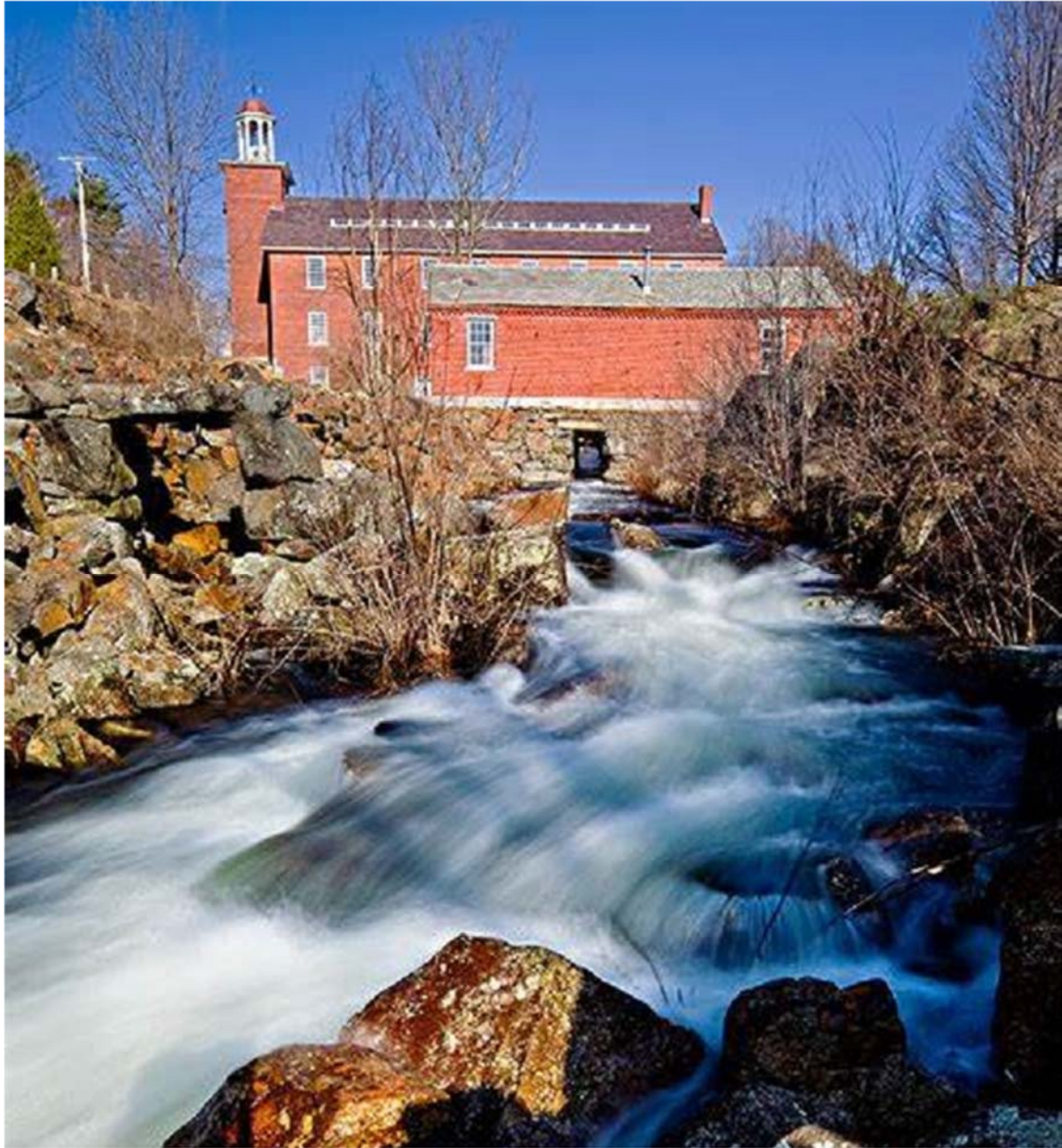


TOWN OF HARRISVILLE  
GRAVEL PIT COMMITTEE REPORT  
TAX MAP 10 Lot 31



June 25,2020



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# I - PREFACE

At the town of Harrisville's 2020 Town Meeting on March 10, 2020 Article V. in part read "for the acquisition of a gravel operation located at Map 10 – Lot 31". This article was discussed and reviewed in length by many of the town residents. Of the residents, there were opposing positions offering pros and cons on the towns purchase of said parcel from the O'Neil Family.

