

Place: Raymond High School; Media Center

Call to Order: 6:31 p.m.

Members Present: Bill Cantwell, Chairman; Peter Buckingham, Vice Chairman; Steve Naoum, Secretary; Frank Bourque, Selectmen's Ex-Officio; Jonathan Wood; Gretchen Gott; Carolyn Matthews.

Staff Present: Ernest Creveling, Community Development Director; Robert Price, Planning Technician.

Pledge of Allegiance

Approval of Minutes

Steve Naoum arrived late to the meeting, and therefore did not take part in the Approval of Minutes discussion, and he did not vote.

MOTION: Peter Buckingham made a motion to approve the minutes of 03/20/08 as amended. Jonathan Wood seconded. The motion passed with a unanimous vote of 5-0-1, with Carolyn Matthews abstaining.

MOTION: Peter Buckingham made a motion to approve the minutes of 03/27/08 as amended. Carolyn Matthews seconded. The motion passed with a unanimous vote of 6-0-0.

Thibeault Quarry

Application #2007-002; Continued from 01/10/08 - An application for an Amended Excavation Plan has been submitted by Thibeault Sand & Gravel, LLC, on land known as Nashua River Land Corporation, to amend their Excavation Permit to add a quarrying operation. The properties are shown on Raymond Tax Map 32, Lots 43 and 68; Map 37, Lot 2; and Map 38, Lots 12 and 13; accessed via NH State Route 27.

Carolyn Matthews stated she must recuse herself from this discussion.

Members serving on this case: Bill Cantwell, Peter Buckingham, Steve Naoum, Frank Bourque, Gretchen Gott and Jonathan Wood.

Vincent Iacozzi of Thibeault Corporation stated since the last meeting in January, a number of submittals were made to the Board. He noted that he submitted a proposal from Continental Placer, Inc. for pre-blast surveys as well as for water quality analysis. He stated he is looking for guidance from the Board as to what exactly needs to take place from this point.

Mr. Iacozzi noted that they have submitted to the Department of Environmental Services, for their review, a proposal to control river siltation in the area of the bridge. He stated the proposal is to top the bridge with impervious pavement, construct a bituminous curbing berm on each side of the bridge to prevent runoff, and run the berm down to two siltation ponds located on each side of the roadway. The two approaches to either side of the bridge will also be paved toward the area of the siltation ponds.

Bill Cantwell stated he was disappointed in what was submitted, stating it was his understanding that the Board was to receive full studies, and not proposals. Mr. Iacozzi responded that a scope of work has never been determined, adding that he does not want to spend the money for a complete study until the scope of work is determined. He stated the studies that were completed previously addressed the requirements of the State of NH. He stated that the proposals he submitted will generate the studies that the Board is requesting.

Peter Buckingham asked if Mr. Iacozzi wanted to take some time before bringing the quarry project back to the Board, as the applicant's excavation project was recently renewed. Mr. Iacozzi responded he believes this project is important, and wants to continue along. He stated there are a lot of questions with the studies that were requested, and he would like to get some definition to them so he can proceed.

Frank Bourque stated that he was looking for more information as well, but understands that path that the applicant chose to take. He stated he thinks the easy solution would be to send the proposals that were submitted out for peer review. He noted that peer review will help establish the parameters of the study, allowing the study to be generated. Mr. Iacozzi stated he does not have a problem with this approach.

Frank Bourque requested a poll of the Board to see whether or not they would like the Town's engineer to review the proposals brought forth by Mr. Iacozzi, and to comment on their adequacy.

POLL RESULTS

Gretchen Gott – Yes
Peter Buckingham – Yes
Jonathan Wood – Yes
Steve Naoum – Yes
Frank Bourque – Yes
Bill Cantwell – Yes

The Planning Board held a discussion surrounding each item that was requested in November with the applicant.

SOUND STUDY DISCUSSION

Mr. Iacozzi stated this study needs to be clearly defined because there is not regulation for noise with these types of operations. He added that the Federal laws are for employees and equipment operators. He noted that if the Board is looking to see what noise levels are like at the property line, that is something that can be done, but it needs definition. He stated he feels the study is warranted considering the number of residences located in the area.

