



TOWN OF HUDSON

Conservation Commission



William Collins, Chairman Dave Morin, Selectmen Liaison

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DATE: July 08, 2024

MEETING MINUTES: Below is a listing of minutes for the Hudson Conservation Commission. Minutes are not a verbatim record of each meeting, but rather represent a summary of the discussion and actions taken at the meeting. All Conservation Commission meetings are televised live and repeated during the following week on HCTV, cable television channel 22. Official copies of the minutes are available to read and copy at the Town Engineer's Office during regular business hours (Monday through Friday, 8:00 A.M. to 4:30 P.M.).

Should you have any questions concerning these minutes or wish to see the original recording, please contact the Town Engineer's Office at 603-886-6008.

In attendance = X Alternates Seated = S Partial Attendance = P Excused Absence = E

William Collins Chairman <u> X </u>	Carl Murphy Vice-Chair <u> X </u>	Ken Dickinson Clerk <u> X </u>	Brian Pinsonneault Member <u> X </u>
John Walter Member <u> X </u>	Linda Krisciunas Alternate <u> X </u>	David Morin Selectman Rep <u> X </u>	Elvis Dhima Town Engineer <u> X </u>

CALL TO ORDER BY CHAIRPERSON AT 07:00 P.M.

PLEDGE OF ALLEGIANCE

ROLL CALL

SEATING OF ALTERNATES:

Public Input Related to Non-Agenda Items: none

I. New Business:

a. Conditional Use Permit Application, Subaru Expansion:

Mr. Doug McGuire of The Dubai Group, was present to represent the applicant, Granite State Subaru, 6 Executive Dr. Map 210, Lot 1 for the proposed expansion of their existing facility along Lowell Road. The project proposes to construct a parking lot and associated access driveway on the property. There are reduced proposed impacts from the previous application as follows: Permanent Wetland Impact: 4,898 SF / Permanent Wetland Buffer Impact: 36,991 SF. As previously requested, buffer plantings consisting of native shrubs have been added around the wet pond and adjacent side slopes. Mr. Dhima requested that the grading concept of the parking area be revised to allow for the installation of catch basins / closed drainage system resulting in enhanced pre-treatment of stormwater. The application was presented and discussed for approx. 50 minutes. A site walk was scheduled for Thursday, July 11, 2024 at 6pm.

II. Old Business:

a. Conditional Use Permit Application, Miara Transportation Expansion:

Mrs. Allison Lewis, of Keach Nordstrom Associates was present to represent the applicant Miara Transportation, 12 Bockes Rd. Map136, Lot 1 for the proposed expansion of their existing facility. The project proposes to construct a 9600 SF trailer storage garage with attached 3600 SF awning in the rear of the property. The revised plans including the following requested revisions from both the previous site walk and engineering dept. review included the following: additional drainage swale, repositioned maple tree plantings, and double silt fence; were presented and discussed for approx. 30 minutes. Several members had concerns regarding the proximity of the proposed building to the existing forested wetland areas and the existing well. Mr. Walter stated that he would not be in favor of the application. As a result, Mrs. Lewis will address the building and site plan layout concerns with the client and return to the HCC at a later date for further review.

b. Pre-Application Discussion, Brox Industries Expansion:

Mr. Bruce Gilday, CWS of BAG Land Consulting, and Erik Stevenson (VP of Real Estate, Brox Industries) were present to represent the applicant Brox Industries, 85 Greeley St. Map136, Lot 1 for the proposed expansion of their existing quarry. As a result of the NHDES review process, the project now proposes to impact (remove) 2.2 acres of wetlands. The applicant requested the commission to identify potential mitigation (restoration) projects within Hudson meeting ARM fund qualifications, so the required impact fees are used for a local project within the Town of Hudson. This project was discussed for approximately 60 minutes. The applicant requested to be added to the agenda for the regular August meeting for continuation. In the interim, the HCC will hold a special workshop meeting in effort to identify potential restoration projects and/or parcels for preservation acquisition.

III. Other Business:

a. Picnic on the Pond Event:

After a brief discussion regarding event planning, Chairman Collins announced that this

event will take place at the Musquash Pond parking lot from 11am-1pm on date TBD in September with Ryan Friedman from NRPC presenting his new maps and trail software.

b. Musquash (Hamblett-Nash Trail) Bridge (Trail Work Day):

Trail Work Day is scheduled for July 13th from 8am-12pm in effort to construct a trail bridge across an unnamed perennial stream along the rerouted Hamblett-Nash Trail located in the Musquash Conservation Area.

c. HCC 2024/2025 Trail Improvement Activities List:

Chairman Collins asked the commission if there was any other items to add to the list of potential trail improvement projects. Mr. Walter mentioned that the Nash-Hamblett Trail requires pruning from the Woodland Drive trail entrance to where the new stairs were recently installed. Mr. Collins noted that the Christopher Darby's Eagle Scout project is moving forward as previously presented. Installation date for the kiosk at 68 Pelham Road remains TBD. Mr. Collins also noted that additional trail markers have been requested from Benson Park Committee for 68 Pelham Road (fall 2024 project). Other potential projects were also discussed, i.e. the removal of the abandoned vehicles at 68 Pelham Road.

IV. Financial Status:

Last financial summary of FY 2024 (June monthly update) was reviewed.

V. Correspondence:

Chairman Collins reviewed our monthly correspondence which included the following:

- a) Email from Bruce Gilday (July meeting scheduling) regarding Brox Expansion
- b) Letter dated 6/10 from Bruce Gilday regarding Brox Expansion
- c) Email from Christopher Darby regarding his Eagle Scout project acceptance.
- d) Powerline ROW Maintenance PBN Application from Eversource

VI. Approval of Minutes:

Meeting minutes for both June 10, 2024 and June 20, 2024 were accepted.
Motion by Mr. Pinsonneault to accept minutes; seconded by Mr. Walter.

Motion Carried 5/0/0

VII. Commissioner's Comments:

Mr. Walter expressed concerns with the need for fencing around wet pond basin treatment areas.
Mr. Dhima noted that fencing is commonly installed as a requirement for residential developments.
Mr. Dickinson looks forward to reviewing the results of the pond treatments via kayaking.

VIII. Motion to adjourn:

Mr. Pinsonneault moved to adjourn our regular meeting at 9:27 PM; seconded by Mr. Walter.

Motion Carried 5/0/0

Ken Dickinson

Ken Dickinson, Clerk