

TOWN OF DURHAM
Conservation Commission
Regular Meeting Minutes
Tuesday, April 12, 2005

Chairman Brian Ameche at the Durham Public Library called the meeting to order at 7:35 PM.

Members Present: Brian Ameche, Ray Bahr, Ralph Chase, Joseph Dattilo, Rick Huntley, Bill LaFlamme, Bob Melvin, Adam Moore

Approval of February Meeting Minutes: Ralph Chase, seconded by Bill LaFlamme to approve the February 8, 2005 minutes, made a motion. Motion passed unanimously. The March 8, 2005 meeting was cancelled due to weather.

Amendments to Agenda / Approval of Agenda: Ralph Chase, seconded by Bill LaFlamme to approve the agenda as presented, made a motion. Motion passed unanimously.

Payment of Bills: Ron Stannard, \$750 for cleanup of the Pent Hill Road property; Steve Flanagan, \$800 for appraisal work; and Pam Huntley, \$30 for secretarial work. Ralph Chase, seconded by Adam Moore to approve payment of the bills, made a motion. Motion passed unanimously.

Public Session: Hans Pedersen brought a request to use the southern side of White's Farm to setup a fireworks display as part of the Ryan Russell Family Picnic fundraiser on May 21, 2005. Ralph Chase, seconded by Adam Moore to approve the use of White's Farm for a fireworks display contingent upon submitting the appropriate insurance, made a motion. Motion passed unanimously.

Appraisal 101 in 2005: Steve Flanagan explained some of the factors that drive the price of land in Durham. The price per acre has increased significantly in recent years. These factors affect the value of open space type properties as well. "Federal Yellowbook Standards" have to be addressed in appraisals. Discussion of the appraisal process.

Request to use White's Farm – Glastonbury Modelers: Bob Melvin, seconded by Ray Bahr to approve the use for the dates of 6/11, 6/12, 8/17, 9/11 and 11/13 contingent upon submitting the appropriate insurance, made a motion. Motion passed unanimously.

Request to use White's Farm – Cato Rocketry Club: Al Glower, Club President, request use for the dates of 5/14, 7/16, 8/20, 9/17 with secondary dates of 10/15, 11/12 and 12/10 as backup dates if their primary site in Sterling is not available because of weather. There was general discussion about noise levels during the event. Bob Melvin, seconded by Ralph Chase to approve the use for the dates given with the exception of 9/17 contingent upon submitting the appropriate insurance, made a motion. The Club needs to check with the Durham Fair Association about the 9/17 date. The Club asked to change the 9/17 date to 9/10. Bob Melvin, seconded by Ralph Chase amended his motion to include the 9/10 date change. Motion passed unanimously.

Other Business: Maryann Boord updated the Commission on the current status of the water company project. The Fair is planning on assigning their lease with the Commission to the Town. Bob Melvin suggested getting the water quality assessed early in the process. Rick Huntley suggested the possible need for a formal conversion approval from the State may be triggered by construction of things like a security fence. Brian Ameche suggested that the existing lease between the Fair and the Commission be reviewed for proper coordination. He also noted that the Fair has historically been less than cooperative about the parking on White's and suggested that the Town not get directly involved in Fair parking issues.

Status of rebuilding and occupying barn at M-3 (Friendly Acres): Melynda has continued with the interior improvements.

Site Development Plan Review – M & M Ventures – Main Street & Parsons Lane: There was general discussion. No comment from the Commission.

Status of Proposed Open Space Acquisitions and Update on the New Phase of Open Space Acquisition Program: no additional information

Open Space Issues Report – Dead Hill Road access, Signs, Security, Maintenance, Acquisition, Other: Copies of the Conservation Officer letter sent to the Selectwoman about management of open space lands in Durham was distributed to Commission members. Rick Huntley submitted a quote he received for 5 welded pipe gates (similar to the gate at Miller's Pond) delivered to Durham at \$1100 each. There was discussion of proposed budget cuts. The Commission scheduled a site walk for May 7, 2005 at 9AM of the Dead Hill Road property to look at access issues and to determine possible gate placement. Kurt Bober will be asked to join the site walk.

Bob Melvin raised some jurisdiction issues about the water company project and suggested we make the opportunity for the Commission to review what is being done.

Chair's Report – Correspondence, Memorial Plantings, Other: Insurance accord from Cell Brothers, letter from James Valley Preserve folks appreciating their visit two meetings ago, letter regarding negotiations on Scott property and the Black Sheep Squadron insurance certificate.

Chair will reply to James Valley folks about the right of way on Wagon Wheel Road.

The meeting adjourned at 9:50 PM.

Respectfully submitted,

Pam Huntley
Recording Secretary

TOWN OF DURHAM
Conservation Commission
Site Walk
Saturday, May 7, 2005
9AM at Dead Hill Road

1. Access issues
2. Possible gate sites