

Town of Pelham, NH
Pelham Conservation Commission
6 Village Green
Pelham, NH 03076-3723

SITEWALK OF 05/18/19

Members Present:

Karen Mackay, Paul Gagnon,
Brandie Shydo, Ken Stanvick,
Al Steward (alt.)

APPROVED 07/10/19

Members Absent:

Lisa Loosigian, Mike Gendreau,
Louise Delehanty, Kara Kubit (alt.),
Dennis Hogan (alt.)

Map 17 Lot 12-182	988 Bridge Street – Proposal to subdivide one lot into two lots with impacts to the WCD for driveway access – Presentation by Joseph Maynard of Benchmark Engineering.
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Paul Gagnon began the site walk at 8:35 a.m. Mr. Maynard showed the members the location of the WCD impacts for the shared driveway. The driveway will enter the site adjacent to a wetland along the west side of the lot. There are no wetland impacts. The driveway will impact the WCD with the driveway easement with only a few feet from the wetland. This was the only location on the site that had the necessary site distance for vehicles entering Bridge Street. The driveway will be 8 feet from the west of an existing telephone pole which is a requirement of NH Department of Transportation (DOT) and the utility company. The end of the driveway has a 24 foot flare entering the roadway. Mr. Maynard is waiting for approval for the 24 foot flare. He said DOT may possibly require a wider flare, up to 36 feet. The flare is needed for vehicles, especially trucks/delivery trucks to enter the roadway without driving into the lane on the opposite side of the road.

Mr. Stanvick requested the applicant not use salt on the driveway in order to avoid contamination of the adjacent wetland. Mr. Maynard agreed to the condition though he did say that condition was hard to enforce. Other conditions suggested by members include: no further mowing and maintenance to the west/south of the driveway easement and to post WCD markers in these areas along the easement.

There is an 18 inch reinforced concrete pipe culvert which runs from the site under Bridge Street. The culvert drains water from the wetland in the rear of the site. Along the ditch to the culvert, a land bridge with another culvert has partially dammed the water flowing from the rear wetland. This condition on the land will not be adjusted with this application. Any work on the land bridge or culvert would require additional WCD impacts and wetland impacts.

Nancy Rendall of Blue Moon Environmental flagged the wetlands.

This project has received Zoning approval for a shared driveway for 2 lots.

Motion: (Stanvick/Shydo) to recommend this plan as revised with the following conditions:

- 1) Salt not be used on the driveway in order to prevent contamination to the wetland.
- 2) WCD signs be added to the property to the south of the driveway easement while the driveway is in the WCD, then along the WCD boundary in all other areas.
- 3) The WCD should be allowed to revert back to the natural state and the first 75 feet from the road be planted with ten (10), 2 gallon facultative wetland plants between the driveway easement and the edge of wet.

Vote: 4-1 in favor.

Mackay opposed because of the driveway location close to the wetland and within the WCD.

Motion: (Steward/Stanvick) to adjourn.

Vote: 5-0-0 in favor.

Adjourned 9:21 a.m.

Respectfully submitted,
Karen Mackay,
Recording Secretary