

DEERFIELD PLANNING BOARD  
DEERFIELD, NEW HAMPSHIRE  
SEPTEMBER 25, 2019

MINUTES OF MEETING

PRESENT: Board members Peter Schibbelhute, William Perron, Selectmen's Representative Fred McGarry. Also present Cameron Prolman, SNHPC, Jane Boucher, secretary.

7PM Chair Peter Schibbelhute called the meeting to order.

APPROVAL OF MANIFEST

Fred McGarry moved to approve the manifest in the amount of \$759.97 and a time sheet for Jane Boucher ( \$759.97 SNHPC Contract, time sheet for 21 hours). Voted in favor.

MCCARRON SUBDIVISION/KEVIN COLE

Board members reviewed Inspection Reports from Jeff Quirk, KNA, regarding Kevin Cole /McCarron Subdivision. Copies of the report are attached to these minutes.

7:15PM APPLICATION FOR PUBLIC HEARING;CONDITIONAL USE PERMIT;  
PSNH DBA EVERSOURCE/MAP 408 LOT 49

Sherry Trefrey, Ryan Fredette and several others representing Eversource were present. Also present James Paige.

Chair Peter Schibbelhute read the Notice of Public Hearing that Deerfield Planning Board will hold a public hearing to consider an application for a Conditional Use Permit (CUP) for Public Service Co. of NH dba Eversource Energy , 13 Legends Drive, Hooksett, NH for property located in Deerfield, NH (identified as Tax Map 408 Lot 49 consisting of 64 acres). The intent is to conduct utility maintenance of C129 115kV transmission lines including the replacement of structures 1 and 2. Construction requires impacts to the Wetland Conservation District.

Fred McGarry moved and William Perron seconded to accept the application. Voted in favor.

Sherry Trefrey and Ryan Fredette presented the plans.

Sherry Trefrey reported ongoing maintenance for maintenance management intend to replace wooden poles for structures 1 . The structures are on Eversource's property and will be accessed via PSNH driveway. She showed how the areas will be accessed on the plan presented. The work area will be accessed by laying mats. An area will need to be hand cut and mowed to lay matting. Structures will require anchors screwed into the ground.

PLANNING BOARD 9/25/19

Ms. Trefrey advised that access to Structure 2 will be off of Cate Road and no wetlands will be affected. Structure 2 will be set back a few feet from its current location. Structure 1 is a three pole structure and Structure 2 is a two pole structure.

Ryan Fredette noted that they hope to complete the work between October 29 and November 2.

Fred McGarry asked Ms. Trefrey if she could go through the highlights of her presentation using the plan for anyone present. She pointed to structure locations and also access to those locations.

Ryan Fredette said that the poles will be metal and the anchors will be multi helex metal.

Chair Schibbelhute read a memo from Cameron Prolman, SNHPC,. A copy of the memo is attached to these minutes.

James Paige, a Deerfield resident, spoke regarding very poor monitoring by Eversource during work done two years ago. He noted that debris was piled up on roads and he didn't want to see the same situation occur again.

Both Peter Schibbelhute and Fred McGarry agreed with Mr. Paige regarding work done two years ago , but noted that work done on the last project was satisfactory.

Fred McGarry moved to approve the Conditional Use Permit (CUP) for Eversource for work done with the stipulation that a restoration bond in the amount of \$10,000.00 be posted for the Town of Deerfield and an escrow account in the amount of \$2,000.00 to cover inspections by the Town consultant based on a pre-construction meeting and whatever number of inspections are required. William Perron seconded. Voted in favor.

7:45PM APPLICATION FOR PUBLIC HEARING; INPUT ON PROPOSED FIVE LOT SUBDIVISION/CURRIER ROAD, CANDIA, N.H.  
Jason Lopez was present along with four abutters.

Chair Peter Schibbelhute read the Notice of Public Hearing for review and input on a proposed five lot residential subdivision in Candia, NH, Map 402 Lots 51 and 57 located on Currier Road. The applicants and owners are Armand and Susan Hebert, 2001 Cedar Street, McKenzie, TN.

Fred McGarry moved to accept the application. William Perron seconded. Voted in favor.

Jason Lopez, representing Armand and Susan Hebert, showed the proposed plan consolidating two lots and creating five lots

PLANNING BOARD 9/25/19

with frontage of four of the lots on the right of way , which is the Town line between Candia and Deerfield. Mr. Lopez noted that they had met on September 8 at the site and discussed road width, shoulders. At that time they discussed a 15 foot wide drainage easement going along the frontage of the property.

