

Minutes of the Peterborough Conservation Commission Meeting July 17, 2019, Peterborough Town House, 7 p.m.

Present: Jo Anne Carr, Swift Corwin, John Kerrick, John Patterson, Francie Von Mertens, Robert Wood; Select Board liaison Tyler Ward

June minutes were approved with one attendance change, and new Select Board liaison Tyler Ward was welcomed back.

Elm Street Harris Center parcel

Corwin, Wood, and Eric Masterson from the Harris Center met with Rodney Bartlett to discuss the potential land swap of the town's "sawmill lot" for the Harris Center's Elm Street lot. As discussed at the June meeting, a Phase I environmental site assessment will be a logical step. Rodney Bartlett had already begun the search for grant money.

Wetlands

Wood reported on two potential wetland issues he's discussed with Code Officer Tim Herlihy. NHDES sent letters to both property owners stating that no wetland impact applications are on file with DES, and the sites have been added to the DES inspection list.

Carr noted that Pete Throop has concerns about conflicting requirements in the town's shoreland and wetland codes. She also noted that typically when there appears to be a conflict, the more stringent code applies.

Cunningham Pond boathouse parcel deed restriction

Corwin, prior advocate for the ConCom's June 20 motion that would allow a single-family residence on the boathouse parcel, recommended that the ConCom return to its original motion of last November that no residential development be allowed – based on a discussion he had with the Monadnock Conservancy. After ConCom discussion, he proposed, and Von Mertens seconded, the following motion:

"Move to withdraw the motion that would allow residential development on the Cunningham Pond boathouse lot."

The motion passed with one abstention.

The challenge remains to craft a deed restriction that meets the code officer's concerns about what is and is not permitted under a general "no residential development" restriction. Carr, pointing out that any restriction needs to include commercial development, suggested a blanket restriction on new "development" should be considered. State shoreland regs limit any renovation of existing shoreland boathouses to the existing footprint, and prohibit kitchen and septic facilities in order to avoid residential use.

Corwin and Carr volunteered to meet with Ryan Owens and Tim Herlihy to sort out restriction wording that would make it clear that there be no further development other than what state code allows to the boathouse.

New Business

Carr requested the ConCom change its meeting time from 7 to 6. All agreed. Corwin will bring a Poncho's Pizza to the August meeting

/fvm