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Comprehensive Conservation Outreach Plan

Town of Newmarket, NH

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Comprehensive Conservation Outreach Plan

A Final Report to
The New Hampshire Estuaries Project

Submitted by

Town of Newmarket
Planning Department
186 Main Street
Newmarket, NH, 03857



January 31, 2005

This report was funded by a grant from the New Hampshire Estuaries Project, as authorized by the U.S. Environmental Protection Agency pursuant to Section 320 of the Clean Water Act.





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Executive Summary:

With funding from the Natural Resources Outreach Coalition (NROC) and the New Hampshire Estuaries Project (NHEP) the Town of Newmarket has undertaken the constructing of three signs and two educational/information kiosks for two recently acquired open space parcels and associated information for distribution on all conservation and passive recreation lands in the Town of Newmarket. The third kiosk involved repairing an existing structure rather than building a new one. The costs for the project include the creation and printing of maps and brochures for distribution, creation and installation of the kiosks (which will also house several signs from our funding partners) and the primary identification signs for three conservation parcels.



Project Goals and Objectives:

The goal of this project is education and outreach related to land protection, open space planning, resource protection, water protection, and other conservation efforts. The products of the project are meant to provide information for all levels of interest from trails and access points to intensive information about species, ecosystem, and wetland functionality.

This project has been undertaken in an effort to educate the public about Newmarket's natural resources and why it is important to protect these resources. The impact of this campaign will be to provide further support for conservation by exposing our citizens to the tangible results of our previous efforts and provide examples of where such resources occur throughout Town. The Newmarket Master Plan and Open Space Resource Protection and Management Plan all list education as an essential element of a comprehensive and successful resource conservation program.

Methods (or Activities):

The methods chosen to educate the public involve high quality information in terms of content as well as form. The goal is to show a quality investment to spur greater care, concern, and discussion of natural resources present in the Town of Newmarket and our efforts to protect these resources.

Volunteer labor was used for the construction methods. The task was unfinished due to the weather for the install. The posts must be set in the ground and then the top and roof install on site.

The maps are completed and one set is printed. The printing onto plastic has to be sent out for reproduction and will be installed when the kiosks are completed.



Results:

Signs:

Reedy Signs of Exeter NH was contracted to design and construct the three signs. The signs were made but not able to be installed.

Construction:

The kiosks were constructed (but not installed – again, due to the weather).

GIS Mapping:

The GIS maps of the Town Conservation Overlay were completed using staff of the Town of Newmarket. Specific mapping was completed for the Hilton, Grapevine – Tuttle, and Loiselles parcels. These maps include 2003 aerial photos, topography, access points, trails, and ecological mapping, and use restrictions in table format. There is also one map showing all conservation – passive recreation land in town – including privately owned public access parcels (eg The Nature Conservancy parcels). The kiosks for Grapevine and Loiselles will include the site – specific maps and all kiosks throughout Town (6 total) will include the updated versions printed onto vandal-proof plastic.

Open Space Inventory

The Town-owned lands and Conservation Parcels database was completed, including some of the deed research on major parcels. This task required time at the Rockingham County Registry of Deeds. The deed and easement language for the major parcels were scanned into electronic files and are linked to the database via hyperlink. Prior to release of the document electronically it was decided that the scans have to be converted to Adobe pdf files. This was not completed prior to the expiration of the task.

Informational Brochures

The Brochures for distribution were completed by Town Staff and prepared for printing. Final printing was not completed prior to the end of the grant period. The Conservation Commission has decided to take the updated brochures and make one document. This document is built upon the work of this project and is not yet completed. The data collected by volunteers and management plans created by the Open Space Committee have been reformatted and scanned into the Town's digital records.

The document is not completed, but available at:

<http://newmarketconservation.org/conscommpacket.zip>



Results Discussion:

The Town overestimated our ability to complete the construction and installation of the facilities. Although we were able to complete the actual physical kiosks, the installation was not able to be completed due to the weather and other responsibilities for the Department of Public Works.

The information product was sorely needed and updates our previous word-of-mouth efforts. This grant allowed us to coordinate all the information into one location and prepare it for upgrading for future efforts. This element of the grant will realize long-lasting benefits and will form a solid base for all our future efforts at coordinating conservation and passive recreation efforts. It has already been relied upon for a new trails grant for the Loiselle – Piscassic property and has led to an Eagle Scout project to construct a trail and bridge on the Wiggin Farm – Grapevine Hill parcel.

