

New Hampshire Council on Resources and Development

NH Office of Strategic Initiatives
107 Pleasant Street, Johnson Hall
Concord, NH 03301
Phone: 603-271-2155
Fax: 603-271-2615



TDD Access: Relay NH
1-800-735-2964

CORD Meeting
Thursday, July 11, 2019
Johnson Hall, 3rd Floor Conference Room
107 Pleasant Street, Concord, NH
Time: 9:30 A.M.

FINAL AGENDA

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IV. OTHER BUSINESS

Reminder - 2019 Meeting Dates

~~January 10~~

~~May 9~~

September 21

~~March 28 (rescheduled from March 14)~~

July 11

November 14

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DRAFT Minutes – May 9, 2019

MEMBERS PRESENT

Jared Chicoine, Chair, Director, NH Office of Strategic Initiatives
Stephen McLocklin, Designee, NH Department of Administrative Services
Tracy Boisvert, Designee, Department of Natural and Cultural Resources
Timothy Drew, Designee, NH Department of Environmental Services
Amy Clark, Designee, NH Department of Education
Christopher Way, Designee, NH Department of Business and Economic Affairs
Shawn Jasper, Commissioner, NH Department of Agriculture, Markets & Food
Glen Normandeau, Executive Director, NH Fish and Game Department
William Ray, Designee, NH Housing Finance Authority
Marta Modigliani, Designee, NH Department of Safety
Nadine Miller, non-voting member, NH DNCR, Division of Historical Resources

OTHERS PRESENT

Michael Klass, NH Office of Strategic Initiatives
Noah Hodgetts, NH Office of Strategic Initiatives
Richard Cook, NH Fish and Game Department
Amanda Hollenbeck, NH Office of Strategic Initiatives
Jared Nylund, NH Department of Administrative Services
Gordon Landigran, NH Department of Justice
Richard Cook, NH Fish and Game Department
Jason Weaver, NH Adjutant General's Department
Zachary Boyajian, NH Adjutant General's Department
Erin Zayac, NH Adjutant General's Department

I. ROLL CALL AND INTRODUCTIONS

The meeting was opened at 9:32 AM by Chairman Chicoine. CORD members and guests introduced themselves.

II. MINUTES - Approval of March 28, 2019 draft minutes

MOTION: On a motion by Ms. Boisvert, seconded by Mr. Way, the March 28, 2019 minutes were approved unanimously by the Council with Director Normandeau and Mr. Ray abstaining.

III. SURPLUS LAND REVIEW

- A. 2019 SLR 002 (Concord) - Request from the Department of Administrative Services to lease roof space on a State office building located at 29 Hazen Drive in Concord and adjacent ground space.**

Jared Nylund, Real Property Asset Manager at the Department of Administrative Services (DAS), gave an overview of 2019 SLR 002. AT&T has identified locations for a multi-antenna array on the high points of the east and west ends of the roof. AT&T also plans to construct a 10' x 15' shed for control and networking equipment and to provide power to the antennas, on the ground next to the building. AT&T is calling it a FirstNet antenna, which is partially funded under its federal FirstNet contract. The antenna bandwidth would be made exclusively available to public safety personal in case of a public safety emergency, but at all other times AT&T could utilize the antenna as a commercial broadband antenna as part of their local broadband network. As a result, the lease, which has consecutive five-year terms adding up to 30 years (which is typical for these types of leases), will be a significant revenue generator for the state. DAS has had conversations with John Stevens, the Statewide Interoperability Coordinator at the Department of Safety, who leads the Statewide Interoperability Executive Committee. That Executive Committee is in charge of coordinating FirstNet implementation in the state and is the liaison with AT&T and FirstNet federally for identifying areas that would need better, higher quality broadband service such as Downtown Concord and Concord Heights. Currently, DAS is in the process of negotiating the terms of the lease with AT&T and figuring out certain technical issues with building maintenance staff.

MOTION: Mr. Drew made a motion, seconded by Commissioner Shawn Jasper to recommend Approval of 2019 SLR 002 (Concord). The motion was approved unanimously by the Council with Mr. McLocklin abstaining.

- B. 2019 SLR 003 (Berlin) - Request from the Adjutant General's Department to convey armory in City of Berlin.**

Chairman Chicoine observed that several comments had been received about 2019 SLR 003 and asked if someone from the Adjutant General's office wanted to speak to the request. Mr. Klass circulated additional comments received on May 8, 2019 from the Division of Historical Resources (DHR). Ms. Miller expanded on these DHR comments stating that RSA 227-C:9 lays out the process for transfer of historic properties. Since the Berlin Armory was determined eligible for listing on the National Register of Historic Places for its Cold War associations and architectures, DHR's preference would be to work with the Adjutant General's office and

potential re-users to place a preservation easement on the property. If that cannot be negotiated, there are some other options that could be considered. Therefore, DHR expects to continue working with the Adjutant General's office and potential re-users to work through the RSA 227-C:9 process and come to a resolution on the adverse effect of the transfer.

