

Center Harbor Conservation Commission
Meeting Minutes
Thursday, March 21, 2024

Acting Chair Harry Viens called the CH ConComm meeting to order at 9:00 AM. Present were Harry Viens, Don Carey, and Mark Hildebrand (by phone).

Agenda Review – there were no changes to the agenda.

Organizational Discussion – Harry Viens noted that Gregory Hime had expressed an interest in joining the Conservation Commission. As he is also a member of the ZBA it was decided to check with the Town attorney and determine if there was a potential conflict of interest, and if so, how it could be mitigated.

Application Review - Commentary re: ZBA Application – 199 McCrillis Hill Road – Parcel 222-012-000

The Conservation Commission reviewed the application, the accompanying paperwork and topography as shown on the provided site plan. The only critical issue noted is that the proposed addition is virtually 100% within the 50-foot buffer of a non-designated wetland. After much discussion the Commission's assessment is as follows:

- A previous design similar in scope was designed and approved prior to the latest water resource ordinance being implemented. Although this design was never implemented it suggests that prior Town Boards saw no or minimal issues with a design of this type.
- As a non-designated wetland, the area “threatened” is low quality wetlands and the impact would primarily be runoff into said wetlands.
- The existing driveway is gravel, which is permeable.
- The use of the proposed addition is benign and would produce no pollution such as chemicals, hydrocarbon materials etc.

The Commission recommends this proposal should be permitted with the following conditions:

- A landscape engineer should be employed to recommend and design a plan to mitigate any runoff from the garage. This could be a berm, rain garden, selected plantings, French drain, roof gutters, crushed rock “collar” and/or other appropriate measures.
- The pitch of the garage roof should be shallow enough to slow any runoff.
- If the driveway is extended to the garage, it should be a permeable surface, ideally gravel.
- The existing driveway should remain gravel and not be paved.

Other Business – There being no other business before the Board Mr. Viens thanked the Commissioners for their attendance and the meeting was adjourned at 9:25 AM

Harry Viens

Acting Chair – CH Conservation Commission