**TOWN OF ENFIELD**

**METHODIST HILL PROPERTY USE COMMITTEE**

**(MPUC)**

**MEETING MINUTES**

**September 19, 2023**

**MPUC in Attendance:** Susan Brown, Barbara Jones, Ryan Little, and Thomas Claus

**MPUC Members Absent:** Jason Archambeault

**Ex Officio Members in Attendance:** Ed Morris, Town Manager and Kevin Marker, Recreation Director

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

**Town Staff in Attendance:** N/A

Called to order at 5:30 PM

BUSINESS

Susan Brown asked the Committee if moving approval of the minutes to after the abutter discussion would be OK. The committee agreed.

Susan Brown then moved to the audience and asked Barbara Patch to start. Barbara stated she did not have much to say, but the Patches would be interested in purchasing the property. The committee asked what they would do with the property? Barbara said they would log the land and leave the maple trees to increase their sugaring operation. Susan Brown asked if they purchased it, would it remain open for public use. Barabara stated, that would be an option if it was a condition of sale.

**Betsy Drinkwater** stated she would like to see it remain open land.

**Harrison Drinkwater** agreed he would like to keep it open land.He statedhe had some concerns with the increased traffic. In 2008 Methodist Hill had about 700 cars a day and in 2022 there was 880 cars a day. In addition to traffic concerns the land serves a purpose as a wildlife corridor.

**Paul Vianco** Stated that he was not for or against developing the land or conservation. He did say he wanted the committee to think about this property with information. He states the Town Master Plan talked about focusing development around the Town centers where there was infrastructure, the Master Plan also says we should expand recreation opportunities. He stated there was no Town owned recreation areas on the West side of Town. He said the land is ich in history that should be preserved. He said he also had some concerns with increased traffic, and the speed at which vehicles travel down Methodist Hill. In addition to traffic, he has noticed deterioration of the quality of water at his house in Fieldstone Ridge and shared some concern about water quality and availability if more people were to build in the area.

**Peggy Newberry** – Agreed with Harrison and Paul that increased and speeding traffic are a concern. She stated that she was also concerned with growth and storm water runoff in the area. She already has some problems and her driveway washed out twice already. She attended the Fieldstone Ridge meetings when that development was proposed, and they listened and worked hard to contain runoff.

**Parker Hershaw** stated he and his wife were interested in purchasing the property for the purpose of keeping it open land that was publicly available.

**Gina Hershaw** stated she enjoys hiking the trails on this property and would like to work with the Town to develop trails on the land If they were allowed to purchase the property. She said it would remain undeveloped except for possibly a smaller single home for her grandchildren to stay in.

After the abutter conversation, the committee moved to approval of the minutes of August 22, 2023. Susan Brown had some grammatical and punctuation changes. A motion was made by Susan Brown and seconded by Thomas Claus to approve the minutes as corrected. Motion Passed 6-0.

The committee then spent some time talking about what they had learned so far and what they would like to hear about in the future. Ryan Little stated he agreed with what many of the abutters said about wildlife on the property and stated there is a lot of wildlife on the property. Barbara said we need a good mix of housing and asked if we could get a builder or developer to look at the land and discuss with the committee what the development potential of the property would be. Ed Morris asked if the committee was ok to add a meeting for a developer and vital communities or corporate council to discuss the housing need. The committee agreed this would be a good meeting.

Meeting adjourned at 6:52

**METHODIST HILL COMMITTEE Upcoming Meetings**

1st and 3rd Tuesdays at 5:30

October 3 - Conservation and Recreation Commissions

October 17 – Master Planning Task Force and Upper Valley Land Trust

November 7 - (election Day?) (Possibly reschedule a public meeting)

November 21 – Public Meeting

December 5 – Deliberation

December 19 – Review and finalize recommendation.