Chairman Chicoine noted that any motion would be contingent on no objection received from the Rivers Management Advisory Committee (RMAC) on or before May 15, 2019, to accommodate their next meeting. Ms. Boisvert referred to the letter from the City of Berlin noting an interest in acquiring the property. Director Normandeau described Fish and Game's potential interest and role in potentially acquiring the building. Current expenses for electricity, heat, and plowing are around \$36,000 per year. The City of Berlin discussed the possibility of Fish and Game acquiring the building and dividing up space for various law enforcement agencies including the City of Berlin Police Department and a Coos County Sheriff's office. Director Normandeau also noted there is quality storage and classroom space at the property. Details are still being discussed.

Ms. Boisvert asked if a vote on 2019 SLR 003 should be postponed until discussion about Fish and Game retaining ownership is complete. Chairman Chicoine noted that the Council is simply authorizing the Adjutant General's office to move forward with the disposal process. Mr. Normandeau said that if Fish and Game kept ownership, nothing would happen. Mr. Chicoine responded that the Council is simply recommending approval to the Long Range Capital Planning and Utilization Committee. On a question from Mr. Way, Chairman Chicoine also noted that 2019 SLR 003 would not come back before the Council unless there is an objection from RMAC. On a question from Director Normandeau, Mr. Klass noted that the property is across from the river and by statute within RMAC's jurisdiction and therefore part of the process. Mr. Klass further noted that the applicant in their cover letter proposes to convey the property to another state agency or the City of Berlin and if no interest is expressed by another state agency or the city then to sell the property.

Ms. Boisvert asked about adding a condition or note that the Adjutant General's Office work with DHR under the RSA 227-C:9 process. Chairman Chicoine noted that Adjutant General's Office and DHR are already in communication on this matter and that it is up to the Council to decide if they want to add such a condition. Ms. Clark stated that RSA 227:C-9 already covers what is required and that she wouldn't want any more restrictions placed on the recommendation.

MOTION: Commissioner Jasper made a motion, seconded by Director Normandeau to recommend approval of 2019 SLR 3 (Berlin) on condition that no objection is received from the Rivers Management Advisory Committee on or before May 15, 2019. The motion was approved unanimously by the Council.

IV. LAND CONSERVATION INVESTMENT PROGRAM (LCIP)

- A.** Land Conservation Endowment Fund. Discussion regarding endowment disbursement and request for authorization to expend for FYs 2020 and 2021.

Mr. Klass noted that in the supplementary materials circulated on May 8, 2019 that the numbers were reduced by \$1,000 and that the draft motion reflects the revised numbers.

MOTION: Commissioner Jasper made a motion, seconded by Mr. McLocklin, to authorize disbursement of up to \$163,000 for Fiscal Year 2020 and up to \$168,000 for Fiscal Year 2021, from the Land Conservation Endowment, consistent with the Revised Memo from Stephen Walker to CORD dated May 9, 2019. The motion was approved unanimously by the Council.

- B.** Request for authorization to delegate authority to the Fish and Game Department to refer encroachment issue to the Attorney General's Office for enforcement of easement conditions against Town of Swanzey.

Mr. Cook of Fish and Game introduced the matter and said the letter lays out the case. Fish and Game has been working to resolve this matter for over three years. Fish and Game and CLS have tried repeatedly to accommodate the abutting land owner and the Town of Swanzey, but they have not complied with the recommended steps for restoration. CLS is in complete support of this action. The next step is to involve the Attorney General's office.

MOTION: Director Normandeau made a motion, seconded by Ms. Boisvert, to delegate authority to the Fish and Game Department to refer the encroachment issue to the Attorney General's Office for enforcement of easement conditions against Town of Swanzey. The motion was approved unanimously by the Council.

V. OTHER BUSINESS

MOTION: With business completed, Commissioner Jasper moved to adjourn the meeting, which Mr. Ray seconded. The motion was approved unanimously by the Council.