Mr. Lopez said that the public hearing for the Town of Candia will be held on October 16 for the final application.

Chair Schibbelhute said a 15 foot swale be put in. Fred McGarry questioned if some type of bond be in place.

Jason Lopez noted that they are working with the Town of Candia to require a line of sight easement for Lot 51.

Fred McGarry said a 12 inch culvert under each driveway should be sufficient.

Peter Schibbelhute felt the best way was to have the ditch and driveways done as part of the approval. This will include granting a 15 foot roadway Maintenance Easement for the Town of Deerfield.

Tom St.Martin, an abutter from Deerfield, voiced concern regarding water coming down the road. Peter Schibbelhute said that a ditch will help disperse the water.

Mr. St. Martin also was concerned regarding impact of traffic due to five new homes,

An abutter from Candia noted that heavy rain has damaged the road.

Mr. Lopez will speak with his clients regarding the maintenance easement.

Mr. McGarry said that Mr. Lopez should have a plan profiling the proposed ditch and cross sections of the ditch and show driveway locations.

Fred McGarry moved and William Perron seconded to continue the public hearing for Armand and Susan Hebert to October 23, 2019 at 7:15PM. Voted in favor.

#### APPROVAL OF BUDGET

Fred McGarry did not have a copy of the proposed budget with him for the Board to review. 8:30PM Mr. McGarry left the meeting at this time. The meeting was adjourned.

8:45PM Mr. McGarry returned and the meeting was called back to order.

Fred McGarry said the proposed budget showed a reduction from

PLANNING BOARD 9/25/19

\$18,000 to \$15, 000. Postage is up by \$1,000 and SNHPC dues is also up. Net decrease of \$2601.00.

Peter Schibbelhute asked Cameron Prolman how many Towns have projectors available for applicants to screen plans. Cameron Prolman replied that several Towns do have it available.

Chair Schibbelhute felt it would be helpful for applicants and abutters to have the availability to screen plans. Board members agreed to add the cost of a 72 inch pull down screen to the budget.

William Perron moved and Fred McGarry seconded to approve the budget for the Planning Board for 2020 for \$21,908.00 plus the cost of a 72 inch pull down screen. Voted in favor.

The meeting was adjourned at 9PM.

Recorded and transcribed by Jane Boucher  
Pending Approval by the Planning Board

# Keach-Nordstrom Associates, Inc.

10 Commerce Park North, Suite 3B

Bedford, NH 03110

Phone: (603) 627-2881 Fax: (603) 627-2915

## INSPECTION REPORT

Prepared for: Deerfield Planning Board

**Project:** McCarron Subdivision (Phase III)

**Project No:** 05-0202-1

**General Contractor:** Cole Excavation & Const.

**Owner:** Kevin Cole Sr.

**Site Contractor:** Cole Excavation & Const.

**Supervisor:** Kevin Cole Sr.

**Date:** See Below

**Time:** See Below

**Weather Conditions:** See Below

**Work in Progress:** McCarron Road

9-20-2019, 10-10:45, Sunny 62deg

### Site Visit

I spoke with Kevin and he let me know the crew is planning to begin installing the CMP culvert early next week. Also, he said the men finished installing the granular bedding material below the culvert and I stopped by to inspect the work.

The Arched CMP culvert crosses McCarron Road at an angle and I could see the crew had staked out the location of the culvert (I measured the stakes to be +/- 9ft wide) and the men had installed the granular bedding material along the entire length of the proposed culvert. The material was uniformly graded, was dry & well compacted and extended to the limits of the stakes. Also, I noted the crew had excavated a diversion trench southerly of the proposed culvert and they had placed a few loads of stone effectively diverting the existing stream into the trench. Very little water (if any) is flowing through the site at this time. Barricades were set up at the entrance and no one was currently working on the site.

9-23-2019, 1:30-2:30

### Arched CMP Culvert

Mark Young (Deerfield Highway Agent) and I stopped by to observe the crew and inspect the installation of the CMP culvert. When we arrived, working from right to left, the men had set the first two sections of pipe (there are four sections). The pipe is light and is easily moved by the excavator. The foreman (Jim) acknowledged the pipes were not aligning properly and despite tightening the exterior metal bands gaps remained between the two sections. (I crawled into the pipe and measured the gap to be 2"-3"). After some discussion it was determined the sections were numbered (paint was difficult to see) and in order to fit properly the sections had to be set in a certain sequence. The foreman agreed to remove the two section and basically 'start over' following the predetermined sequence and agreed to contact me when the work was ready to be inspected. I suggested widening the trench before he started backfilling because as per plan 6ft of granular material is required along each side of the culvert and he agreed (see culvert detail on sheet SD2).

