



**Town of  
BROOKLINE, NEW HAMPSHIRE**

Conservation Commission  
January 13, 2015

***Conservation Commission***

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**Minutes  
Conservation Commission  
Tuesday, January 13, 2015  
7:00pm**

**Present:** Francis (Buddy) Dougherty, Chairman  
Jay Chrystal, Vice-Chairman  
Jordan Bailey, Member  
Tom Roger, Alternate, voting for Evan

**Absent:** Evangelos (Evan) Gerekos, Member, Therry Neilsen-Steinhardt, Alternate, Eric DiVirgilio, Alternate, and Darrell Philpot, Selectboard Representative.

**Buddy** asked Tom to vote for Evan. **Tom** agreed.

**NPRC Trail Maps**

**Jordan** said she will meet with Matt Watkins with NPRC to update the trail maps. **Tom** said he would be able to go to that meeting. **Jordan** said she had a few suggestions for the trail map updates, they should consider adding some sort of code to the trails as to what can and can't be done for example no wheeled vehicles, no hunting, fishing, trapping, etc. They also need to update the parking areas and a few trails that need to be named. **Tom** suggested removing the gray shaded areas from the map, it may be confusing and makes it hard to see some of the areas on the map. The Board also agreed the trail by CSDA should officially be labeled the CSDA Trail. **Jordan** said the trail that was completed by Ron Olsen and his grandchildren needs to be added and named the Sanbourn Trail on the map.

**Jordan** said NPRC would also like an updated Conservation Commission property list so they can help update GRANIT data.

**Cider Mill Trail Head**

**Buddy** asked that the Road Agent be contacted and add the Cider Mill Trail Head to the plow list.

**James Petropulos discuss construction of Dunkin Donuts on lot E-22-2 and Wetlands permit to be submitted for the February BCC Meeting**

**James** said he works for Hayner / Swanson Inc. an engineering firm representing John Motta the owner of several Dunkin Donuts in New Hampshire including the Restaurant located in the Sunoco Gas Station on Route 13 in Brookline. He is here tonight to discuss an application for a new Dunkin Donuts located on lot E-22-2 on Route 13. This is not a formal request he wanted to discuss this plan with the Brookline Boards before submitting the application for any feedback or comments the town may have before they prepare the final plan for submittal. Lot E-22-2 is located just south of the intersection of Route 13, Route 130, and Quimby Road. This lot is located in the Commercial/Industrial Zone and is surrounded by four Commercial properties and one Residential lot that abuts to the south. This restaurant will be a single story building about 2,300 square feet with seating for about 34. This will also include a conference room, table's and

chairs and couches. This facility will have everything delivered this will not be a bakery. There will be parking for 24 vehicles. There is currently a curb cut that they will be moving to the south of the property. They have had a Wetlands Scientist out to the property to review the three wetland areas none of which are vernal pools. They will have a Stormwater Management plan when they present this next time. Currently the roadside swale goes to the culvert that runs under Route 13. **Buddy** said this area by Route 13 that should be running into the culvert is like a pool of standing water in the spring and it wouldn't be fair to direct all that water to the culvert the lot across. This lot already has a lot of water in the spring. **James** said they will take that into consideration when making the improvement on the drainage to this property. **Jay** asked where the snow storage will be located on the property. **James** showed where he thought it would be located and said they will add that to the plan before the submission of the application.

**James** said they will also need to go to the Zoning Board for a Special Exception due to the wetlands buffer they will be impacting by moving the driveway to the south of the property.

**James** said his intentions were to discuss this with the Boards before officially submitting to the town so he had everyone's input before a plan submission. If the Commission has any suggestion or requests to please let him know and they can make the adjustments before officially submitting to the Town. The Board thanked James for coming in to discuss this application before the submission.

### **L-Chip Grant**

**Buddy** said he would like to contact Digit Taylor from the L-Chip Board and find out if they would be willing to attend a BCC meeting to explain why Brookline didn't receive a grant so they are better prepared next time if they apply again. The Board agreed.

### **Milfoil Budget**

**Buddy** asked Jay why they didn't mention the Milfoil budget at the budget hearings. **Jay** said he was told there was money to cover another year in the warrant article that was passed a couple of years ago at Town Meeting to cover the 2015 treatment.

### **Non-Public Session**

**Jay** made a motion to go into non-public session to discuss possible land purchases under RSA 91-A: 3, II (d) and to immediately adjourn. Tom seconded. **Buddy, Jay, Jordan** and Tom all voted yes.

**Jay** moved to come out of non-public session and seal the minutes. Tom seconded. **Buddy, Jay, Jordan** and Tom all voted yes.

**Jay** made a motion to adjourn the meeting at 9:25 pm. Tom seconded. Vote yes 4-0.

**Francis (Buddy) Dougherty, Chairman,**  \_\_\_\_\_

**Jay Chrystal, Vice-Chairman**  \_\_\_\_\_

**Jordan Bailey, Member,** \_\_\_\_\_

**Tom Rogers, Alternate**  \_\_\_\_\_

Minutes submitted by Kristen Austin.

Next meeting will be held on February 10, 2015