During the discussion of the Article, there was a recommendation for an amendment, which includes in part "the SB (Select Board) will create a representative committee of citizens and town officers to study the uses, and conditions of use" the amendment was passed by a show of hands and subsequently Article V as amended passed by a show of hands as well.

As mandated for the article the Select board established a committee in April 2020, which included five (5) active members, a consultant and recording secretary, with our first meeting to be scheduled for May 5<sup>th</sup>. During this meeting it was brought to the attention of the committee that the area residents did not feel the committee had good representation of the area as none of the members were abutters to this parcel. In response to this statement and prior to the May 19<sup>th</sup> meeting the Select Board added a sixth member to the committee which is a current abutter to said parcel. With the addition of said member the committee was optimistic this move will satisfy the residents concern of representation on the committee.

With membership intact the committee set forth to fulfill its charge "to study the uses, and conditions of use" of the parcel. This charge led to varying interpretations of "Article V" as amended. For this the committee reached out to town counsel for interpretation. Response from counsel is that the "Purpose" in the article directly relates to the amendment and in part read "With the purpose in mind behind the purchase of the subject property, in my opinion the germane and relevant discussion by the Gravel Pit Committee would be the ambit and nature of the earth excavation on the acquired property"

With clarification from town counsel, the committee compiled Land use regulations, ideas, suggestions, previous decisions, mitigation methods, maps etc. to prepare a report of recommendations to be submitted to the Select Board. This report shall include recommended uses around "Gravel Operations" and conditions for such activities. These recommendations shall incorporate thoughtful consideration for Eastview residence, particularly abutters and neighbors of the said parcel. These considerations shall include but are not limited to Reclamation, Trucking Routes, Noise and Dust Mitigation, Hours of Operation, Abutter encroachment activities within the Existing Town Pit (Tax Map 10 Lot 30) and Communication.

Lastly the committee will offer a few "future use/s" recommendations of said parcel. These recommendations are merely to foster discussion points for future boards, committees, and residents as any recommendation by this committee in 2020 may not be relevant to said parcel in 2025, 2050 and beyond. Additionally, any recommendation offered for future uses will not include "conditions of use" as these also should be discussed and determined by future boards, committees, and residents.

\*\* See Exhibit Section A (Legal/Technical)

## II - CHARGE

The Gravel Pit Committee is charged with reviewing and discussing the “Uses and Conditions of Use” of the acquired parcel of land (Tax Map 10 Lot 31) for Gravel Operations and to provide a report of findings as mandated by the approval of Article V as amended at the March 10, 2020 Town Meeting to the select board at a public hearing.

## III - WARRANT ARTICLE

To see if the Town will vote to raise and appropriate \$100,000 for the acquisition of a gravel operation located at Map 10 – Lot 31, Jaquith Road, for the purpose of merging this parcel with the adjacent, town-owned operation to secure aggregate road material for highway improvements and maintenance. And to further authorize the withdrawal of \$95,000 from the Land Capital Reserve Fund and to raise \$5,000 from general taxation. *And that the SB will create a representative committee of citizens and town officers to study the uses, and conditions of use, of the acquired property before any operations are commenced on the acquired property, with a report of the committee’s findings to be submitted at a public hearing prior to any commencement of activity.’*

\*\* See Supporting Documents - Exhibit Section A (Legal/Technical)

