Joint Hebron Planning Board and Conservation Commission meeting

In attendance:
HPB: Ivan Quincera, Larry Goodman, Mitch Manseau, Chuck Beno

HCC: Martha Twombly, Bruce Barnard, Bill Luti, Pat Moriarty (SB representative), Suzanne Smith arrived at 8:10

Guest: Bob Wisnewski, Andy McLane, Parker Griffin

Meeting called to order at 7:05 pm.

Ivan explained the meeting was to review the deed agreement between Hugh and Nancy Sycamore and the Town of Hebron for their land on Church Lane.

Motion to adjourn joint meeting 8:00 pm: IQ/MM unanimous

Hebron Conservation Commission meeting

Called to order at 8:10. Suzanne present.

Continuation of Hebron Bay rafting petition and boater impacts to the Charles Bean Conservation Area (CBCA) discussion.

Suzanne explained that she spent the day before (Aug. 21) with Marine Patrol and learned that an additional requirement in the rafting rule is that all boats would have to be 150’ from shore. She said while related, the rafting rule is a separate issue than impacts to the CBCA, and it would not necessarily solve the issues on the land.

Andy re-explained the issue of flowage rights set for the dam are at 589’, but the “natural mean high water mark” is 584’ in Newfound Lake, and that there is private land under water – a difficult issue for the public to understand. The flowage rights mean that the CBCA land does extend to where the lake level is currently 3’ or so above the lake bed, much further into Hebron Bay. Therefore the boat rafting is on the CBCA property.

Andy noted that in 1970 the town accepted the deed restrictions and encumbrances expressed in the document by Charles Bean to preserve the “pristine” nature of the land. Thus, according to the deed, landing, anchoring, and swimming is prohibited, and there should be signage that expressly states this. Suzanne said that in 2013
when signs were posted as a result of Rick Van de Poll’s ecological assessment, the HCC wanted them to be “kind and gentle” in their language. At that time there was very little boat traffic, mainly kayaks, in the bay and marsh. The traffic has increased exponentially in the last few years as more out-of-towners and non-Hebron residents want to enjoy the lake. Parker and Andy agreed that the rafting that occurs near Fowler River/Wellington Beach has also exploded with upwards of 75 boats, and folks want a quieter place to go. Parker also noted that there is a lake-wide issue of LACK of access to toilets, driving people to the shallow areas. Bob Wisnewski mentioned Wellington is really the only public site, and he doesn’t know how much of the public accesses the toilets from the water. One sentiment shared by many speakers at the rafting hearing on Aug. 22 was that everyone appreciates the beauty and cleanliness of Newfound Lake and Hebron Marsh in particular.

Bill Luti agreed that signage language needed to be strongly worded because there’s really no question – the land is private town property and there should be no trespassing. He shared a photograph of the signage at the Hebron Town Beach.

Bruce related some history of the Charles Bean and Hebron Marsh land from his wife’s family experience, having held land just across the Cockermouth next to the Hebron Town Beach. The marsh was actually used as a hayfield before the lake levels were raised.

Andy pointed out that the CBCA is accessible only to Hebron Taxpayers/Residents, but their use too is restricted by the deed. Bob W noted that there was an informal trail made by fishermen from the CBCA “granite boulder” by North Shore Road in the past. No trails other than the snowmobile trail (allowed by Charles Bean) have been made.

Parker noted that the increase in boat use and “bad behavior” by boaters is partly because there is no oversight by Marine Patrol. He heard several at the rafting hearing express a need for boaters to take a sense of responsibility and police “bad behavior.”

Bob highlighted the values of the petitioners, that people don’t like the noise, drinking, dogs, pooping and other impacts to the CBCA, but they want to come to Hebron because it’s a beautiful. But he insisted that it is Hebron’s responsibility to protect the resource and prevent it from becoming a Fowler River situation.

Suzanne noted that we have until Aug. 28, 2019 to submit comments to marine patrol.

Bill suggested a motion for the HCC NOT to take a position on the rafting petition. Martha said that should be done at the next meeting, along with developing language for signage. Especially important is to include a quotation of language right from the deed about the specific restrictions and “quiet enjoyment of the lake.”

Approved Sept. 18, 2019

August 22, 2019
**Gemmill property/Hebron Town Forest snowmobile use proposal**

Bob said this issue has gone away as the owner who had blocked the trail along the Cockermouth River has agreed to allow it to continue in use.

**Review Minutes**

Motion to approve July 24 minutes as written. BB/WL unanimous.

**Permits**

1. Intent to Cut – 80 Acres, Hunt Road, John Black
2. Spec Pond water quality report (VLAP); reported three problem areas with PH, phosphorous and Chlorophyll A. Ecoli levels were low. The Spec Pond Association is watching water quality below the Circle Camp and at the boat launch/beach on the west side of the pone.
3. Complete Forestry Notification for Pamela Allard and Daniel Waters for logging on North Groton Rd. Tax Map #23, Lot #3.
4. Wetlands Permit for Camp Onaway stream restoration on a stream adjacent to the Onaway swimming beach.

**Activities:**

Aug, 17 Family Fun Day hike in the Hebron Town Forest

Hebron Town Forest bridges. Martha said Lew Shelley was coming to install the three foot bridges on the Spec Pond Trail with help from Americorps students and all volunteers available.

9:00 pm Motion to adjourn. SS/PM unanimous

Respectfully Submitted,

Martha Twombly, Co-chair

*Approved Sept. 18, 2019*

August 22, 2019