Frank Bourque stated he suggests that the same path be followed with this as was just decided on – take it to the Town's engineer for input. He added that he thinks the Board is looking to ensure the abutting properties are not impacted by this operation.

Steve Naoum stated he is concerned with this type of study because there is no Noise Ordinance in Raymond. He expressed concern that this would set unfair limitations on all the other existing operations within Raymond.

Bill Cantwell polled the Board to see whether or not to send a noise study proposal, when compiled, to the Town's engineer for his input.

POLL RESULTS

Gretchen Gott – Yes
Peter Buckingham – Yes
Jonathan Wood – Yes
Steve Naoum – Yes
Frank Bourque – Yes
Bill Cantwell – Yes

TRAFFIC STUDY DISCUSSION

Mr. Iacozzi stated a letter was submitted previously that the Board deemed unacceptable. He stated he wanted to bring his traffic engineer to the Board for direct input so a scope could be defined. He added that his engineer would also be able to explain why an additional study would not be needed, and why the letter was sufficient. Laurie Rauseo, Thibeault's traffic engineer, noted that the letter which was submitted to the Board actually was the traffic study.

Bill Cantwell stated he would like to address the other items, and then come back to address traffic afterward.

ENGINEERING REVIEW OF BRIDGE DISCUSSION

Gretchen Gott stated she would like to see an independent evaluation of the condition of the bridge. Mr. Iacozzi stated the Department of Transportation inspects every bridge in the State. Ms. Gott asked if they inspect bridges on private property, to which Mr. Iacozzi answered if he asked them to, they would.

Frank Bourque stated it would be fair to give the applicant a chance to have the firm who designed the bridge visit the site and certify its condition. Then, if the Board wants, the certification that is provided can be reviewed. Community Development Director Creveling stated he feels this approach is reasonable.

Jonathan Wood requested a poll of the Board to see if they would or would not like any authority authorized to certify this kind of bridge to provide a letter, stamped by a professional engineer, certifying that the bridge is adequate.

POLL RESULTS

Gretchen Gott – Yes
Peter Buckingham – Yes
Jonathan Wood – Yes
Steve Naoum – Yes
Frank Bourque – Yes
Bill Cantwell – Yes

DETAILED PHASING AND RESTORATION PLAN DISCUSSION

Mr. Iacozzi stated this has already been submitted, and went on to review the applicable pages in the plan set with the Board and those in attendance.

The Board engaged in a brief discussion with the applicant regarding some of the cross sections in the plans. Mr. Iacozzi stated he will have his engineers draw additional cross sections to more completely show the stepping in the quarry.

Gretchen Gott asked about the elevation of the fence. Mr. Iacozzi stated that it varies, as it follows the contour. He stated it will be at the 450' contour, plus a 6' fence at the highest point and the lowest elevation will be 240', plus the 6' height of the fence.

STORMWATER MANAGEMENT PLAN DISCUSSION

Mr. Iacozzi stated this has been submitted this week.

Gretchen Gott asked where the job trailer will be located. Mr. Iacozzi stated a final location has not yet been determined.

Frank Bourque asked if Mr. Iacozzi had the National Pollutant Discharge Elimination System (NPDES) number for the registered copy of the plan. Mr. Iacozzi stated he would provide it.

Gretchen Gott asked about Table 1 in the document, which names a number of potential construction site pollutants. She asked if all of the items shown in the Table would be used on the site. Mr. Iacozzi replied that the entire list is required to be placed there. He stated the requirement is to show anything that may come onto a construction site.

WELL MONITORING PROGRAM DISCUSSION

Bill Cantwell reminded everyone that the proposal that was received will be sent to the Town's engineer for review.

SAFETY FENCING DETAILS DISCUSSION

Community Development Director Creveling stated this item is addressed within the Wildlife Assessment. He stated this is shown on Figure 4. Mr. Iacozzi stated this is the permanent fencing. They will also install safety fencing in the area.

Frank Bourque requested that Mr. Iacozzi add the sequence of operations detailing installation of a berm, installation of fencing, posting warning signs, etc. be noted on the plans.

Steve Naoum requested that Mr. Iacozzi incorporate some measure of inspection for the fencing into his security plan considering the vandalism and other issues that occurred over the past few months.

