



TOWN OF DURHAM
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NOTICE OF DECISION

Project: **Peak Multiuse Path – Amendment to approved plan for new planting mitigation plan**
Address: Mast Road
Applicant: Peak Campus Development, LLC
Engineer: Joseph Persechino, Tight & Bond
Property Owner: Peak Development
Map and Lot: 13-6-1, 13-10-0, 13-3-0, 13-4-0, 13-1-0, 13-13-1
Zoning: Office Research/Light Industry
Date of approval: **December 4, 2013**

The new planting mitigation plan (“Multi-use path landscape plan”) is approved with the following conditions:

- 1) The plan is approved as submitted with the following modifications/clarifications.
- 2) Increase the caliper of the 3 maple species to 2” [This is the minimum caliper in the Zoning Ordinance for shade trees.]
- 3) Change Public Works Requirements #3 on the Plan to be approximately 5 feet on each side of the path.
- 4) There will be prolific sprouting in the area outside of the loamed/seeded strips. This sprouting can help revegetate area, but it must be managed. A qualified person shall select desirable sprouts and saplings to keep, and by hand remove other undesirable vegetation and invasive species. This is to be done approximately June - July, 2014 and 2015. Peak shall provide reports, as appropriate, to the chair of the Durham Conservation Commission (with copies to the Director of Public Works and Town Planner) about how this will be done and after it will be done.
- 5) Provide a plan for protecting trees to the chair of the Durham Conservation Commission with copies to the Director of Public Works and the Town Planner. The plan should include procedures for the protection of root systems on these trees (such as root pruning, limiting disturbance/compaction of soil, erecting a fence/barrier to keep equipment off root system).
- 6) Provide a plan to the chair of the Durham Conservation Commission, with copies to the Director of Public Works and the Town Planner, for the protection of other existing trees (Forest Service trees), as construction will pass very closely to these trees. The plan may include erecting fencing, root pruning with air spade, pruning of some conflicting

branches would be beneficial (Forest Service staff can do branch pruning with notification of starting date).

- 7) If changes are proposed to the path layout, Peak, John Parry, UNH, and Michael Lynch shall coordinate the exact layout of the path including removal and restoration of trees. For any conifers that are removed from the land used by U. S. Forestry, these parties, above, shall coordinate on the planting of new trees on the U. S. Forestry land.
- 8) Pursuant to discussions with UNH and Peak, Peak will attempt to coordinate annual walks along the path to address security and maintenance issues along the path.
- 9) All prior conditions of the site plan and path remain in full force and effect unless superseded herein.