Meeting adjourned at 9:52 AM

Reminder - 2019 Meeting Dates

~~January 10~~
~~May 9~~
September 12

~~March 28 (rescheduled from March 14)~~
July 11
November 14

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 107 Pleasant Street, Johnson Hall
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MEMORANDUM

TO: CORD Members and Other Interested Parties <i>Via Email Distribution Lists</i>	Rockingham County Board of Commissioners c/o Brenda Santos 119 North Road Brentwood, NH 03833 <i>Via Email (bsantos2@co.rockingham.nh.us)</i>
Town of Brentwood c/o Karen Clement 1 Dalton Road Brentwood, NH 03833 <i>Via Email (kclement@brentwoodnh.gov)</i>	Tim Roache, Executive Director Rockingham Planning Commission 156 Water Street Exeter, NH 03833 <i>Via Email (troache@rpc-nh.org)</i>

FROM: Michael A. Klass, NH Office of Strategic Initiatives

DATE: June 6, 2019

SUBJECT: *State Owned Land, Surplus Land Review, Brentwood, NH
 2019 SLR 004*

RESPONSE DEADLINE: Monday, July 8, 2019

Please review the attached information to determine if your organization has any interest in this transaction. If there is an interest, please provide this office with any comment(s) in writing by the response deadline indicated above. Responses may be emailed to Michael.klass@osi.nh.gov.

The Council on Resources and Development will consider the request at its meeting scheduled for **July 11, 2019**. Information regarding CORD and its meetings may be obtained at: <https://www.nh.gov/osi/planning/programs/cord/index.htm>.

The Department of Natural and Cultural Resources is asked to review this request in accordance with RSA 227-C:9.

Members of the Public Water Access Advisory Board are asked to review this request in accordance with RSA 233-A.

The Lakes Management and Protection Program, through the Rivers and Lakes Program Coordinator, is asked to review this request in accordance with RSA 483-A:5, II.

The Rivers Management and Protection Program, through the Rivers and Lakes Program Coordinator, is asked to review this request in accordance with RSA 483:8, VII and 14.

Council on Resources and Development
REQUEST FOR SURPLUS LAND REVIEW ACTION

Name of Requesting Agency: NH Fish and Game Department

Agency Contact Person: Glenn Normandeau, Executive Director
Address: 11 Hazen Drive, Concord NH 03301
Phone Number: 603-271-3511
E-Mail: Glenn.normandeau@wildlife.nh.gov

Applicant Contact Person: Betsey McNaughten, Land Agent
Address: 11 Hazen Drive, Concord NH 03301
Phone Number: 603-271-6640
E-Mail: Elizabeth.mcnaughten@wildlife.nh.gov

Location of Property: 287 South Road in Brentwood, NH.

Acreage: 35

Requested Action: Surplus

Term of Lease or Easement: n/a

.....

Please complete ALL questions below, submit one digital copy and one hardcopy original of the complete application to the Office of Strategic Initiatives, Johnson Hall, 3rd Floor, 107 Pleasant Street, Concord, NH 03301, michael.klass@osi.nh.gov.

1. What is the current use of this property?

Storage and housing officer trainees

2. What is the proposed use of this property if surplusd? Please note if proposed use is intended to create a public benefit.

Unknown, possibly agriculture

3. Does the proposed use of this property entail new development? Yes No

a. If yes, is it consistent with adjacent and existing development? Yes No

b. Please describe how the proposed new development differs from or is similar to its surroundings. Also indicate how it may initiate a future change in the use of the property or surroundings.

4. Are there any structures located on this property? Yes No

a. If yes, please describe the structures including how many and what kind.

5. Are there historical architectural or archaeological resources identified on this site?

Yes No

a. If yes, describe the resource(s)?

b. If no, contact the NH Division of Historical Resources prior to application submission.

6. Is there any existing development or structures on adjacent sites? Yes No

- a. If yes, describe the use and number of structures of adjacent sites.
If no, where is the nearest development? (Describe distance, use, and number)

Surrounded by single family home subdivisions

7. Does the site represent the entire state property in this location? Yes No

- a. If no, please describe its relationship to the entire state holding (percentage of total acreage, percentage of overall rail length, etc).

8. Is access to this property available? Yes No

- a. If yes, how is the site accessed? (from rail, water, across applicant's property, etc)

b. If yes, is there a potential for public access interruption? Yes No

9. Are there water resources related to this property such as:

Lakes/Ponds - Yes No Rivers - Yes No Wetlands - Yes No

- a. If yes, please indicate the size or extent of such resources.

Unknown wetland size, in the back of the property. Less than 1 ac

- b. If yes, is the property located within 250 feet of a lake/pond or river?

No

- c. If yes, please describe any municipal regulations and/or Shoreland Water Quality Protection Act (RSA 483-B) provisions that apply to the development of the property.

No

- d. If there are water resources, please describe current public or private access from the site to the water body. Public Private No Access Available

n/a

- e. How would the proposal affect the access opportunities described in d?

