

**REGULAR MEETING
CONSERVATION COMMISSION
1 JUNKINS AVENUE
PORTSMOUTH, NEW HAMPSHIRE
EILEEN DONDERO FOLEY COUNCIL CHAMBERS**

4:00 P.M.

July 9, 2025

MEMBERS PRESENT: Chair Samantha Collins; Vice Chair Barbara McMillan; Members: Brian Gibb, Lynn Vaccaro, Alternates: Talia Sperduto, Oliver Chag

MEMBERS PRESENT REMOTELY: Jessica Blasko

MEMBERS ABSENT: Stewart Sheppard, Alice Carey

ALSO PRESENT: Kate Homet; Environmental Planner

ACTION SHEET

I. APPROVAL OF MINUTES

1. June 11, 2025

The Commission voted unanimously (6-0) to postpone the minutes until the August meeting.

II. WORK SESSIONS

1. 33 Gosport Road

The Commission discussed the project with the applicant and provided feedback. No action was taken.

2. 0 Wentworth House Road (Map 201 Lot 17)

The Commission discussed the project with the applicant and provided feedback. No action was taken.

3. 60 Pleasant Point Drive

The Commission discussed the project with the applicant and provided feedback. No action was taken.

III. WETLAND CONDITIONAL USE PERMIT APPLICATIONS (OLD BUSINESS)

1. 505 US Route 1 Bypass (LU-25-66)
Giri Portsmouth 505 Inc.
Assessor Map 234 Lot 5

*The Commission voted (6-0) to **recommend approval** of this application to the Planning Board with the following stipulations:*

1. *In accordance with Section 10.1018.40 of the Zoning Ordinance, applicant shall permanently install wetland boundary markers, which may be purchased through the City of Portsmouth Planning & Sustainability Department. Markers are to be placed along the newly restored area at 50-foot intervals and must be permanently installed as a part of this approval.*
2. *A planting plan be submitted to and reviewed by Planning & Sustainability Department Staff prior to submission to the Planning Board.*
3. *Yard waste and existing brush pile shall be cleaned up from the Hodgson Brook bank to the west of and in the existing bio-retention area as part of this project.*
4. *A sign shall be installed that instructs pet owners to clean up after their pets.*
5. *A sign shall be installed that states "No Dumping".*
6. *Prior to submission to the Planning Board applicant shall create a maintenance plan for the newly restored area and the Hodgson Brook buffer for internal use on this site.*

IV. WETLAND CONDITIONAL USE PERMIT APPLICATIONS (NEW BUSINESS)

1. 135 Corporate Drive
City of Portsmouth on behalf of Pease Development Authority
Assessor Map 303 Lot 6

*The Commission voted (6-0) to **recommend approval** of this application to the Planning Board with the following stipulation:*

1. *Wetland delineation shall be certified and stamped by a NH Certified Wetland Scientist (CWS).*
2. 137 Walker Bungalow
Ryan Leibundgut, Property Owner
Assessor Map 202 Lot 4

*The Commission voted (6-0) to **recommend approval** of this application to the Planning Board with the following stipulation:*

1. *In accordance with Section 10.1018.40 of the Zoning Ordinance, applicant shall permanently install wetland boundary markers, which may be purchased through the City*

of Portsmouth Planning & Sustainability Department. Markers are to be placed between the new plantings at least five feet inward from the existing silt fence and must be permanently installed as a part of this after the fact permit.

2. *Prior to submission to the Planning Board, applicant shall provide a detail sheet depicting the profile of the proposed crushed stone for underneath the deck (depth, stone size, material layers, etc.).*
3. *Prior to submission to the Planning Board, applicant shall provide a planting plan with the following information: the species, size, quantity and exact location of the five plantings proposed at least five feet inward from the existing silt fence and the delineation of the proposed no-mowing line where the existing silt fence is.*

3. 0 Banfield Road
Walter D. Hett Trust
Assessor Map 255 Lot 2

*The Commission voted unanimously (6-0) to **postpone** this application and hear it as a work session during this meeting. The Commission discussed the project with the applicant and provided feedback.*

V. STATE WETLAND BUREAU APPLICATIONS (NEW BUSINESS)

1. REQUEST TO POSTPONE

Dredge and Fill – Major Impact
Peverly Hill Road and Greenleaf Avenue, City ROW
City of Portsmouth

The Commission voted unanimously (6-0) to postpone review of this application to NHDES until the August meeting.

VI. OTHER BUSINESS

1. Board Empowerment Series – survey opportunity

The Commission acknowledged that there was no member available to speak to this topic at the time and would hear it at the August meeting.

VII. ADJOURNMENT

The meeting adjourned at 7:02 p.m.