MEMBERS PRESENT:  Chairman Steve Miller; Vice Chairman Mary Ann Blanchard; Members Allison Tanner, Barbara McMillan, Matt Cardin, Kate Zamarchi; Alternates Samantha Wright, Adrienne Harrison

MEMBERS ABSENT:  Kimberly Meuse

ALSO PRESENT:  Peter Britz, Environmental Planner

I. APPROVAL OF MINUTES

A. September 14, 2016
B. October 12, 2016

It was moved, seconded, and passed unanimously to approve the minutes as amended.

II. STATE WETLANDS BUREAU PERMIT APPLICATIONS

1. Standard Dredge and Fill Application
   363 New Castle Avenue
   Briggs Realty Association, Delaware, LLC, owner
   Assessor Map 207, Lot 3
   (This applicant has asked to postpone to the December 14, 2016 meeting.)

2. Standard Dredge and Fill Application
   70 & 80 Corporate Drive
   Pease Development Authority, owner
   Assessor Map 305, Lot 1 & 2
   (This applicant has asked to postpone to the December 14, 2016 meeting.)

3. Standard Dredge and Fill Application
   Ocean Road
   City of Portsmouth, owner
   Eversource, applicant
   Assessor Maps 281/282, Lots 2/5
The Commission voted unanimously to recommend approval of the application to the State Wetlands Bureau as presented.

4. Standard Dredge and Fill Application  
   802 Lafayette Road  
   J & M Family Properties, LLC  
   Assessor Map 244, Lot 2

The Commission voted unanimously to recommend approval of the application to the State Wetlands Bureau as presented with the following stipulations:
   1) That low growth, native plants requiring low maintenance are planted in the back corner of the lot just outside (to the west) of the proposed dumpster pads. The new plantings shall cover an area equal or greater in size than the proposed dumpster pad expansion.
   2) That the hydro-seed mix area proposed on the plan is replaced with a conservation seed mix. The areas where the conservation seed mix is proposed shall be left un-mowed.

III. CONDITIONAL USE PERMIT APPLICATIONS

A. 802 Lafayette Road  
   J & M Family Properties, LLC, owner  
   Assessor Map 244, Lot 2

The Commission voted unanimously to recommend approval of the application to the Planning Board as presented with the following stipulations:
   1) That low growth, native plants requiring low maintenance are planted in the back corner of the lot just outside (to the west) of the proposed dumpster pads. The new plantings shall cover an area equal or greater in size than the proposed dumpster pad expansion.
   2) That the hydro-seed mix area proposed on the plan is replaced with a conservation seed mix. The areas where the conservation seed mix is proposed shall be left un-mowed.
   3) That maintenance as specified by the manufacturer is conducted on the proposed “First Defense” stormwater unit with copies of a maintenance report provided to the Environmental Planner annually.

B. 2355 Lafayette Road  
   Alissa C. Bournival Revocable Trust, owner  
   Assessor Map 272, Lot 7

At the applicant’s request, the application was withdrawn from further consideration.

C. 3 Curriers Cove  
   Chase B. Bailey and Kathryn E. Soave-Bailey, owners  
   Assessor Map 204, Lot 12
The Commission voted to **postpone** review of the application to the December 14, 2016 meeting.

D. 154 Maplewood Avenue  
Gideon Walker House Trust, owner  
Assessor Map 124, Lot 7

The Commission voted to recommend **approval** of the application to the Planning Board as presented with the following stipulation:

1) That the applicant insures that the saltmarsh grass is reestablished in areas where it is growing today on the inside and outside of the wall.

### IV. OTHER BUSINESS

1. Vote to utilize Conservation Funds – 850 Banfield Road

   It was moved, seconded, and passed by a 5-2 vote to **authorize** and **approve** the expenditure of $150,000 from the Conservation Fund to acquire the property at 850 Banfield Road and request continued involvement with the Conservation Commission in the City’s disposition of the property.

2. Mitigation opportunities in Portsmouth

   The Commission discussed mitigation possibilities to offset a proposed Department of Environmental Services application for the maintenance of vegetation on the flight path at Pease.

### V. ADJOURNMENT

At 6:20 p.m., it was moved, seconded, and passed unanimously to adjourn the meeting.

Respectfully submitted,

Liz Good  
Planning Department Administrative Clerk