## IV - RECOMMENDATIONS

The committee has compiled the following recommendations for the Uses and Conditions of Use of the purchased parcel (Tax Map 10 Lot 31) and trust that the town will consider these recommendations for activities within the existing town owned gravel pit (Tax Map 10 Lot 30) as for other active and or future gravel operations. Recommendations are laid out as

## V - SUMMARY OF USES

A	Earth Excavation	G	Timber Extraction
B	Hammering/Breaking	H	Stump Removal/Storage
C	Crushing Activities	I	Reclamation
D	Sifting/Shaking	J	Equip Repair/Maint/Fueling
E	Stock Piling of Materials	K	Mitigation
F	Hauling (To and From Pit)	L	Future

## VI - GENERAL CONDITIONS OF USE

\*\* Applies to **all** “Conditions of Use” listed below \*\*

1. Hours of Operation: 7AM to 5PM Monday through Friday with no Weekend or Holiday hours permitted – Town recognized Holidays are as follows. New Year’s Day, Martin Luther King Day, Presidents Day, Memorial Day, Independence Day, Labor Day, Veterans Day, Thanksgiving Day, Day after Thanksgiving and Christmas Day. Excavation activities shall not commence until 7AM. (Refer to “Town Specific Conditions” for activities related to Emergency uses.)
2. All activities shall comply with Land use Regulations, specifically 155E (Local Regulation Excavations).
3. All activities shall comply with Water Management and Protection Regulations, specifically Chapter 485-A:17 (Terrain Alteration - AoT) When gravel operations require such actions.
4. Buffer zones shall be established for Abutters, Right of Ways, and town roads.
5. Noise, dust, and visual Mitigation means, and methods shall be employed during gravel operations (Excavation activities),
6. Storage of Fuels and Lubricants is prohibited on site.
7. Site shall not be used for stock piling or storage of waste and demolition materials. (Liquids or Solids)
8. Incremental reclamation strategies shall be employed throughout gravel operations (excavation activities).
9. All Vehicle traffic entering and exiting the gravel pit parcel (Tax Map 10 Lot 31) shall be Via Hancock Road through the existing town owned pit (Tax Map 10 Lot 30) over the proposed haul road to the new parcel.

\*\* See Supporting Documents - Exhibit Section B (Land Use – NH DES)

\*\* See Supporting Documents - Exhibit Section C (Mitigation)

\*\* See Supporting Documents - Exhibit Section D (Maps/Rendering)

## VII - SPECIFIC CONDITIONS OF USE

### A. Earth Excavation

1. Shall Comply with General Conditions of Use and applicable Specific Conditions of Use.

### B. Hammering and Breaking Activities

1. Activities shall be conducted away from open pit areas and buffer areas and at least 150 Feet away from dwellings,
2. Noise, dust, and visual mitigation measures shall be in place prior to commencement of activities.
3. Sub-contracting activities shall be posted on web site via select-board meeting minutes.

### C. Crushing Activities

1. Activities shall be conducted away from open pit areas and buffer areas and at least 150 Feet away from dwellings.
2. Noise, dust, and visual mitigation measures shall be in place prior to commencement of activities.
3. Sub-contracting activities shall be posted on website and via select-board meeting minutes.

### D. Sifting and Shaking

1. Activities shall be conducted away from open pit areas and buffer areas and at least 150 Feet away from dwellings.
2. Noise, dust, and visual mitigation measures shall be in place prior to commencement of activities.
3. Sub-contracting activities shall be posted on website and via select-board meeting minutes.

### E. Stock Piling of Materials

1. Materials removed and or made as a result of gravel pit operations may be stored on site.
2. Materials to be used to maintain town infrastructure (Roads/Buildings, etc.) shall be allowed to be hauled in and stored on site.
3. Materials to be used for reclamation activities shall be allowed to be hauled in and stored on site until such time materials are put in place.
4. Stored materials shall be located in areas that will reduce noise, dust, and visual impact.

