ft. for the purpose of removing existing single family dwelling from the waterfront buffer and building a new single family dwelling behind the primary building setback, a new septic system, and a retaining wall outside the waterfront buffer.
6. **Bruce & Rebecca Berk,** - Map 81, Lot 32, 54 Barndoor Island, Repair 820 sq. ft. breakwater “in-kind” with the same dimensions, location and configuration on 109 ft. of frontage on Barndoor Island in Alton.
7. **Byrne Development, LLC** – Map 15, Lot 17, East Side Drive. (Rte 28a) Dredge and fill 750 sq. ft. of stream resources affecting 110 linear feet for the installation of two separate structures in the subdivision of 24.64 acres into 13 single family residential lots.
8. **Hopkins Family Tr.** – 594 Rattlesnake Island, Map 79, Lot 15, Remove Existing 720 sq. ft. dwelling, 142 sq. ft. bunk house, 62 sq. ft. bath house, and 64 sq. ft. deck and construct a 2,390 sq. ft. dwelling and 456 sq. ft. deck.
9. **Michael P. & Diane M. Simone** – 15 Baker Rd., Map 32, Lot 36, Wetlands Bureau Complaint File #2008-02728, The Complaint alleges that you failed to remove seasonal docking structures in accordance with the Specific Condition #4 in the wetland permit #2005-1438.

10. **Martin Holloran** – 24 Rte 11D, Map 50, Lot 9, NHDES Request for More Information on the Standard Dredge and Fill Application.
11. **Gloria Troendle Trust** – Map 44, Lot 8, NHDES File #2008-02687. Acknowledges receipt of the report of the Alton Conservation Commission. The report will be included in the file of this application and will be considered.
12. **Ryan Heath** – Map 8, Lot 25, NHDES File #2008-02535, Acknowledges receipt of the report of the Alton Conservation Commission. The report will be included in the file of this application and will be considered.
13. **Town of Alton** – Map 19, Lot ROW, NHDES File # 2008-02689, Acknowledges receipt of the report of the Alton Conservation Commission. The report will be included in the file of this application and will be considered.
14. **James & Lorna Dunham** – 298 Rattlesnake Island, Map 77, Lot 16, The Application has been accepted as administratively complete as of this date.
15. **Town of Alton** – Alton Bay, Map 11, Lot Alton Bay, The Application has been accepted as administratively complete as of this date.
16. **Fecteau Property** – File #2005-01999, Wallstern Rd., Map 59, Lot 1-B, Re: Letter Dated 12/12/08. NHDES requests that you replace one of the saplings and submit a photograph.
17. **Howard Revocable Trust**- 98 Loon Cove Rd., Map49, Lot 40, Repair an existing 6' x 28'4" dock supported by a full crib connected to a 5'3" x 28'4" dock supported by a full crib by a 5' x 25"6" walkway, accessed by a 6' x21'6" in walkway6 supported by a full crib, with a 14'3" x 28'4" boathouse over the center slip, install a 3 Pile ice cluster adjacent to the eastern dock, on Lake Winnepesaukee. **The approval is subject to the project specific conditions.**
- 18.

Adjournment:

Motion made to adjourn at 9:15 pm by R. Burgess, second by D. Lawrence. The motion carried with all in favor.

Respectfully Submitted,

Justine Gengras
Secretary Pro Tem