

Hopkinton Conservation Commission
May 16, 2023 Meeting
Held at the Hopkinton Town Hall

5/16/23 Minutes – Accepted 9/19/23

Present: James Newsom, Ron Klemarczyk, Rob Knight, Melissa Jones, Bob LaPree, Jonathan Bradstreet, Bonnie Christie, Alternates: Molly Hardenbergh, Katherine Mitchell

Absent: Stephanie Kratsios

Guest: Karen Robertson - Planning Director

Meeting was called to order at 7:02 PM by James Newsom.

1. Hopkinton Master Plan: Karen Robertson explained that the Planning Board is working on a new Master Plan to replace the 2002 plan. The new Master Plan will be more condensed with much of the information in appendices. The Planning Board is paying the CNHRPC \$3,500 to assist with the plan. Karen asked if the HCC would help with the cost. Karen asked how the HCC would like to be involved with the Natural Resources chapter (actual title to be determined). The HCC could do the chapter itself, or work with the Planning Board on the chapter. The target is for the chapter to be done in two to three months. Rob Knight moved that the HCC appropriate \$1,500 to assist the Planning Board with the CNHRPC cost, and appoint two or more HCC members to work with the Planning Board on the Natural Resources chapter. Bonnie Christie seconded the motion and it passed unanimously.
2. Proposed Commerce and Community Development Overlay District: Karen reported that this is project by the Economic Development Committee. It would allow smaller lot sizes and greater building heights among other zoning changes. Karen reported that the Planning Board is developing a more formal process for handling proposed zoning changes. In future, any changes will be circulated to all the town boards and commissions prior to them going to town meeting. Karen recommended that the HCC have a representative on the Planning Board and there are two vacancies for alternates at present. Molly Hardenbergh volunteered to be the HCC representative.
3. Proposed development off Briar Hill Road (Lot 51): Karen said that Lot 51 has acquired additional road frontage by purchasing an abutting lot, and now has enough road frontage on Briar Hill Road so it can be subdivided leaving one 20-acre lot on Gould Hill Road and a second 121-acre lot accessed off Briar Hill Road. The owner intends to build a home in the interior of the new lot. Access will require a driveway wetland crossing.
4. HCC public and non-public minutes for April 18, 2023 were accepted as presented.
5. HCC mail: The mail was circulated.
6. Treasurer's report: Melissa Jones reported that at the end of April the balance in the Conservation account was \$148,633 and the Town Forest account was \$26,642. The only activity in April was interest accrual. Discussed how much money has been committed from the Conservation account. Rob Knight will send an updated list of the committed funds.

7. Tyler Landing update: Ron Klemarczyk reported that he has been busy and waiting for the soil to dry enough to begin work on the driveway and parking area. Bonnie Christie has recommended that the improvements be kept at least 25' from the edge of the wetlands in line with the wetland setback requirements currently being discussed. Discussed that this will reduce the farmable area of a small field with prime agricultural soils, and may affect Bohanan Farm's use of the field. Ron would prefer the parking area be kept by the road and that boats be carried across the field to the launch site. However, this would negatively impact the usefulness of having a launch site and still require a path across the field. Rob Knight made a motion that the Tyler Landing improvements be kept at least 25' from the wetlands and that Ron Klemarczyk consult with Bohanan Farm about this plan. Bonnie Christie seconded the motion and it passed unanimously.
8. Trails update: Ron Klemarczyk reported that beavers have damaged the edge of the Stevens Rail Trail. The town has acquired the piece of property in town that will allow access to the trail from Contoocook village at Riverside Park.
9. Zoning wetland committee: Plan to resume meeting soon.
10. Natural Resource Inventory update: Bonnie Christie reported that Katherine Mitchell has edited the draft report. Bonnie hopes to complete her review soon.
11. Fencing update at Transfer Station: Bonnie Christie reported that the trash situation is horrendous and she would like to do a site visit.
12. Five Rivers' conservation planning: Rob Knight reported that Five Rivers will host a regional conservation planning workshop Monday, June 5, 6 – 8 PM at the Concord Community Center at 14 Canterbury Road in Concord, and HCC members are urged to attend. James Newsom is checking whether he can attend.
13. Roadside cleanup on Earth Day: Bonnie Christie reported that over 300 lbs. of trash were collected.
14. UNH Wetland training: Tabled until August for report by Bonnie Christie.
15. NHACC Wetland training: James Newsom suggested members may want to attend the final session Friday, June 2, 1:00- 4 pm, Conservation Center, 54 Portsmouth Street, Concord.

James Newsom made a motion, seconded by Melissa Jones to adjourn to non-public meeting per RSA 91 A:3 II (d) Acquisition of real estate. Vote unanimous in favor. The Committee adjourned to non-public session at 8:42 PM. The Committee returned from non-public session at 8:49 PM. James Newsom made a motion, seconded by Melissa Jones to seal the minutes until the project is able to go public or removed from consideration. Vote was unanimous in favor.

Meeting adjourned at 8:54 PM. Next HCC meeting is scheduled for 7:00 on June 20, 2023 at the Town Hall. Rob Knight will be away for the June, July, and August meetings.

Minutes submitted by Rob Knight, Secretary.