It would become private unless a conservation organization steps forward.

10. Please identify any other significant resources or sensitive environmental conditions known to be located on or adjacent to this property.

	Yes (property)	Yes (adjacent property)	No
a. Steep slopes	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b. Wetlands (Prime and NWI)	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c. Threatened or endangered species.....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
d. Wildlife Action Plan Critical Habitats.....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
e. Increased impervious surface.....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
f. Potential stormwater flow changes	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
g. Agricultural soils of prime, statewide, or local importance.....	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
h. Potential river channel change.....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
i. Other special designations	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

Please provide a description for any "yes" responses to question #10.

Please see attached GIS maps showing the farmland of local importance for Brentwood Farms

11. Attach photographs and maps of the property. Maps should highlight the requested property location and help to adequately place the property within its municipality.

- a. Municipal tax map copy showing all abutters
- b. General location map with scale, north arrow, nearby roads, and water bodies/features*
- c. Aerial Photograph*
- d. Any site plans for new or proposed development prepared at the time of application
- e. Maps depicting rail lines, wetlands, conservation lands, rare species and exemplary natural communities or topographic features are welcome but not required

* Maps can be created with GIS, Google, NH GRANIT, or any other readily available mapping service.

Please paste any maps and photographs submitted as part of this application here.



New Hampshire Fish and Game Department

HEADQUARTERS: 11 Hazen Drive, Concord, NH 03301-6500
(603) 271-3421
FAX (603) 271-1438

www.WildNH.com
e-mail: info@wildlife.nh.gov
TDD Access: Relay NH 1-800-735-2964

May 23, 2019

Jared Chicoine, Director
NH Office of Strategic Initiatives
Governor Hugh J. Gallen State Office Park
Johnson Hall, 3rd Floor
107 Pleasant Street
Concord, NH 03301

Re: Brentwood Game Farm, Brentwood NH Surplus

Dear Mr. Chicoine:

The New Hampshire Fish and Game Department requests the Council on Resources and Development to review the attached surplus property application to determine if there is a *necessity/opportunity* to sell the subject parcel as a means to raise revenue which would be expended on the renovations to another Fish and Game property. The Department proposes to surplus the property commonly referred to as the Brentwood Game Farm off South Road, Brentwood NH at fair market value as determined by a certified residential appraiser.

The Department acquired Brentwood Game Farm in mid-1950's. It is comprised of approximately 35 acres and includes a small farm house with several out buildings including a barn. The property was originally used to raise pheasant for the Department's pheasant hunting season. This program ended around 1973 when all birds were destroyed due to an Eastern Equine Encephalitis (EEE) scare. The University of New Hampshire then leased the buildings until 2010 to conduct research on deer and other native wildlife. Currently the residence and some of the outbuildings are being utilized by the Law Enforcement Division for trainee housing and storage, other outbuildings are abandoned and haven't been used for many years.

Once surplused, the revenue raised would be dedicated to benefit another Department-owned property known as the Emery Farm, a 26 acre parcel in Greenland, NH which is part of a larger area known as Great Bay Farms Wildlife Management Area, managed by Fish and Game. The acquisition of Emery Farm was made through a federal grant from the National Oceanic and Atmospheric Administration (NOAA) and the property became part of the Great Bay National Estuarine Research Reserve. Great Bay Farms is approximately 105 acres with 3000' +/- of shoreline on Great Bay. The Emery Farm parcel includes a house (c. 1916), barn, and numerous outbuildings which were conveyed to the Department with a life estate to the former owner's daughter. In January of 2018 the daughter passed away, and the property came fully under Department control.

REGION 1

629B Main Street
Lancaster, NH 03584-3612
(603) 788-3164
FAX (603) 788-4823
email: reg1@wildlife.nh.gov

REGION 2

PO Box 417
New Hampton, NH 03256
(603) 744-5470
FAX (603) 744-6302
email: reg2@wildlife.nh.gov

REGION 3

225 Main Street
Durham, NH 03824-4732
(603) 868-1095
FAX (603) 868-3305
email: reg3@wildlife.nh.gov

REGION 4

15 Ash Brook Court
Keene, NH 03431
(603) 352-8669
FAX (603) 352-8798
email: reg4@wildlife.nh.gov

While spectacular, with tremendous opportunity to provide much needed public access to the Great Bay, it has a laundry list of needs. These include, but are not limited to:

- 1) Considerable maintenance, if not total restoration of the house and barn.
- 2) Demolition of several outbuildings.
- 3) Reconstruction of an existing but highly deteriorated access to Great Bay.
- 4) Creation of public parking for public access as well as for general access to the property.

