

PEMBROKE CONSERVATION COMMISSION
MEETING MINUTES
AUGUST 14, 2023

In attendance: Ammy Heiser (Chair), Carol Bertsimas (Vice), Brian Mrazik (Secretary), Tom Gallo, Erin Insley, Karen Yeaton (BOS Rep), Brent Edmonds (PB Rep)

Absent: Ayn Whytemare, Wendy Weisiger

Call to Order: Meeting called to order at 7:06 pm

Conservation Lands:

1. **Hillman:** Ammy reported that she had called Brandy Thomas of Heart & Soil Ag Products regarding the costs of various biosolid options. Brandy advised that the cost to the farmer for Class A biosolids is \$10 per ton, while Class B biosolids are free if her company spreads it. A payment to the farmer of \$5 per ton is issued if the farmer spreads Class B biosolids. After the CC's discussion of the relative cost vs benefits of these options, Ammy motioned to allow the spreading of Class B biosolids on the Hillman fields. Carol seconded. All voted in favor.
2. **Stoney Brook:** On July 12, Carol, Ammy and Brian conducted a survey at the Stony Brook conservation area to try to determine whether the large white pine tree that had overturned on two abutters properties (Lots 565-81-3 (Wells) and 565-81-2 (Giles), as shown on the attached map) belonged to the Town. A surveyor's compass was centered and leveled over the only boundary marker found on the Stony Brook parcel. This marker was an iron pipe approximately 1.5 inches in diameter and extending approximately 2 inches above the land surface. Based on previous GPS surveys indicating the location of the marker, it was presumed to be the corner point shown as point SB3 on the attached map. Using the metes and bounds description of the parcel boundary, a second point was established by sighting a bearing of 202.5 degrees and measuring a distance of 74.4 feet from SB3. This point was then set as a temporary turning point representing the property corner shown as SB2. The compass was then moved, centered and leveled over SB2 and a bearing of 269 degrees was sighted, representing the boundary line SB2-SB1. The closest distance from the boundary line to the original location (before uprooting) of the base of the tree was then measured as approximately 6 feet outside the conservation area, as illustrated on the attached map. Based on this survey, the CC has concluded that the tree is most likely owned by the abutter at lot 565-81-3 (Wells) and that the CC should not bear the cost of a professional survey and/or the removal of the tree. Nevertheless, if the abutter can prove otherwise, through a survey conducted by a licensed professional surveyor, the CC will assume the costs of tree removal.
3. **Monitoring Update:** No new updates.

Planning Board Applications: None. Brent reported that the Planning Board had approved the bridge replacement on the Continental Paving property (Tax Map 559, Lot 6) under the conditions that the old bridge (downstream) be removed and that the new bridge will meet NH bridge construction requirements for public ways. The owner also acknowledged that the bridge will be retrofitted to current standards at the time of any future sale.

Zoning Board Applications: None

DES Letters and Applications: None.

Review and Approve Minutes of July 10, 2023 Meeting: Carol motioned to approve the minutes of the July 10 meeting, as drafted. Ammy seconded. All voted in favor.

Other Business:

1. **2024 Budget Request:** The 2023 CC budget was \$7,000, of which only approximately \$350 has been expended. The bulk of the proposed expenditures was for professional surveying and legal work on deeds for conservation parcels. Ammy had asked Hank Amsden for an estimate of the cost of a survey of the Beck parcel. A verbal estimate of \$4,500 was provided. Since an expenditure of more than \$5,000 requires BOS approval, it was suggested that two other firms also be asked for proposals. Likewise, initial review of several deeds by Town Counsel indicated that costs to incorporate non-conservation use restrictions are likely to be significantly higher than anticipated. Karen suggested that the CC consider the relative costs and benefits of undertaking changes to parcel deeds if the likelihood of alternative uses of the properties is small. It is now uncertain whether either of these efforts will be under contract by the end of the fiscal year. The CC concluded that the Beck parcel should be the focus of legal and surveying efforts next year. Ammy motioned that the CC budget request for 2024 be the same as the 2023 budget. Carol seconded the motion. All voted in favor except for Tom who abstained.
2. **Meeting Time:** Tom suggested that the CC consider changing its meeting time from 7 PM to 6 PM. Since both Ayn and Wendy were absent, the CC agreed to take up this item at its next meeting.

Mail and Correspondence: None of significance.

Adjournment: By consensus, the meeting was adjourned at 9:00 PM.

NEXT MEETING: September 11, 2023

ATTACHMENT