### F. Hauling/Trucking

1. All Vehicle traffic entering and exiting the gravel pit parcel (Tax Map 10 Lot 31) shall be Via Hancock Road through the existing town owned pit (Tax Map 10 Lot 30) over the proposed haul road to the new parcel.
2. Speeds on haul roads shall not exceed 10 Miles Per Hour (MPH).
3. Haul roads shall be watered as needed to help reduce excessive dust.

## VII - SPECIFIC CONDITIONS OF USE (Continued)

### G. Timber Extraction

1. Timber shall be removed incrementally to allow for gravel operations to commence.
2. Timber removal shall be completed in a manner to help maintain noise, dust, and visual mitigation measures.
3. Timber may be sold, donated, or used at the Town's discretion.

### H. Stump Removal & Storage

1. Stumps shall be removed from the earth to allow for gravel operations to commence.
2. Stumps may be stored on site, but effort should be made to keep them away from buffers, abutters, and property lines to help reduce visual impact.

### I. Reclamation

1. The Town shall employ incremental reclamation practices throughout gravel operations.
2. Reclamation shall run concurrently with all active and future gravel operations.

### J. Equipment Repair/Maintenance/Fueling

1. The Town shall be permitted to perform general maintenance onsite.
2. Major repairs of equipment shall be completed offsite.
3. Fueling of mobile equipment shall be performed off site.
4. Portable equipment may be fueled in place.
5. Storage of fuels, lubricants, and miscellaneous fluids is prohibited on site.

### K. Mitigation

1. Berms shall be constructed within buffer areas that will help reduce visual impact, noise, and dust levels.
2. Plantings of evergreens, firs, junipers, or the like in areas that will help with visual impact, attenuate noise, and dust levels.
3. Watering of travel/haul roads when pit use/traffic is likely to be at an increased level.
4. Vehicle speed over "Haul Roads" shall be reduced to help reduce noise and dust levels.
5. Loading of materials shall be in a manner to help reduce noise and dust levels.

### L. Future Use

1. Not Applicable - See Future Uses

\*\* See Exhibit Section B (Land Use – NH DES)

\*\* See Exhibit Section C (Mitigation)

\*\* See Exhibit Section D (Maps/Rendering)



## VIII - TOWN SPECIFIC CONDITIONS

### A. Reclamation

1. The Town shall reclaim existing or previously excavated areas that will not offer further materials for town use.
2. Reclamation shall run concurrently with active and future gravel operations.
3. Specific areas to be addressed and completed by September 2021
  - a. Area abutting Parcel (Tax Map Lot 39) “Presently the Anderson Residence”
  - b. Buffer area along Jaquith Road of said Parcel.
  - c. Area abutting the Harris Center Parcel along the Rail Trail – (Tax Map 10 Lot 37)
4. Incremental reclamation practices shall be employed throughout all gravel operations.

### B. Noise, Dust, and Visual Mitigation

1. The Town shall employ noise, dust, and visual mitigation measures to help reduce the impact of gravel operations on neighbors.
2. Specific areas and Buffer Zones to be addressed:
  - a. 50 Foot buffer area abutting Parcel (Tax Map Lot 39) “Presently Anderson Residence”
  - b. 100 Foot buffer area along Jaquith Road of said Parcel.
  - c. 50 Foot buffer area abutting the Harris Center Parcel along the Rail Trail – (Tax Map 10 Lot 37) for a distance of 490 Feet.
3. Incremental noise, dust, and visual migration measures shall be employed throughout the pit as needed.

### C. Pit Access

1. All vehicle traffic entering and exiting the gravel pit parcel (Tax Map 10 Lot 31) shall be Via Hancock Road through the existing Town owned pit (Tax Map 10 Lot 30) over the proposed haul road to the new parcel.

### D. Emergency Use

1. The Town shall employ any and all measures required to secure materials needed for restoration of infrastructure (Roads/Buildings/etc.) in emergency situations.
2. The Town shall post notification of gravel operations and pit use as soon as able upon dispatch of Road Agent, Highway Dept., Road Crews and or sub-Contractors.