Gretchen Gott stated she would like to see some condition be worked out when the time comes for establishing possible conditions of approval, if one were to be granted, that the

approval will be revoked if regular fencing is found to be in disrepair and the situation is not corrected in a timely manner.

WETLANDS REPORT DISCUSSION

Mr. Iacozzi stated that this item is addressed in the Wildlife Assessment, which is an extensive report. Frank Bourque requested that the Conservation Commission review the Wildlife Assessment to provide comments.

FULL OPERATIONS PLAN DISCUSSION

Mr. Iacozzi stated this will have to be submitted somewhat after-the-fact because of the State permitting process. He stated he would only be able to compile a hypothetical report at this time.

Frank Bourque stated his main concern with this area is emissions, and how to ensure it does not go beyond Thibeault's property to impact the neighboring properties.

Community Development Director Creveling stated that it might behoove the Board to invite someone from the State of NH to speak to this area as to what the State does.

Gretchen Gott stated she is frustrated by the fact that the Board makes decisions based upon the information that is before them, but in this case it seems the information won't be available until after someone else does something. Frank Bourque stated this situation is unique in that the Board is dealing with an applicant who does not mind dealing with delays and waiting for things to come together.

Peter Buckingham asked if Mr. Iacozzi would mind putting together a hypothetical operations plan. Mr. Iacozzi stated he would be happy to do that.

OBJECTIVE APPRAISAL DISCUSSION

Jonathan Wood stated he recalls the point of this was to get an objective appraisal of abutting properties that will analyze the impact of the quarry on value for the duration of the 40-year operation. Mr. Iacozzi stated this is a standard item, and if this is what the Board is looking for then he can do it.

Jonathan Wood stated he would like to include the properties that were included in the pre-blast survey area, because he wants to include Clearwater Estates, Westgate Estates, etc. Mr. Iacozzi stated he will survey the abutting properties, as well as the abutters to the abutting properties.

Mr. Iacozzi stated his only problem with doing this study is that this property is Industrially Zoned, and they are there by right, whereas several of the surrounding residences are there by accident. Gretchen Gott stated there are a number of different zones in that area, and this is where the problems begin.

PRE-BLAST RADIUS DISCUSSION

Bill Cantwell recapped what was already decided – that the applicant would take care of those properties as shown in the 1,500 foot radius around the quarry as well as additional properties outside of that area.

Vince Iacozzi stated he would like this to be sent to peer-review as well for comment. The Board agreed that this will take place.

SAFETY AND SECURITY PLAN

Mr. Iacozzi stated this item has also been addressed, as it was submitted as a part of the excavation project. Frank Bourque stated that it needs to be submitted under separate title for the quarry portion.

Jonathan Wood made the following statement:

Understanding the considerable amount of money the applicant has spent on bringing this application forward, and anticipating the considerable amount of money yet to be spent in pursuit of this application, the Planning Board recognizes expenditure of these funds has been and will be solely at the applicant's risk, and in no way obligates the Planning Board to the applicant an anticipated favorable ruling.

Gretchen Gott stated that this statement is a given. The Board, within their purview, has the right to ask for information as granted by the RSAs. She stated requests for information do not have any bearing on the direction the Board will take toward approval or denial of an application.

Jonathan Wood stated he did not make the comment for anyone in particular; he made the comment as a general statement for everyone. He stated this is just recognition that the applicant has paid a lot of money, and he is doing so at his own risk. He stated he just wanted to get it into the record.

TRAFFIC STUDY DISCUSSION – RESUMED

Bill Cantwell stated he wants and expected a fully updated traffic study. Gretchen Gott stated that the study should be reviewed as well. The Board stressed that they were expecting a study with more detail than what was originally submitted.

Laurie Rauseo stated she provided a letter dated September 12, 2007. This letter was prepared at the request of Eric Mitchell & Associates, Inc. She stated this letter was a response to the request of Eric Mitchell's office to prepare an analysis of the traffic impact of the quarry proposal. She stated she is unaware of any previous study that was completed for this project.

She stated she has done traffic studies that are one page, and studies that come in a binder. She stated just because it is not in a binder does not mean it is not a study. She stated she is here to try to figure out exactly what the Board is expecting to see in the study.