The deed research component was underestimated due in part to the lack of prior records kept by the Town. This work will, like the above, prevent this effort from having to be repeated, and will allow us to better confront changes in the future.



Conclusions:

- Although the project required less money and time for certain tasks, given the short time necessary to complete the project the intent and purpose of the project was fulfilled. The Town of Newmarket was able, through this grant, to complete a project that coordinates our previously disconnected system of recording, storing and distributing information on conservation properties, and will serve as the basis for future efforts at conservation and resource protection.
- The flagship of the project – the signs – are truly stunning and will look incredible when installed in the field.

Recommendations (for future work or management strategies):

- Although the project was substantially completed and the base product for the final result is in place, the final installation will not occur until spring and thus will not be eligible for the grant program.
- The Town of Newmarket must distribute this information as widely as possible. Having the information system in place will allow for greater access and time savings when researching such information.
- The Town should continue to build upon the research and develop a template for production of management plans for all the Town's conservation and passive recreation properties.
- The Town should complete further inventories based on use (hiking, biking, hunting, no hunting, snow mobile, etc). This will help insure that these parcels are available to the widest users and to enhance self-policing efforts related to conflicting uses and prevent damage to sensitive and remote locations.



Appendix A: Pictures of Signs:





Appendix B: Spreadsheet of Conservation Lands Database:

See attached Sheets or ConservationDB.pdf file (for electronic reviewers)

The scanned files for the deeds are omitted from the filing but will be accessible directly from the database via hyperlinks. We have scanned 250 pages of deed and easement language as part of this grant.

Appendix C: Maps:

See attached Maps / TBD.pdf Files (for electronic reviewers)

Appendix D: Brochures:

See attached Brochure / .pdf File (for electronic reviewers)

MAP	LOT #	OWNER	LOCATION/DESCRIPTION	Restrictions / Nature thereof
R2	11-25	Town of Newmarket	Between Dame Rd and Bay Rd	Open Space Subdivision Land
R2	11-26	Town of Newmarket	Between Dame Rd and Bay Rd	Open Space Subdivision Land
R2	119 (88-117)	Town of Newmarket	Heron Point Sanctuary	Significant conservation restrictions
R2	87	Town of Newmarket	Bay Rd	Pump Station ?
R3	30-10	Town of Newmarket	Lita Lane Vacant Land	Taken by Tax Deed
R3	30-19	Town of Newmarket	Lita Lane Vacant Land	Taken by Tax Deed
R3	30-20	Town of Newmarket	Lita Lane Vacant Land	Taken by Tax Deed
R3	30-21	Town of Newmarket	Lita Lane Vacant Land	Taken by Tax Deed
R3	30-22	Town of Newmarket	Lita Lane Vacant Land	Taken by Tax Deed
R3	30-23	Town of Newmarket	Lita Lane Vacant Land	Taken by Tax Deed
R3	30-24	Town of Newmarket	Lita Lane Vacant Land	Taken by Tax Deed
R3	30-25	Town of Newmarket	Lita Lane Vacant Land	Taken by Tax Deed
R3	30-26	Town of Newmarket	Lita Lane Vacant Land	Taken by Tax Deed
R3	30-27	Town of Newmarket	Lita Lane Vacant Land	Taken by Tax Deed
R3	30-28	Town of Newmarket	Lita Lane Vacant Land	Taken by Tax Deed
R3	30-29	Town of Newmarket	Lita Lane Vacant Land	Taken by Tax Deed
R3	30-30	Town of Newmarket	Lita Lane Vacant Land	Taken by Tax Deed
R3	30-31	Town of Newmarket	Lita Lane Vacant Land	Taken by Tax Deed
R3	30-32	Town of Newmarket	Lita Lane Vacant Land	Taken by Tax Deed
R3	30-33	Town of Newmarket	Lita Lane Vacant Land	Taken by Tax Deed
R3	30-34	Town of Newmarket	Lita Lane Vacant Land	Taken by Tax Deed
R3	30-35	Town of Newmarket	Lita Lane Vacant Land	Taken by Tax Deed
R3	30-36	Town of Newmarket	Lita Lane Vacant Land	Taken by Tax Deed
R3	30-47	Town of Newmarket	Pembroke Drive	Indicated as "park" but no copy of plan at Town files - research RCRD
R3	30-9	Town of Newmarket	Lita Lane Vacant Land	None
R3	54	Town of Newmarket	TIF District Land - Off New Road / RR	None
R3	21-1	Town of Newmarket	Unknown (Ash Swamp & 108 area)	Unknown

