

PA 5603.

Town of Farmington  
Conservation Commission Meeting Minutes  
Wednesday, May 24, 2023  
Selectmen's Chambers  
356 Main Street-Farmington, NH 03835

**Commission Members Present:**

Bill Fisher, Chairman  
Jim Pollard, Secretary  
Gerry Vachon, Selectmen's Rep.  
Amber Hall

**Commission Members Absent:**

Richard Ballou, Vice Chairman

**1). Call to Order:**

Chairman Fisher called the meeting to order at 6:03 p.m.

**2). Pledge of Allegiance:**

All present stood for the Pledge of Allegiance.

**3). Public Comment:** None

**4). Review of Alteration of Terrain Bureau Permit for 115 NH Rt. 11, Tax Map R03, Lot 04:**

Chairman Fisher said they were here today to discuss one thing only which is the AOT permit for the above property. He said the property is located on the Cocheco River side of Rt. 11 and it sits down in a hole off the road before you get to PIP Rental coming from Farmington.

He said before they begin the project they have planned where they propose putting in a 60' x 100' storage barn and building a residential house there is also an existing garage and they are putting in some roads and a couple of retention ponds down in the basin.

He said work was begun about a year and a half ago and there were some problems with the permits and that is what this is about tonight to get the AOT permit installed. He said since this is a residential development and not a commercial development they weren't informed about the permit but the state wanted them to put in comments on what they thought. The application has already been accepted as complete by the state and now it is discussed and looked at and I understand a reclamation plan is in the works to fix the property as there was some damage done without permission so the reclamation plan is in process he said.

Mr. Fisher said they didn't understand everything that was going on with this they as didn't have all the plans to look at ahead of time. He said he e-mailed those plans a week or so ago to the committee and he hoped they all had a chance to look at that and read through all the documents and there was a lot of information there. He then asked the members to gather around the plans so he could show them what he is doing and what he is concerned about. He pointed out the new area where the owner wants to do the work but in order to do work



down here he went in and drained the wetlands that are in the upper part of the property. He showed them the property lines, the wetlands and the location of an earthen berm that runs thru the property to prevent flooding from the Cocheco River which is a flood zone just past that berm and he cut a big trench thru there to drain the wetlands that were on his property. He said if you look at what he wants to do although it's not delineated on the map he didn't see the setback area from the wetlands that has to be maintained so that no work is done in there to disturb the wetlands but it does show the wetlands that were drained.

Mr. Fisher then traced an earth work around 2 retention ponds on the map and noted that it would be sloped down from 251 ft. to 250 ft. and then gets a little bit lower and then it begins to come back up again back towards the northern boundary. He pointed to the location of proposed house, an existing gravel road and said he wants to extend this down into the basin basically a big loop with 2 entrances with one to his proposed barn. He said this proposed area will be at 260 ft. and will be higher than the spillways that are down around 251 ft.

He said he didn't see much of a problem with what he is putting in here (pointing to the proposed house site) this won't even come before the Planning Board since it's a residential site but it will go through some other processes being looked at by the Town.

He said his big concern is that these wetlands are restored prior to any work beginning and that some type of silt fence, riprap or some type of infiltration boundary be set up to prevent any dirt, dust and stuff coming from the work site getting into the wetlands and that the earthen berm is restored. He said he would also like to see engineering plans that show the setbacks from the wetlands and he would like to see any reclamation work he is going to be doing in here as part of the AOT. He then asked the members if they wanted to make any comments.

Mr. Fisher said the dotted lines on the map are the different types of soils and pointed out the elevation lines around the property. He said he didn't see any setbacks and there should be a 50 ft. setback from the wetlands to keep from disturbing the wetlands.

Mrs. Hall said if they are disturbing within that setback or the buffer that needs to be identified.

Mr. Fisher said from what he could see they're not doing anything but just gauging by looking at the land and looking at this it's hard to tell and he is really guessing. He said the nearest things to the wetlands are the 2 retention ponds and he didn't know how far they actually are.

Mr. Vachon said looking at the scale it is about 25 ft.

Mr. Fisher said it's hard to tell because of the elevations and there is a slight hill there and looking at the scale he estimated it is about 25 ft. away so he was pretty sure his retention ponds were probably cutting into the wetlands.

