



**TOWN OF DURHAM**  
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**Town Planner's Project Review**  
**Wednesday, April 10, 2019**

VIII. **119 Mill Road – Trail and Bridge.** Conditional use for bridge and permitted use under Section 175-60 B. for path located within Wetland Overlay District. Mark West, Wetland Scientist, agent. William Regan and Sarah Rosenbleeth, property owner. Map 7, Lot 1-70.

➤ I recommend that the board schedule a public hearing for April 24.

Please note the following:

- 1) Site walk. Does the board wish to schedule a site walk?
- 2) Conservation Commission. The Conservation Commission reviewed the application on March 25 and supports the project in terms of compliance with the requirements of the Wetland Conservation Overlay District.
- 3) Documentation. Application materials are included in the packet. The conditional use application addresses the criteria in the WCOD and the 8 general criteria.
- 4) WCOD. See the map below. The wooden boardwalk bridge and a portion of the path are located within the wetland boundary that goes along the stream. The remainder of the path is located within 75 foot wetland buffer. The WCOD includes both the wetland area itself and the buffer.

A bridge is allowed by conditional use in the WCOD and the path is allowed as a permitted use B under Section 175-60 B. The latter has a lower threshold for approval than a conditional use. It requires a recommendation from the Conservation Commission and compliance with these requirements, which are similar to the four specific conditional use criteria: a.) appropriate erosion control measures will be used, b.) any disturbed area will be restored, and c.) the activity will be conducted in a manner that minimizes any impact on the wetland. *For simplicity, I suggest the bridge and path be reviewed together.*

- 5) Project. The bridge and path are already built so the review is for after-the-fact approval. Mark West, the wetland scientist, noted that the wetland was restored in accordance with a plan approved by NHDES.

Mark West said this stream is an ephemeral stream rather than an intermittent stream. The former has no scoured channel.

(over)

**Subject lot:**



**Site:**