Frank Bourque stated that he wanted to see a traffic analysis that outlined the following items:

- Turning movements
- Number of trips

- Time of day
- Existing traffic counts
- What the proposed traffic levels will do to the Level of Service of Route 27

Mr. Bourque stated the Board is looking for a traffic impact study on Route 27, based upon the number of trucks that will be coming on and off of the site as well as any other vehicles, during the hours of operation of Monday through Friday.

Ms. Rauseo stated what she prepared was not very different from what Mr. Bourque described. She stated that she made an assumption. She stated that the numbers are so low that they do not warrant being run through a full analysis. She stated if 100 cars per hour came out of the site, at worst the road would be a Level of Service B. She stated the level of traffic being generated does not warrant a traffic study from the State's perspective. She noted that her original study only accounted for the intersection of Route 27 and the site driveway.

Community Development Director Creveling stated that in the past, the consultant has informed the Board of potential impacts that they foresee in Town, and then the studies are sent out for peer review.

The Planning Board agreed that the study area should consist of the area between where Langford Road intersects Route 27 in Candia, and where Langford Road intersects Route 27 in Raymond.

Bill Cantwell polled the Board to see whether or not they would like to open the meeting to public comment this evening.

Gretchen Gott –Prefers to keep public comment limited to questions, and not general discussion, pertinent to the reports the Board has decided to ask for.

Peter Buckingham – Agrees with Gretchen.

Jonathan Wood – Agrees with Gretchen.

Steve Naoum – Agrees with Gretchen, limited to new questions, not ones that have already been heard.

Frank Bourque – Agrees with Gretchen.

Bill Cantwell – Agrees with Gretchen.

Mr. Iacozzi stated he would like to make a couple of statements before public comment is taken. He stated to address the comment made by Mr. Wood before the traffic study discussion, Thibeault has no expectations other than completing whatever submittals are requested in whatever amount of time it takes. He understands that they are on their own. He stated that Thibeault appreciates everyone's time and effort that has been put into this project. He noted that this project will be subject to all new parameters from the State of New Hampshire that were put in place within the last six months. He noted that they will also be subject to new, more stringent Shoreland Protection rules, as well as more stringent rules for crushing and sand and gravel operations. He concluded by stating when the Town's engineer submits his feedback, Thibeault can work on his comments, and perhaps things can reconvene in the fall.

PUBLIC COMMENT

John Vetne stated he wants to address several things:

Dust Study issue – Mr. Vetne stated the State does not look any further than the equipment on site; just figuring the emissions coming from that equipment. He stated he is looking for a study to measure the dust that is stirred up through truck travel, wind block, rocks falling, etc. He noted that he gave the Board a road map for how to request something like this in October of 2007.

Noise issue – Mr. Vetne stated the Town's Excavation Regulations require a public welfare assessment. He noted that as a part of this assessment, the Board must give special consideration to dust and noise. He added that he would like to see a complete assessment of all potential noise producing activities/actions on the site.

Economic/Pre-Blast Impact – Mr. Vetne referred the Board to the State Mining Statute, which presumes an impact area of ½-1 mile from the site.

Traffic – Mr. Vetne asked where the exact location, be it on the plan, within the permit, or wherever, that specifies a maximum of 150 truck trips per day. He stated the note on the plan reads "daily average." He stated a traffic report is meaningless unless the daily maximum of truck trips is established.

Mr. Iacozzi stated that there will be a maximum of 150 round trips per day at a maximum, no matter if they come from the quarrying operation or the sand and gravel operation. Community Development Director Creveling stated now that this has been confirmed, it needs to be fixed to be properly reflected on the plans.

Don Hedman asked why the Board has not decided to focus on the Route 101 access points with the traffic study. He stated he feels the study needs to be from when the truck leaves the site to where it accesses Route 101. He also requested that the abutters have an opportunity to review the studies that are submitted.

Mr. Iacozzi stated that he anticipates as his best estimate, that 60% of the trucks will head toward Raymond, and 40% of the trucks will head toward Candia.

Gloria Carney stated she is concerned with the impact of truck traffic during the summer months, when traffic levels are increased due to seasonal traffic.

Richard Levesque asked if the applicant intends to install a scale to sell product on the site, and if so, does this factor into the truck trips allowed. Mr. Iacozzi responded that any truck coming onto the site and leaving with material, no matter the size, would be counted in the truck allowance.

