

**TOWN OF TUFTONBORO  
CONSERVATION COMMISSION  
August 15, 2016  
MINUTES**

**Members Present:** Steve Wingate, Chairman, Mike Phelps, Vice-Chairman, Lloyd Wood, Selectman's Representative, Nancy Byrd, Nancy Piper, Members, Ray Everest, Alternate.

**Members Absent:** Mark Howard, Larry Gil, Kate Nesbit, Members.

**Staff Present:** Lee Ann Keathley, Secretary.

Chairman Wingate opened the meeting at 6:31 PM.

Chairman Wingate appointed Ray Everest, Alternate, to sit in for Mark Howard, Member.

**I. Consideration of Minutes  
July 18, 2016**

**It was moved by Nancy Piper and seconded by Ray Everest to approve the July 18, 2016 Tuftonboro Conservation Commission minutes as submitted. All members voted in favor. The motion passed.**

**II. Public Hearing**

**Acquisition of Tax Maps #31-1-5 and #17-1-2**

Per RSA 675:7, the Conservation Commission is required to hold a public hearing to allow for public input on the expenditure of land conservation funds.

Steve Wingate stated the Conservation Commission has entered into a Purchase and Sales Agreement for Tax Maps #31-1-5 and 17-1-2; noting the properties about each other and one of the properties about the Great Meadow.

Chairman Wingate opened the public hearing.

There being no public in attendance and therefore, no questions or comments, Chairman Wingate closed the public hearing.

**It was moved by Nancy Byrd and seconded by Nancy Piper to close the public hearing. All members voted in favor. The motion passed.**

**It was moved by Mike Phelps and seconded by Ray Everest to expend funds from the Land Conservation Fund for the purpose of acquiring Tax Maps #31-1-5 and 17-1-2. All members voted in favor. The motion passed.**

**III. Discussion Items**

**a. Tax Map 15-3-29 & 15-3-33; Conservation Opportunities**

Mike Phelps stated he met with Joan Gale; noting Ms. Gale questioned whether she should have a Forest Management Plan. He stated that Ms. Gale does not want the property developed. He stated Ms. Gale expressed concern regarding the steepness of the road/driveway that accesses the property and expressed interest in reserving the right to amend the access to the lot. He stated such would be included in the conservation easement.

Steve Wingate stated that such is not required in order to conserve the property however, he recommends such to sustain best forestry management plan.

Mike Phelps stated he would forward the information to Ms. Gale.

**b. Digitized Mapping**

No report.

**c. Master Plan Update**

The Commission is scheduled to attend the 8/18/16 Planning Board meeting to provide an update regarding the Commission's efforts related to such.

Steve Wingate noted that Sue Wingate is the new Chairman of the Agricultural Commission.

**d. Old Home Day**

Nature Walk scheduled for Sunday, August 28<sup>th</sup>, 10 AM at Davis Field.

The Commission discussed displaying the Wildlife Action Plan maps (Nancy Byrd and Mike Phelps volunteered to prepare such).

**e. Well Water Testing Initiative**

Nancy Piper reported the following information relative to this year's Well Water Testing Initiative Program; 75 test kits distributed (maximum number of kits received from NH DES), 59 test kits returned (78.6% return rate), 72 Radon test kits distributed, 41 were returned. She recommended the Commission re-evaluate the program.

**f. Management Plans for Town Owned Properties**

Ray Everest stated he would like to mark the boundaries of the Cow Island property and review all natural resources prior to developing the management plan. He requested a copy of the deed.

**g. Mirror Lake Protective Association Report**

MLPA Board of Directors met on 8/14/16 to discuss the Mirror Lake boat launch and the water level issue. It was noted that individuals are dumping construction debris and concrete blocks in the Mirror Lake outlet.

**h. Mirror Lake Watershed Committee Report**

Steve Wingate stated Ben Ladd is developing a plan for improvements to the Mirror Lake boat launch.

**i. Subcommittee Reports**

No report.

**IV. NH DES Applications**

**Robert & Ilene Ryan / #2016-01394**

**27 Old Pasture Road**

**TM #28-1-59**

NH DES approved the Standard Dredge & Fill application to replace destroyed U-shaped dock with new seasonal U-shaped dock consisting of two 6'x40' piers and 10'x11' platform fabricated from box aluminum requiring two 3'x6' concrete pads for hinges to raise all out of the water.

**David Winchester**

**1 Farm Island**

**TM #40-2-1**

New Permit By Notification to provide a 6'x40' seasonal hinged dock anchored to a seasonal dock anchoring pad at the shoreline. Reviewed by Larry Gil; no objection.

**Lower Beech Pond Village District/#2016-01522**  
**61 Tibbetts Road**  
**TM #70-1-6 & 10**

NH DES approved the Standard Dredge & Fill application to rehabilitate an existing earthen dam structure to meet current standards in order to comply with a NH DES Dam Bureau Letter of Deficiency (DSP #12-053).

**The Deanna J. Cayon Revocable Trust of 2013/#2016-01644**  
**30 Tuftonboro Neck Road**  
**TM #51-3-3**

NH DES approved the Standard Dredge & Fill application to remove existing crib supported permanent dock and concrete pad and replace it with a 40'x6' aluminum seasonal dock and a 10'x7' concrete anchoring pad.

**Paul D. Calvani/#2011-01297**  
**56 Governor Wentworth Highway**  
**TM #51-1-15**

The applicant submitted a Wetlands and Shoreland Request for Permit Time Extension.

**V. Correspondence**

- GZA Geoenvironmental Inc. letter to NH DES, dated 8/4/16 re: Utility Maintenance Notification for 390 Distribution Line Right-of-Way on Ledge Hill Road
- Lake Winnepesaukee Association Annual Meeting scheduled for 8/17, 6 PM at Brewster Academy

**VI. New Business**

- NHACC Annual Meeting scheduled for 11/12/16 at Pembroke Academy

**VII. Old Business**

- Fenton Varney violation (Mountain Shadows); in the process of being corrected
- Great Meadow Amended Lot Merger has been approved and recorded by the Planning Board
- Town House property Lot Merger has been approved and recorded by the Planning Board
- BOS have approved the sale of Town owned properties that were reviewed by the Commission and recommended to be sold

**It was moved by Nancy Byrd and seconded by Nancy Piper to adjourn the August 15, 2016 Tuftonboro Conservation Commission meeting. All members voted in favor.**

*There being no further business before the Commission, the meeting adjourned at 8:11 PM.*

Respectfully Submitted,  
*Lee Ann Keathley*  
Lee Ann Keathley