

City of Laconia

Conservation Commission

Wednesday, December 3rd, 2025 - 5:00 PM

City Hall in the Armand A. Bolduc City Council Chamber

12/17/2025 – Minutes

1. CALL TO ORDER

D. Anson calls the meeting to order at 5:00 PM.

2. ROLL CALL

Dean Anson, Deb Williams, Lisa Morin, Jen Kreitzer, Peter Nagle, Daniel Huberman, and Roderick Cameron are present. Bob Harrington is not present for medical reasons.

3. SALUTE TO THE FLAG

4. INTRODUCTION OF NEW COMMISSIONERS

Peter Nagle, Daniel Huberman, and Roderick Cameron are introduced.

5. RECORDING SECRETARY

Greyson Draper

6. STAFF IN ATTENDANCE

Greyson Draper – Planner Technician

7. ACCEPTANCE OF MINUTES FROM PREVIOUS MEETINGS

7.I. Draft Minutes

L. Morin motions to accept the minutes as presented. D. Williams seconds the motion. Unanimous.

8. NEW HAMPSHIRE DEPARTMENT OF ENVIRONMENTAL SERVICES APPLICATIONS

9. OLD BUSINESS

9.I. 2025 Projects For City Council

9.II. Wetlands Regulations & Water Quality

The commission reaffirmed its commitment to enforcing updated wetland regulations and maintaining water quality standards. Members emphasized the importance of homeowner education and compliance with wetland buffer requirements.

9.III. Preparation Of Natural Resources RFP

Work continues on drafting the Request for Proposals (RFP) for the Natural Resource Inventory (NRI) update. The commission agreed that this document must clearly outline mapping requirements, data integration, and ecological priorities.

9.IV. Selection Option Of Natural Resources Chapter Of Master Plan

The commission confirmed its decision to fund a comprehensive Natural Resources chapter in the city's Master Plan. This chapter will ensure that environmental considerations are integrated into long-term planning and development policies.

9.V. Construction Of Gale Ave Garden

The rain garden project on Gale Avenue was successfully completed. The commission noted that the garden will help mitigate erosion and improve stormwater infiltration. The project was a collaborative effort involving DPW for excavation and Parks & Recreation for grading and seeding.

9.VI. Pollinator Garden On WOW Trail

The pollinator garden was installed and is now under the commission's care for ongoing maintenance. The project was designed to support biodiversity and provide habitat for pollinators in an urban setting.

9.VII. FB Environmental Drinking Water

The commission partnered with FB Environmental and the Laconia Water Department to monitor cyanobacteria in drinking water sources. A buoy system was deployed to collect real-time data, and the commission received updates on its performance and seasonal removal.

Connect FB Environmental and Laconia Water Department to monitor drinking Water for Cyanobacteria

9.VIII. Water Quality Sampling

The commission continues its long-standing program of sampling tributaries and deep waters in Paugus Bay and Lake Opechee. This program, ongoing for over 15 years, provides critical data on phosphorus, turbidity, dissolved oxygen, and other water quality indicators.

Water Quality sampling of tributaries and deep waters in Paugus Bay and Lake Opechee for over 15 years.

9.IX. Lake Host At Messer Street

The Lake Host program at Messer Street saw increased boat inspections during the past season. The commission discussed outreach efforts and compliance successes, noting that public education remains a key component of invasive species prevention.

9.X. Monitored City Conservation Easements

The commission plans to resume inspections of city-held conservation easements to prevent dumping and encroachments. Members agreed to prioritize properties with known access issues.

9.XI. Vegetation Around Perley Pond

The commission reviewed recommendations from a wetland scientist regarding vegetation trimming around Perley Pond. The goal is to maintain scenic views while preserving ecological integrity.

9.XII. Conservation Commission Table At Events

The commission participated in the Laconia Pumpkin Festival and plans to attend the upcoming Love Our Earth event. These outreach efforts aim to educate the public on conservation practices and commission activities.

Laconia Pumpkin Festival

Love Our Earth

9.XIII. Training Sessions And Conferences

Commissioners attended training sessions and conferences at NH Lakes Congress annual meeting

9.XIV. NHACC Webinars And Annual Meeting

Commissioners attended the NH Lakes Congress, NHACC webinars, and the NHACC annual meeting. Members discussed additional training opportunities and reimbursement procedures for future sessions.

9.XV. Earth Day Environmental Fair

The commission confirmed its participation in the upcoming Earth Day Environmental Fair to promote conservation awareness.

9.XVI. NRI Update

FB Environmental will meet with the commission in January to review progress on the Natural Resource Inventory update. The update will include mapping of wetlands, vernal pools, and other critical resources.

10. NEW BUSINESS

10.I. 1206 Old N Main St

The applicant, represented by Craig Bailey and Mr. Dunn, presents updated plans for a proposed five-lot residential subdivision. Bailey confirms that the updated plan set incorporates feedback from the Technical Review Committee (TRC). The only remaining comments to address are those from the Conservation Commission. Wetlands on the property were delineated in April 2025, which the commission agreed was an appropriate timeframe for accurate mapping. The applicant is seeking a Wetland Conditional Use Permit for approximately 284 square feet of wetland impact associated with the driveway for Lot 1. Craig emphasizes that the proposed

roadway upgrade will have zero wetland impact. Access from Route 106 was denied by NHDOT due to controlled access restrictions dating back to the 1960s and appeals to DOT and the Governor were unsuccessful.

Craig presents a low-impact development (LID) drainage design that reduces closed drainage systems and incorporates infiltration swales along the roadway to promote groundwater recharge and improve water quality. He states that converting the site from a church with large, paved areas to five modest single-family homes will reduce stormwater runoff and improve water quality. The design includes modeling for 10-year, 25-year, and 50-year storm events. The existing 18-inch corrugated metal culvert under the road may need replacement with an HDPE pipe. Craig acknowledges that final sizing will depend on updated hydrologic calculations. The commission requests that any replacement be designed for at least a 50-year storm event and consider climate change impacts.

The commission stresses the importance of homeowner education and recommends installing wetland boundary medallions approximately every 75 feet or at major alignment changes. Craig agrees to provide a sample medallion for review. The commission requests that stockpiled materials on-site be stabilized with silt socks for the winter season. Craig confirms that silt socks will be used instead of silt fencing for better performance and reduced site disturbance. Craig states that invasive species encountered during wetland work will be managed according to permit conditions and that native wetland seed mix will be used for restoration. Trash will be removed where feasible without heavy equipment or additional wetland disturbance.

Commissioners express strong concern about Lot 1's configuration, describing it as a "pork chop lot" with a long driveway requiring wetland fill. The commission agrees to recommend eliminating Lot 1 to avoid wetland impacts and drainage complications. If Lot 1 remains, the commission recommends constructing a gravel driveway, planting native vegetation along both sides, minimizing driveway width, and avoiding unnecessary clearing. Roadway Width and Salt Use: The commission recommended reducing the paved roadway width from 22 feet to 18 feet with shoulders to minimize impervious surface and designating the road as a low-salt area to protect wetlands and water quality. The commission concludes that while the drainage approach is reasonable and represents an improvement over existing conditions, proper maintenance of swales and stormwater infrastructure is critical.

11. OTHER BUSINESS

11.I. Commissioners Comments

11.II. Staff Comments

12. LIAISON, SUBCOMMITTEE REPORTS, AND UPCOMING EVENTS

13. ADJOURNMENT

D. Williams motions to adjourn the meeting. L. Morin seconds the motion. Unanimous. The meeting adjourns at 7:41 PM.