### E. Merging of Town Parcels

1. The Gravel Pit committee feels the merging of these parcels is not warranted as all property lines are clearly defined.
2. Keeping parcels separate would allow for easy separation of parcel from the Town upon completion of gravel operations.

\*\* See Exhibit Section B (Land Use – NH DES)

\*\* See Exhibit Section C (Mitigation)

\*\* See Exhibit Section D (Maps/Rendering)

## IX - FUTURE USES

The following list offers a few “future uses” recommendations of said parcel. These suggestions are merely to foster discussion points for future boards, committees, and residences as any recommendation by this committee has no standing beyond 2020.

A	Recreation Area/Center	E	Resale of Property
B	Natures Classroom	F	Work Force Housing
C	Town Park/Ball Field	G	Affordable Housing
D	Place into Conservation	H	Other

## X - CLOSING

This report was prepared by the Gravel Pit committee members listed below in a manner that we feel will offer opportunities for the Town of Harrisville to move forward with Gravel Pit operations while showing empathy with the Eastview neighbors through actions by employing a respectful approach to Gravel Pit operations. These actions shall include communication with neighbors to establish buffers and appropriate mitigation measures prior to and concurrent with Gravel Pit operations. It is the committee’s opinion that, the Town of Harrisville should initiate these conversations as it will show good faith, which will allow for all parties to work and live harmoniously throughout all gravel operations.

In closing the gravel pit committee recommends that the Town of Harrisville use this report as a guideline for gravel operations, whether on the parcel/s discussed within this report and or for future endeavors should or when they arise.

## GRAVEL PIT COMMITTEE MEMBERS

Ryan Stone	-	Chair – Planning Board Representative
Kathy Scott	-	Select-Board Liaison
Wesley Tarr	-	Highway Department Representative
Michael Davidson	-	Neighbor & Gravel Pit Operation Professional
Max Boyd	-	Eastview Neighbor
Scott Neary	-	Eastview Neighbor & Gravel Pit Abutter
Donald Scott	-	Gravel Pit Committee Consultant
Many Ann Noyer	-	Recording Secretary

Respectfully Submitted

Signature: \_\_\_\_\_ Date: \_\_\_\_\_

## XI - SUPPORTING DOCUMENTS

\*\* Some documents provided are reference materials only \*\*

- A. Legal/Technical
  - 1. Exhibit A - Response from Town Counsel on “Use”
  - 2. Exhibit A1 - Response from NHMA on Town use of Jaquith Road.
  - 3. Exhibit A2 - Town Meeting Minutes
  - 4. Exhibit A3 - Mr. Kallman Gravel Pit Report
  - 5. Exhibit A4 - M&W Soils Engineering Report
  
- B. Land Use – NH DES
  - 1. Exhibit B - Land Use – 155E
  - 2. Exhibit B1 - NH DES – 485-A:17 (AoT)
  - 3. Exhibit B2 - Excavation & Reclamation Check List
  - 4. Exhibit B3 - AoT Permit Application
  - 5. Exhibit B4 - SWRPC – Excavation Handbook
  
- C. Mitigation
  - 1. Exhibit C - NHDOT Abatement of Highway Traffic Noise
  - 2. Exhibit C1 - NHDOT Noise Barrier Programs
  - 3. Exhibit C2 - NHDES – Fugitive Dust (Fact Sheet)
  
- D. Maps/Rendering
  - 1. Exhibit D - Gravel Pit – O’Neil (Brickstone Consultants)
  - 2. Exhibit D1 - Tax Map 10 (Eastview)
  - 3. Exhibit D2 - Gavel Pit Top (Test Boring)
  - 4. Exhibit D3 - Gravel Pit Renderings
  - 5. Exhibit D4 - Town Gravel Pit/Haul Roads
  - 6. Exhibit D5 - Topographical - Tax Map 10 Lot 30 & Lot 31