MAP	LOT #	Recommendation for Use	ACREAGE	REFERENCE INFO
R2	11-25		5	
R2	11-26		22	
R2	119 (88-117)		17.29	BK 3193 PG 1697 Conveyed to Town for Conservation Purposes (Originally SD at D 19531) Town Clerks Deed Book
R2	87		18.91	
R3	30-10			
R3	30-19			
R3	30-20			
R3	30-21			
R3	30-22			
R3	30-23			
R3	30-24			
R3	30-25			
R3	30-26			
R3	30-27			
R3	30-28			
R3	30-29			
R3	30-30			
R3	30-31			
R3	30-32			
R3	30-33			
R3	30-34			
R3	30-35			
R3	30-36			
R3	30-47		19.5	BK 2477 PG 0020 Deed to Town from Gouchberg shown on plan at D7938-7939 Town Clerk Deed Book
R3	30-9			BK 3435 PG 1587 All by tax deed to Town of Newmarket D7938 D7939 Town Clerks Deed Book
R3	54		20.93	TIF District Purchase
R3	21-1			

MAP	LOT #	OWNER	LOCATION/DESCRIPTION	Restrictions / Nature thereof
R5	9-1	Town of Newmarket	Wadleigh Falls Rd - Loiselle Property	50 foot easement to 9-2
R5	91-2	Town of Newmarket	Route 152 / Piscassic River	Conservation (through grants used) access over front lot (R5 - 91-1) - Known as Loiselle Property
R6	36	Town of Newmarket	Dump / Ash Swamp Road	None - need research - old town dump
R6	38	Town of Newmarket	Wadleigh Falls Rd (Route 152 Parcel)	Conveyed for Conservation Use
R6	39	Town of Newmarket	Wadleigh Falls Rd (Route 152 Parcel)	Conveyed for Conservation Use
R6	40	Town of Newmarket	Off Wadleigh Falls Rd (Route 152 Parcel)	Conveyed for Conservation Use
R6	52	Town of Newmarket	Public Works Garage / Wadleigh Falls Rd	
R6	21-1	Town of Newmarket	Grape Vine parking lot (Grant & Doe Farm)	For parking only, limited use, no impervious
R6	50B	Town of Newmarket	Lee Town Line	None - No frontage or access
U1	97	Town of Newmarket	Carolyn Dr	Conservation (Need research)
U1	1-1A	Town of Newmarket	Park Area	Shown as "park" on plan D 10912
U1	1-46	Town of Newmarket	Riverbend Rd Educ Area, Piscassic River Natural Area	
U1	1-4P	Town of Newmarket	Park Area	Shown as "park" on plan D 10912
U1	16	Town of Newmarket	Folletts Brook	Water Works Land
U1	45	Town of Newmarket	Packers Falls Rd	Mill / Power / Water Rights & Land
U1	46	Town of Newmarket	Packers Falls Rd	Water Plant
U1	88	Town of Newmarket	Mastin Dr/Follet's Brook Env Educ Area	Conservation
U1	90A	Town of Newmarket	Riverside Cemetery	Cemetery
U1	96	Town of Newmarket	Trotter Park/Carolyn Dr	Conservation (Need research)
U1	17-1	Town of Newmarket	Folletts Brook (Former Leary Parcel)	Conservation Funds used for purchase
U2	4	Town of Newmarket	Granite St - Stone Schoolhouse	
U2	20	Town of Newmarket	South and Church St	Empty lot
U2	25	Town of Newmarket	Railroad Street	Unknown

