**TOWN OF ENFIELD**

**JOHNSTON PROPERTY USE COMMITTEE**

**JOINT MEETING WITH THE CONSERVATION COMMISSION**

**AND RECREATION COMMISSION**

**DRAFT MEETING MINUTES**

**April 13, 2023**

**Johnston Property Use Committee (JPUC) Members in Attendance:** Bradley Rich, Alice Kennedy, Julie Eckert, Franklin (Bud) Lynch, Jr (online), Nancy L. Smith, and Affrille Degoma (online)

**JPUC Members Absent:** Nate Miller

**Ex Officio Members in Attendance:** Ed Morris, Town Manager

**Ex Officio Members in Absent:** N/A

Called to order at 5:30 PM

**Approve Minutes**

**Motion to approve the minutes of March 23, 2023, as amended was made by Brad Rich and Seconded by Julie Eckert Motion was passed by roll call vote 6-0.**

**BUSINESS**

*Review of information Collected During Interviews*

As the conversation started Brad Rich asked for clarification on the lots owned on the lakeside of the Rail Trail. Ed Morris explained that there is one lot at the end of Johnston Drive on the Lebanon side that is privately owned. The other lot on the other side of the creek is Town owned with a long term lease on it, and all the other lots are Town owned. Mr. Morris then explained that there is a 30 foot right of way along the Rail Trail for the landowner and long term lease tenant to access their property. The landowners along Johnston Road also have a 30 foot right of way across the rail trail to a 30 foot right of way that goes to the water.

Alice Kennedy then led the conversation to review all the meetings to date highlighting concepts from each group.

* Master Planning Task Force
  + Land should be kept and publicly accessible.
  + Should be accessible by foot or bicycle, not vehicles.
* Mascoma Lake Association (MLA)
  + Preservation and responsible use of the land
  + Concerned about milfoil and other invasive species.
  + Concerned about the Loon nesting near the park.
  + The park should be walk in, walk out but accessible to all.
  + MLA offered to team up with the Town if the property becomes a park to place educational signage.
  + Bud Lynch Commented that the MLA would also be concerned with waste disposal and would ask for a porta potty be placed down there.
* Abutters
  + Should be a public space.
  + Should be maintained as natural as possible.
  + Buildings should come down.
  + If sold asked if abutters could have the first option to purchase.
  + Thought the park should be walk in walk out.
  + Could also include camping.
  + Asked to add nice looking signage and to place signage along the road to discourage vehicle traffic and parking.
  + Concerns about parking infringements on neighbors parking areas.
  + Concerned about loud rowdy crowds.
  + Right of way concerns need to be clarified.
  + Concern about clear property boundaries.

Brad Rich voiced concern about the legality of selling direct to an abutter, needs to be an open process.

He also commented about how prepared and concerned they were, which he stated was understandable.

* Conservation Commission
  + Advised once a decision was made that the Town would work with DES early in the process.
  + Remove as few trees, bushes, and rocks as possible to minimize erosion.
  + Do not use pesticides and fertilizers.
  + Opinions were split on the safety of the intersection on Route 4
  + Cost concerns of maintenance

Affrille commented that she appreciated the insight she gained from the Conservation Commissions discussion.

* Recreation
  + Leaned towards selling the property and using the money from that to improve the recreation facilities we already have.
  + Concerned about long term costs of maintenance and oversight.
  + Safety Concerns with Route 4 intersection.
  + If kept it should be walk, bike, and paddle in, and out.
  + Stated small primitive style camping would be nice.
  + Buildings should be removed, concerned about squatters.

Ed Morris mentioned that he emailed the snowmobile groups. Dave Beaufait interjected that he talked with the snowmobile groups and they do use that property to cross the lake and access the Baited Hook.

*Preparation for Public Meetings*

Alice asked how many people do we expect? Mr. Morris stated that was really unknown, but the Energy Committee just hosted two similar meetings and got 8 -10 people online and over 50 in person.

The committee then moved on to discussing rules:

* 3 min to speak per person (with some flexibility being given to the chair the night of the event based on size of crowd).
* Everyone will get a chance to speak before people are allowed to speak a second time.
* The meeting will be limited to two hours when it comes to speaking more than once (5:30 – 7:30).

The Committee feels the Chair should discuss the need of the audience to be respectful of different opinions. They also asked If Ed Morris could make signs with the questions. Ed Morris will work on getting the speaker system set up.

**Public Comments**

Barbara Jones asked if the buildings were going to be demolished soon. Ed Morris answered not necessarily. It depends on what is decided to be done with the property. Mr. Morris also explained that he received permission from the Select Board to remove the two sheds and the trailer that may be removed sooner than later.

Barbara then commented that as the road goes, she owns the road and has a 30 foot right of way across the Town property.

Kurt Gotthardt reminded the committee of the deed research that he had completed.

**Upcoming meetings:**

April 27, 2023 Virtual Public Information Session

Brad Rich Made a motion to Adjourn seconded by Nancy Smith, the meeting adjourned at 6:30.