**On Site Contacts:** Mark Young (Deerfield Highway Agent), Cole Construction crew (Jim Smith)

**Site Conditions:** Some erosion controls in place, needs improvement

**Follow-Up Required:**

**Change Order Required:**

**Prepared By:** JQ

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**INSPECTION REPORT****Prepared for:** Deerfield Planning Board**Project:** McCarron Subdivision (Phase III)**Project No:** 05-0202-1**General Contractor:** Cole Excavation & Const.**Owner:** Kevin Cole Sr.**Site Contractor:** Cole Excavation & Const.**Supervisor:** Kevin Cole Sr.**Date:** 8-19-2019**Time:** 9:00-9:30**Weather Conditions:** Sunny 74deg**Work in Progress:****Site Meeting**

Mark Young (Deerfield Highway Agent) and I meet with Kevin Cole Sr. and few of his crew on site. Kevin called me last week and let me know he will be resuming work on the above site and wanted to meet to discuss the plan and scheduled moving forward.

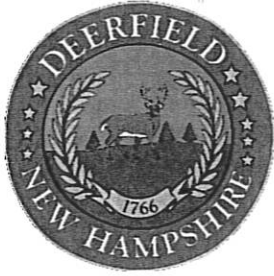
Sections of the Arched CMP culvert pipe have been delivered. (The CMP culvert crosses McCarron Road at station 15+00). We reviewed the plan and agreed on the following;

- Backfill material around culvert to meet NhDot spec for granular backfill (NhDot section 209.4)
- Miller Engineering to test compaction of backfill material and method of installation
- Min 12" of excavated channel material to be placed inside bottom of culvert (see note on sheet SD2)
- Contractor proposed forming & pouring concrete headwalls at Arch Culvert (in lieu of precast headwalls)
- Contractor plans to divert existing stream around work area
- Contractor confirmed all survey control (bench marks, offset stakes, etc,) are up to date

Kevin is hoping to finish the gravel and pave the binder by the end of the season and agreed to keep us (Mark Young and I) informed of his progress.

**On Site Contacts:** See above**Site Conditions:** Needs improvement**Follow-Up Required:****Change Order Required:****Prepared By:** JQ





## TOWN OF DEERFIELD, NEW HAMPSHIRE

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### Memorandum

To: Deerfield Planning Board  
From: Cam Prolman, SNHPC Representing Deerfield Town Planner  
Re: Planning Board Meeting for September 25, 2019  
Date: September 25, 2019

**1. Eversource Conditional Use Permit Application for Utility Maintenance – Map 408 Lot 49.**  
Transmission Lines C129 115kV, and the replacement of Structures 1 and 2, and replacement of guy wires on Structure 1.

**Planners Comments:** Sylvia and I have reviewed the plan and application set and note the following:

- Applicant proposes to replace two structures identified in the plans, shown on pages 1 and 5 of the plans.
- The plans show a total of 6,872 SF of wetland impacts.
- The applicant intends to utilize existing access roads, minimizing impact to wetlands.
- The plans provide generic information regarding the structure size. It may be beneficial to know the size of the structures to better understand what impact maintenance and replacement will have on the site and abutting wetlands.
  - For instance, on Page 1 of 5, Structure 1 is about 18ft from the edge of the Limits of Mowing/Cutting. 18ft may or may not provide enough workable area, depending on the size of the structure and equipment involved.
- I have no issues with the application but would like to know more information regarding the structure size and any equipment needed to perform the structure replacements.
- For reference, the Conditional Use Permit section (210.6) of the Deerfield Zoning Ordinance states the following:

*A Conditional Use Permit may be granted by the Planning Board (RSA 674:21, II) for the construction of roads and other access ways, and for utility pipelines, power lines, and other transmission lines provided that all of the following conditions are found to exist:*

- 1. The proposed construction is essential to the productive use of land not within the Wetlands Conservation District.*
  - 2. Design and construction methods will be such as to minimize detrimental impact upon the wetland and will include restoration of the site as nearly as possible to its original grade and condition.*
  - 3. No alternative route which does not cross a wetland or has less detrimental impact on the wetland is feasible.*
  - 4. Economic advantage alone is not reason for the proposed construction.*
- For additional reference, the following pages consist of Google Image aeriels of the site. The aeriels show the existing access roads and the structures identified in the plans.