MAP	LOT #	Recommendation for Use	ACREAGE	REFERENCE INFO
R5	9-1		18.93	BK 2549 PG 1976 Sewall to Newmarket 9-2 then back to Sewall BK 3069 PG 2620 Town Clerk Deed Book
R5	91-2		47.3	BK 4100 PG 2110 Warranty Deed showing transfer to Town additional easements elsewhere recorded at D-30811
R6	36		128	BK 1197 PG 269 from Norton to Town of Newmarket Town Clerk Deeds Book
R6	38		42	BK 2840 PG 2061 Off 152 part of Tuttle Swamp conveyed for Conservation Purposes Town Clerks Deed Book
R6	39		2.8	BK 3150 PG 661 Off 152 part of Tuttle Swamp w/ easement from 152 to R6 40 (also town owned) Town Clerks Deed Book
R6	40		14	BK 3150 PG 663 Off 152 Tuttle Swamp w/ easement from 152 across R6 39 (also town owned) Town Clerks Deed Book
R6	52		18	BK 1859 PG 344 Bennett to Town (deed says 30 acres) Town Clerk Deed Book Public Works Garage
R6	21-1		2.015	BK 4142 PG 1806 BK 4142 PG 1811 Out parcel for parking lot see plan
R6	50B		5.6	BK 2615 PG 1069 Town line land with no frontage Town Clerk Deed Book
U1	97		9	Need Deed Research
U1	1-1A		0.4	BK 2732 PG 2207 Deed to Town Town Clerk Deed Book
U1	1-46		1.1	
U1	1-4P		6.7	BK 2732 PG 2206 Deed to Town Town Clerk Deed Book
U1	16		14	BK 700 Page 32 - Get Deed
U1	45			Vol. 537 PG 353 1894 Deed to Water Works from Joshua Hall Incl. Steam engine and parts aka Lafayette Mill
U1	46		0.1	Water Plant
U1	88		0.6	Need deed research
U1	90A			
U1	96		8.49	Need Deed Research
U1	17-1		10	
U2	4		0.24	BK 1848 PG 367 Deed to Town 1966 Town Clerk Deed Book
U2	20		0.3	Need Deed Research
U2	25			

MAP	LOT #	OWNER	LOCATION/DESCRIPTION	Restrictions / Nature thereof
U2	59	Town of Newmarket	Main St Library	
U2	61	Town of Newmarket	Quonset Hut (former Ottoman's)	None - Downtown TIF purchase
U2	84	Town of Newmarket	Little League Park	None
U2	114	Town of Newmarket	Cedar St	Need research
U2	115	Town of Newmarket	Cedar St	Need research
U2	124	Town of Newmarket	Piscassic St	Solely for recreational purposes as by Conservation Commission
U2	150	Town of Newmarket	Corner of Piscassic / Salmon St	Location of Sewer facility subject to easements for construction
U2	221	Town of Newmarket	Ball Park	Need research
U2	281	Town of Newmarket	Simons Ln	Potential Tower Site
U2	363	Town of Newmarket	Bay Rd and Main St	Canon Triangle
U2	106B	Town of Newmarket	Beech Street Extension	
U2	20A	Town of Newmarket		Street - Abandoned Right of Way between Granite and Spring
U2	60B	Town of Newmarket	Parking Lot Elm / Main Street around Library	
U2	60C	Town of Newmarket	Main St	Band Stand Location
U2	355	Town of Newmarket	Bay Road at Lamprey Street	Land for Sewer Pump Station
U2	60A	Town of Newmarket	Parking Lot Elm Street	
U3	1	Town of Newmarket	Old Town Hall	
U3	5	Town of Newmarket	Waterfront Park	Property bought with Land & Water Conservation Fund - recreation use only
U3	6	Town of Newmarket	Waterfront Park / Water St Parking	Need research
U3	7	Town of Newmarket	Waterfront Park / Water St Parking	Need research
U3	13	Town of Newmarket	End of Creighton St / Water Front Park	Property bought with Land & Water Conservation Fund - recreation use only
U3	47	Town of Newmarket	Sewer Treatment Plant	
U3	48	Town of Newmarket	Young's Lane	New DPW / Fire Facility
U3	49	Town of Newmarket	Young's Lane	New DPW / Fire Facility
U3	50	Town of Newmarket	Off of Youngs Ln	Need research
U3	122	Town of Newmarket	Sliver of land off New Road	Unknown - Very small
U3	150	Town of Newmarket	Town Hall	St. Mary's (Town Hall) subject to option to purchase Town maintains parking
U3	152	Town of Newmarket	Fire Station	Reverter clause back to school district if not used as fire station
U3	175	Town of Newmarket	Main Street - Old Fire Station	Narrow - abuts to Ledge
U3	149-1	Town of Newmarket	Town Hall expansion lot	None
U3	150-1	Town of Newmarket	Town Hall	Also with lot 150 - Subject to parking easement for church
U3	175A	Town of Newmarket	Senior Housing Apartments	
U3	175B	Town of Newmarket	Main Street	Ledge

