

**Meeting**  
**Tilton Conservation Commission**  
**Tilton Town Hall First Floor Meeting Room**  
**May 19, 2025**  
**MINUTES**

**Present:** Chuck Mitchell, Jim Cropsey, Bob Hardy, Ken Norton, Paul Rushlow, Jon Scanlon, and Kathi Mitchell

Guests: Aidan Schlotman, Nicholas Golon, and Aaron Wechsler

The chair opened the meeting at 7:00 PM

- 1. TFM** – Mr. Schlotman presented for Eversource as they plan to expand the stock yard at Business Park Drive. They plan to remove the current access road and impervious pavement which connects to the adjacent storage lot which is accessible off Business Park Drive. The stormwater subsurface system will be expanded with a series of catch basins which will assist with runoff. The existing oil-water separators will remain in place. There was a question about the current status of the subsurface system and whether it would need to be cleaned. Mr. Schlotman indicated that it looked clean, but that they would check its condition when work commenced. They used 100-year storm event data for their calculations. They will use Redi-Rock pre-cast retaining walls which will not need to be reinforced. The project will begin this year as soon as all permits are received. The TCC will notify the Planning Board about the results of this meeting.
- 2. 603 Laconia Road – Guidaboni property - Aaron Wechsler** – The applicant did not have completed plans for this project, so any comments by the TCC are merely informational and not official. The current owner wishes to construct a 1,000 square foot addition to their home for family members, but without a kitchen or separate entrance. The site is mostly forested and wetlands. The house is surrounded on three sides by the wetlands, so they will have to build within the buffer. Mr. Wechsler stated that the wetland setback had “changed” in March 2025, but the TCC members did not believe this to be the case since there was no warrant article regarding buffer size changes. The existing language does state, “...buffers 100 feet wide around wetlands of any size adjacent to open water...” so the question would be how the Planning Board defines the word “adjacent” (directly next to or near). However, the TCC members were unable to see exactly where the wetlands had been defined. Mr. Wechsler stated that there will be an inground infiltration system, and he has used 10-year storm event data because there may

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not be enough room for a larger system. The TCC suggested that he may need to visit the Zoning Board for a conditional use permit for the structure and a variance for the septic tank. Mention was made of an alarm system if there should be a catastrophic failure of the sealed tank.

- 3. Minutes from April** –Ken made a **motion** to approve the April minutes as amended regarding the WRTA grant proposal – Tilton has the lowest median income in the county and the application is still being reviewed by NH DOT who used a different matrix than Lakes Region Planning.

Bob seconded the motion, and it was approved with two abstentions.

**4. Old Business:**

**a) Salmon Run** – Chuck will ask the Public Works crew to mow a little narrower as they have effectively cut a number of plants. The group discussed ways to work on the gardens and the property.

**b) WRTA** – Trail Cleanup Day is scheduled for June 7 at 9:30 with work on the Tilton trail from Route 140 and Exit 20. Trash from Nucar is still a problem on the hillside. The summer white-water release is scheduled for June 14 with the race on June 15 from 9-1. NE Slalom Series Winni Slalom

<https://www.nessrace.com/dates/winni-slalom-je7tk-rkk5n-kw4z8-ycebm-bx59f>

**5. New Business:**

**a) Buffalo Park** – The Parks Commission has been considering having a frisbee disk golf course at Buffalo Park, but there is a question about whether the conditions listed in the easement would allow it. They would be cutting understory and brush and using the trail system. The secretary will check the easement and reply to Bob and Bill Lawrence. Bob reported that the maintenance work was successful, trails were reopened, and new signs were installed along the trails.

**b) Wood in Stream project**– Jim is working on a project to improve the habitat and ecosystem function of Gulf Brook in the Sanborn Road area. He will be filing a wetlands permit application and will be working with experts on this project. Ben Nugent, Fisheries Biologist for NH F&G has reviewed the project and recommended locations for the screens and additional wood in the stream in order to benefit the Brook Trout. Mr. Nugent personally observed Brook Trout in the upper reaches of Gulf Brook south of the Sanbornton town line in an area that's part of the project during the site inspection on May 5.

**6. Correspondence:**

- a) NH DES #2025-00378 Permit by Notification Non-Site Specific Approved  
Brian Wujcik – 115 Clark Road – R16 Lot 1-5

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- b) NH DES 32025-00794 Standard Dredge & Fill Permit Application - Request for More Information - Shady Grove Condominium 997 Laconia Road U01 Lot #14

#### **7. Other:**

- a) Concern was expressed about a plan to drain the Lowes water tower. Members recall the problems with excess runoff into the Winnepesaukee when there was a catastrophic rain event some years past.
- b) Issues of interest and concern to the community were discussed.

**Motion** was made by Bob to adjourn. The motion was seconded by Paul and passed; and the meeting adjourned at 8:46 PM

Respectfully submitted by Kathi Mitchell