Beth Leavitt asked how the number of trucks will be tracked. Mr. Iacozzi replied that each truck has a delivery ticket, and if the scale is installed, then they will each have a pre-printed computerized ticket. He noted it is the responsibility of the loader-operator and dispatcher to keep track of the counts each day.

Chris Mozina stated he would like school bus routes to be included in the traffic study. He noted that the base of the bridge has been underwater several times in the last few years. He asked if the bridge has been checked after each flood event to ensure its stability.

Charles White stated it is his opinion that truck tickets should be tracked by someone not employed by Thibeault.

John Vetne asked if it would be possible to place a requirement that would force truck traffic to be spread out, noting that Mr. Iacozzi had mentioned operations in New Boston and Weare are shut down by 12:00 noon sometimes due to high levels of traffic. Gretchen Gott asked that having all truck trips be completed before 12:00 noon be looked at in the traffic study.

Stephan Gafford requested that the bridge be analyzed for its impact not just in its current state, but when Mr. Iacozzi's proposed improvements are completed (i.e. impervious surface, berms, etc).

Melinda Driscoll asked if traffic accident information can be included in the traffic study, stating there will be an increased potential for accidents with the increased truck traffic.

Kathy Mayo asked if an air-quality study will include truck emissions. Mr. Iacozzi stated the Department of Transportation requires emissions standards for diesel trucks, which will be monitored during annual inspections.

Siva Pichaiah asked why gasoline-fueled trucks will be allowed on the site, when earlier it was mentioned everything would be bio-diesel. Mr. Iacozzi stated only the equipment that remains on the site will be fueled with bio-diesel. All the trucks that come and go will be run on diesel fuel.

Gretchen Gott asked if there is a need to study the impact of a spill on the aquifer. Frank Bourque replied that spill criteria are identified in the existing permit. Jonathan Wood noted that there is a line on the plan that limits the area gasoline-fueled vehicles can travel on the site.

Charles White asked what the employees will be parking on; noting that another sand and gravel operation in Town has a parking membrane. Community Development Director Creveling stated this may be a pertinent point to discuss.

Siva Pichaiah asked if the Board will ask for a pavement study for Route 27 to determine the impact of truck traffic on the pavement. Gretchen Gott stated the Board does not have jurisdiction to ask for this, as it is a State road.

Don Hedman stated he feels a pavement study is warranted with this project.

The public comment session was closed at this point.

Frank Bourque stated the scope of work for all the studies the Board requested needs to be submitted to the applicant by the end of June.

MOTION: Frank Bourque made a motion to continue this hearing to October 23, 2008 at 6:30 p.m. at Raymond High School on the condition that all of the studies which the Board requested need to be submitted to the Town by the end of September, which allows the Board ample time to review them prior to the meeting. Jonathan Wood seconded. The motion passed with a unanimous vote of 6-0-0.

Carolyn Matthews returned to her seat for the remainder of the meeting.

Other Business

Jonathan Wood read a letter submitted by Don and Janice Hedman. A copy of this letter is attached to the original set of minutes on file at the Town Clerk's office.

Frank Bourque gave a report on the Board of Selectmen meeting of 04/07/08.

Gretchen Gott informed the Board that there will be a tour of a "green" home on Wednesday April 23. She stated she sent an email to the Planning Office about this, and asked staff to forward it to everyone.

Planning Technician Price informed Steve Naoum about the Zoning Board of Adjustment's request that he attend three ZBA meetings before they choose to recommend him for appointment as an alternate.

Community Development Director Creveling stated Altus Engineering, Richard Mailhot and he met with Walgreens on their site today. He stated that they are having problems with the ledge face at the rear of the property, adding that they will have to come back to the Board with a proposal for a retaining wall in the near future. Mr. Creveling added that after the meeting Altus and the Town met to finalize an agreement for Altus to take over site inspections, as well as excavation inspections.

Jonathan Wood noted that the Board held two site walks this past weekend, and every Board member was in attendance.

Adjournment

MOTION: Frank Bourque made a motion to adjourn. Jonathan Wood seconded. The motion passed with a unanimous vote of 7-0-0. Meeting adjourned at 9:41 p.m.

Respectfully Submitted,

Robert Price
Planning Technician