Conway Conservation Commission Minutes
Meeting Date, August 26, 2025, 6:00 p.m.
Town Hall, General Purpose Room, 5 Academy Hill Road

Present for the Conservation Commission: Tony Somers, Chair; Louise Beckett, Mary Kay Costello, Jeanne Thomas

Others Present: George Forcier

6:04 p.m. Tony convened the meeting

On a motion from Tony to approve the Minutes of August 12, 2025, Mary Kay seconded, all said aye and the vote was unanimous in favor.

Financial
• Invoices for Reimbursement - none
• Invoice from *Greenfield Recorder* - none
• Fee payments received - none

Building Permits/Site Visits/Inquiries

• Inquiries
Request for guidance on next steps with regard to developing the hay field past 10 Pine Hill Road. Wetland swale has been delineated and a septic system is being designed for the site with the wetland in mind. The initial surveys show the septic system and approximate house footprint to be between 50 and 100 feet of the wetland. The farm road/driveway seems to lie just outside the 100-foot line.

• Site Visits
10 Pine Hill Road - July 21. Tony, Jeanne and Louise attended. George showed the commission members two potential sites on his property for building a one-story home.

• Permits

Forest Cutting Plans - none

Notifications - none

Hearings - none

Other Unannounced Business - 10 Pine Hill Road

George has a septic design and surveyor information, plus the wetland delineation on a plan he shared with the commission. The idea is not to go through the wetland, but to use the existing farm road. Continue the road as driveway to get to the proposed house. Existing tobacco barn will come down, and the house will be approximately beyond where the barn was. Everything is

out of the 100' buffer. Perc test has been done. Septic system and house would be within the 50' buffer, but George could move it for better compliance. Eversource gave a few options to get power: Can go 175' between poles. Could bring a pole from where the current house is and go underground back to the new house location. Other options require a longer span. Closest pole is between 36 Upper Baptist Hill Road and 10 Pine Hill. Tony said that for the DEP, one requirement for the NOI is that you need to show what you're minimizing disturbance - that you have exhausted all other options. Is there an option to move the house back to get everything out of the 50' buffer, including grading? Need to show erosion controls at the 50' line. Does not seem that Natural Heritage needs to be involved regarding habitat. George said he will hire Ward Smith to put together the application. Tony stated that it is necessary to keep everything clear of the 50'. Probably not able to go much further back, but the well could possibly move. Ward can give guidance on what DEP wants to see. So the next step is to fill out a NOI for the ConCom and DEP. NOI can be filed electronically and George will get a filing number. ConCom then does the site visit and makes a determination; then Mark Stinson reviews. Mark will want to see that there is minimal disturbance to the resource, including the 50'buffer. Tony asked about the intermittent stream. Doesn't show up on the mapping, but Mark may take a look anyway.

Tony made a site visit to 502 Williamsburg Road, Jonathan Barkan. Beavers have built a dam across the bridge for his driveway. When the rain is heavy, it comes across his driveway. There is another dam further down, creating channels and making other dams. Though he would like to live in harmony with the beavers, he needs to know what options he may have. He's not trying to remove the beavers, only the dams. FRCOG says that's a problem. He will need a BOH signoff to remove the dam. Tony will ask Mark for guidance. Not technically an emergency.

Next Meeting
Tuesday, September 9, 6:00 p.m.

All interested parties are encouraged to attend. The meeting will be held in person at 6 p.m. in the Town Hall, General Purpose Room, 5 Academy Hill Road.

Adjourn
At 6:58 p.m. on a motion from Tony to adjourn, Mary Kay seconded, all said aye and the vote was unanimous in favor.