Mr. Vachon said or at least into the buffer.

Mr. Fisher said everything else looks like it's far enough away. He traced the gravel path going around and said he is not too worried about impervious surface.

Mrs. Hall said it looks like they are capturing a majority of it and they have all these swales along the road and it looks like it's all coming thru the culverts into the spillway and then into



the infiltration basin which is also interesting.

Mr. Fisher said it's a wonderful idea to keep the runoff from getting into the wetlands which it does now. He said the area at the front of property is at about 270 ft. it goes down to 264 ft. on the front side of the barn, then down to 260 ft. behind the barn and it's all downhill from there back to the wetlands. Then he is proposing a big grass field over here and if you drive by there now that is where all that dirt is piled up so that's a high spot that goes up to 270 ft. he said.

Mrs. Hall asked if there was a date on when this survey was done.

Mr. Vachon said March 23 according to this map.

Mrs. Hall asked if it's reflecting the current state of the berm.

Mr. Fisher pointed to where the berm was cut through.

Mr. Vachon said it's an excavated ditch.

Mr. Fisher said that needs to be fixed prior to commencing any other work but since they're just an advisory committee he didn't know how much power they have to make them fix it.

Mr. Vachon said they can make the recommendation and the state can do what they want with the recommendation.

Mrs. Hall said they could recommend that they do a double layer of silt fence particularly along the area close to the wetlands.

Mr. Fisher said they can use staked hay bales or the 2 ft. tall black netted silt fencing and he would leave it up to them on how they want to do it and sometimes they do both. He said his recommendation is to forward a letter to the Planning Dept. because they are trying to get this stuff together to send it to the state by June 4 recommending that the wetlands be restored, the earthen berm be restored, engineering plans showing setbacks to ensure no encroachment into the wetland setback area and that a double row of silt fencing be installed between the construction and the wetlands. He asked the members if they could think of anything else they should tell them to do.

Mr. Vachon reviewed the plan and then said they propose to have silt sock all around it and showed them where the letters "SS" were printed all the way around it all the way back over to that high spot on the plan.

Mr. Fisher said they could still recommend that they enforce that a little bit more.

Mr. Vachon said he was looking for how they planned to capture all the drainage to get it into the detention pond. He said it wasn't real clear but it looks like it is going to follow the contours down to the culvert into the spillway and the infiltration basin. There are a ton of check dams on here he said.

Mr. Fisher said its real sandy soil and it doesn't look like it's very good for anything.

Mr. Vachon went through the plans and noted that they propose to use a standard sand pond infiltration basin and pointed out the staked down silt sock they plan to use.

Mr. Fisher said it is pretty much standard the way they are going to build the retention ponds. He called for a motion for him to generate a letter provided to the Planning Dept. and



authorization for him to sign it stating that they restore the wetlands, the earthen berm, ensure silt fencing is used and provide engineering drawings showing the wetlands setback areas.

Mrs. Hall suggested adding a reclamation plan.

Mr. Fisher said they are doing a reclamation plan that's separate than this is because he basically destroyed the wetlands way back when and the state has told him he has to do a separate reclamation plan and Norway Plains is doing that now so they will probably never see that. He said that's part of his deal to fix the problems he created and then asked if there was a motion.

**Motion:** So moved by Mr. Pollard and seconded by Mrs. Hall.

**Vote:** the motion passed 4-0.

**5). Any Other Business:** None

Mr. Fisher said this was a special meeting called solely for this item so they can't discuss anything else.

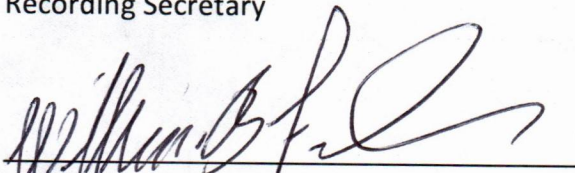
**6).Next Meeting:** Thursday, June 8, 2023

Mr. Fisher said if they don't get anything else to look at he may cancel this meeting but he won't know that until the Monday prior.

**7). Adjournment:**

**Motion:** (Vachon, second Pollard) to adjourn the meeting passed 4-0 at 6:21 p.m.

Kathleen Magoon  
Recording Secretary

  
William "Bill" Fisher, Chairman