Meeting called to order by Chairman Chuck Mitchell at 7:08 PM at the Tilton Town Hall.

**Members present:** Paul Rushlow, Ben Wadleigh, Chuck Mitchell, Bob Hardy, Jon Scanlon and Jim Cropsey.

Bob Hardy moved, seconded by Jim Cropsey to accept the minutes of December 15, 2003. Motion passed.

**John Bernard:** Helen Dawson had planned to walk the property to determine the location of a wildlife corridor. The Conservation Commission expressed concern about the amount of wetlands to be impacted being more than indicated on the preliminary plans. The Conservation Commission would like a Conservation Easement on the wetland areas as well as the wildlife corridor. Jim Cropsey questioned whether the plans call for private wells or using the town water. If private wells are used, there is a concern about the potential contamination from the Lochmere District area. Septic Systems are required to be at least 125 feet from any wetlands. The Conservation Commission has not seen the plans for this project, so cannot make definite recommendations at this time. Bob Hardy moved, seconded by Paul Rushlow, to recommend the Commission send a letter to the Planning Board about its concerns relative to the Wetlands and wildlife corridors, that the Commission needs to see the plans in order to do a site walk, and ask the Planning Board to table this plan until the Commission can review and make a site walk. Motion passed. Bob Hardy commented that the plan needs to identify the areas for a proposed conservation easement.

**Fortin/Redmond:** DES sent a reply to the Commission’s request for time to inspect this property. Bob Hardy did a site walk and reported that the site maps on this application locate the lot in Sanbornton. The size of the culverts appear to be adequate at least for a 25 year flood and are the same size as those located on Calef Hill Road. Jim Cropsey moved,
seconded by Ben Wadliegh to accept Bob Hardy’s analysis of the culverts, but the maps show an incorrect location. Motion passed.

**Country Lakes Estates:** Chuck Mitchell met with John Rokeh relative to the location of Conservation Easement areas. Country Lakes Estates wants an easement to prevent further development, but they do not want public access. Chuck Mitchell asked that the land not be posted. After reviewing the map with the proposed conservation areas, Bob Hardy moved, seconded by Jim Cropsey, to recommend that the steep slope area in the north west portion of the lot be included in the easement area as it offers a good buffer for the wetland areas and any activity in that area could adversely affect the wetland. Motion passed. A letter will be sent to Rod Dyer, attorney for Country Lakes Estates, asking that this area be included in the easement.

**Park Committee:** Bob Hardy reported that there will be a public hearing on the proposed park Jan. 21 at 7 at WRMS with the final plans and budget for the park. The selectmen are holding a separate hearing for a bond requesting $600,000 with the balance being funded by grants and donations.

**Correspondence:**

**DES notifications:**

- Dahlfred, Forest Notification: Bob Hardy moved, seconded by Jim Cropsey that the Commission send a letter to Vanessa Burns, DES, requesting a copy of the map for this project.

- Chaille: Notice that his application is incomplete and therefore closed.

- Richard Bernard: Letter from DES outlining the further information and fees required for his dock permit.

**Submission to Town Report:** Chuck Mitchell’s report was approved with the addition of the continuing search for waterfront property.

**Old Business:**

- Discussion of possible sites for mitigations for wetlands for proposed development.
- Need to check on current use penalties received in 2003.
- Paul Rushlow will check with DES relative to signs for “Drinking
Water Protection Area”.

Meeting adjourned at 8:30 PM.

Respectfully submitted,
Eliza Conde, Secretary