

Charlotte Conservation Commission
Draft Meeting Minutes
May 22, 2018
Charlotte Town Offices
7:00 PM

Members in attendance: Amos Baehr, Roel Boumans, Kevin Burget,
Erika MacPherson and Susan Blood.

7:00 - Adjustments to agenda and public comment

Charlotte Land Trust Scavenger hunt - happened last weekend. Scavenger hunt geared for kids. They hope to do more in the future according to Meg Berlin.

7:10 - Approve April Minutes - motion made and approved.

7:15 - Review Four Meadows Farm hearings-

Amos, Kevin and Susan met with the owner, his lawyer and the engineer at the Old Brick Store before the Planning Committee Meeting. We learned that they will be picking up the horse manure within a few days so there won't be flies and also the manure will be hauled away weekly. Their plan is in compliance with the new stormwater regs. We brought up our concerns about the wildlife corridor. They wished that they had known our concerns earlier. We all agreed with that.

At the PC meeting Amos spoke up again along with other neighbors including the owner of the land at the mouth of the Kimball Brook who expressed concerns about water quality. It seems that the Planning Commission will ask for an Open Space agreement and only approve 3 houses plus the horse barn. Amos brought up dogs and their potential impact on the corridor. The PC officially closed the hearing and we will await their decision.

After the hearing Amos emailed Daryl Benoit, our Town Planner, and asked if we could require the owners to fence their dogs if they have them.

Can we get clear on the definition of Open Space Agreements?

7:30 - Report from Connectivity Working Group

Recruiting citizens observations - what is the best way to get these?

Map practice / CCC computer - Roel is working on a map of all of Charlotte which will help us decide which PC projects are important to us. He will try and get that map to Susan and she'll work on getting it printed so we can see the big picture. Roel will take home the CCC laptop and put the map on there! Then we can use it when we meet!

Replacement camera - we have it! We should put a camera out now in the vicinity of the proposed Four Meadows Farm before it is developed and then see if wildlife sightings change after development. Amos also met people at the PC meeting who have trail cams on Kimball Brook.

Can a Conservation Commission member write a Conservation Currents about the Four Meadows Farm experience?

8:00 - Organizing town owned property and open space management working group -

Amos would like to start this as a new working group.

Recruiting - this might be a way to get people involved who might not be able to join the CCC but would be interested in working on a project.

8:20- Preparing for hosting CLT

- Do they know about transferable development rights. Krista Hoffsis talked to Dean Bloch about this and this is what she learned: I spoke with Dean about transferable development rights. They sort of exist right now in Charlotte under PUD (Planned Unit Development?), but transfers can only happen when there is land to transfer and a development happening at once. So there is no bank.
- Also we need to let them know that we're more interested in wildlife corridors etc rather than preserving agricultural land.
- They know more about the Conservation Fund than we do. Can we use this fund to preserve connective land?
- What kind of management principles are attached to their projects?
- How do they evaluate the projects - what makes a property attractive to them?
- Do they do outreach?

8:45 - Motion made to adjourn. Seconded and approved!

Minutes submitted by Susan Blood.