MAP	LOT #	Recommendation for Use	ACREAGE	REFERENCE INFO
U2	59		0.25	Vol 497 PG 172 Instrument on library use and trustee agreement 1884 - Difficult to understand and read
U2	61		1.7	Bought with TIF Downtown
U2	84		4.7	BK 2037 PG 467 From Beaulieu also in Town Clerk Deed Book
U2	114		0.4	Need Research
U2	115		0.4	Need Research
U2	124		2.5	BK 2243 PG 0784 Deed to Town from Cheney also partly located in town of Durham Town Clerk Deed Book
U2	150			BK 2298 PG 0378 Deed to Town also shown on C-7140 as Lot 33 Town Clerk Deed Book
U2	221		3.9	Need Research
U2	281		1.55	BK 3009 PG 0793 Taken by tax deed in 1990 recorded in 1993
U2	363		0.01	Need Research
U2	106B		1.29	Left over parcel Old Town Dump after part given to Senior Center - Original deed at BK 1452 PG 0401 Town Clerk Deed Book
U2	20A			Need Research
U2	60B			BK 1416 PG 213 Deed to Town from Vogel Town Clerk Deed Book
U2	60C			
U2	355			
U2	60A		0.5	BK 1418 PG 217 Deed to Town from Newmarket Industrial Associates Town Clerk Deed Book
U3	1		0.12	BK 2849 PG 0552 Quiet Title action recording
U3	5		0.12	BK 2431 PG 0393 Deed to Town from Doucette - Parcel id'ed on plan C-10736 as "N/F Doucette BK 1306 PG 117"
U3	6		0.1	Need research
U3	7		0.15	Need research
U3	13		0.22	BK 2428 PG 0404 Deed to Town with sewer easement Gallant Plan C-10736 (Deed says 8847 sq ft) Town Clerks Deed Book
U3	47			BK 1730 PG 347 Deed to Town Town Clerk Deeds Book
U3	48		5.4	Recent purchase 2003
U3	49		4.8	Recent purchase 2003
U3	50		4	Need research
U3	122			
U3	150			BK 2882 PG 1358 Deed to Town from Catholic Church for both 150 and 150-1 Town Clerk Deed Book
U3	152			BK 1099 PG 469 From School District to the Town Town Clerk Deed Book
U3	175			
U3	149-1			BK 3538 PG 0688 From Executor Mullen of Martin Will in Town Clerk Deed Book
U3	150-1			
U3	175A			BK 1921 PG 164 From School District to Town of Newmarket Town Clerk Deed Book
U3	175B			

MAP	LOT #	OWNER	LOCATION/DESCRIPTION	Restrictions / Nature thereof
U4	5	Town of Newmarket	Police Station Route 108	Subject to Right of Way to cemetery
U4	24	Town of Newmarket	Land on west of Railroad	Need research
U4	93	Town of Newmarket	Maplecrest Street	Potential Right of Way - Need Research
U4	8A	Town of Newmarket	Rec Center	
U4	23	Town of Newmarket	Land on west of Railroad	Need research
R6	21A	Town of Newmarket (et al)	Grape Vine Hill (also called "Fisk Parcel") Grant Road	BK 4142 PG 1825 Conservation Easement to Fish & Game
R6	21B	Town of Newmarket (et al)	Grape Vine Hill (also called "Fisk Parcel") Grant Road	
R6	21	Town of Newmarket (et al)	Grape Vine Hill (also called "Fisk Parcel") Grant Road	BK 4142 PG 1813 Executory Interest to LCHIP for conservation and public access
U4	8	Town of Newmarket Housing	Great Hill Terrace and Route 108	Need research
U5	57T	Town of Newmarket Water	Great Hill	No access but by 8' easement

Possible deed for rec dept location

Possible parcel associated with sewer plant

Possible parcel associated with sewer plant

Possible parcel associated with sewer plant

Mill Complex Parcels