Our intention is to dedicate the proceeds of the sale of the Brentwood property to fund these projects, hopefully leveraging this money with available federal grants.

There is an opportunity here to leverage the dedicated funds raised from the sale of Brentwood as match in support of federal grants. One opportunity is through the USFWS Sport Fish Restoration Program (SFR) which provides grant funds for fishery projects, boating access and aquatic education.

SFR funds are received annually by the Department based on a formula which includes land area and the number of paid fishing license holders. There is a portion of the SFR funds received that are dedicated for the benefit of saltwater or marine resources and programs. The Emery Farm property has the potential to provide, and the Department proposes to build, a much needed tidal access to Great Bay for fishing, hunting, and paddling. The SFR grant funds are available at a 75/25 split, reimbursing states for up to 75% of approved project costs, meaning that the Department is required to provide 25% of those costs in unrestricted non-federal funds (i.e. \$300,000 match would leverage up to \$900,000 of federal funds equaling \$1.2 million).

The second opportunity is from NOAA through the National Estuarine Research Reserve System (NERRS) Procurement, Acquisition and Construction grant. Typically for this grant, the federal allocation is between \$1.5 to 4 million. There are 29 NERRS around the country that compete for these funds. The purpose of the grant is for construction and land acquisition projects that benefit NERRS. This would include education, research and stewardship projects. The match required for this grant is a 70/30 split, meaning that Department would be required to bring 30% unrestricted non-federal funds to the approved project. This grant has in the past seen low application numbers, creating a better chance for award.

Therefore, from these two opportunities, and revenue raised by the sale of Brentwood there would be a greater public benefit in education, resource stewardship, sport fishing and recreational boating opportunities on Great Bay. Without the sale of Brentwood, these opportunities may not be available.

An appraisal was completed by Shurtleff Appraisal Associated, a NH certified residential appraiser on April 1, 2019 with an opinion of fair market value being at \$535,000.

Please find attached a completed Request for Surplus Land Review Action application and several maps and documents for consideration by the Council including:

- *Appraisal letter;*
- *Brentwood Tax Map;*
- *An aerial photograph showing location;*
- *Photographs of the buildings and subject property.*

Brentwood was acquired with state funds, without any restrictions, allowing the Department to leverage any proceeds for education and public benefit. Without the potential match revenue, these opportunities would not be realized.

If you require any additional information or have questions about the application, please contact Betsey McNaughten, Land Agent at 271-6640.

Sincerely,

A handwritten signature in black ink, appearing to read 'GN', with a long horizontal flourish extending to the right.

Glenn Normandeau
Executive Director

REAL ESTATE APPRAISAL REPORT

of

The Brentwood Game Farm



287 South Road – Tax Map 223.010.000
Brentwood, New Hampshire

As of
April 1, 2019

Prepared For
Ms. Betsey McNaughten, Land Agent
New Hampshire Fish and Game Department
11 Hazen Drive
Concord, NH 03301-6500

Prepared by

Shurtleff Appraisal Associates Inc.



ESTABLISHED 1976

Our file #19309NR

Shurtleff Appraisal Associates Inc.



ESTABLISHED 1976

Post Office Box 665
Hampstead, NH

www.shurtleffappraisal.com

Tel 603.329.4808

Fax 603.329.4894

April 3, 2019

Ms. Betsey McNaughten, Land Agent
New Hampshire Fish and Game Department
11 Hazen Drive
Concord, NH 03301-6500

Re: 287 South Road – Tax Map 223.010.000
Brentwood, New Hampshire

Dear Ms. McNaughten,

At your request, I have prepared an appraisal for the above referenced property. The intended use of this appraisal is to estimate the as-is market value of the subject property's fee simple interest for asset valuation and internal decision making by the NH Department of Fish and Game. This appraisal is intended for the use of the client and client advisors only.

Please reference the Scope of Work section for information regarding the depth of research and analysis for this appraisal, including property identification, inspection process; highest and best use analysis, and valuation methodology.

The subject property was deeded to the Fish and Game Department via two deeds dated July 17, 1951 and January 23, 1954 (copies are provided in the addendum) and over the years was used as game farm and leased to the University of New Hampshire for a research or study facility through 2004.

Improvements include a single family residence reportedly built in 1960 and several outbuildings sited on 35.5 acres m/l. The residence is occupied by Conservation Officers; there are numerous outbuildings, a detached garage and a service workshop are used for equipment storage. All other buildings are considered obsolete and in poor condition with no value added. Overall condition of the residence is judged to be fair factoring its era of construction and lack of modernization. Electric, telephone and cable television services are above ground via utility poles; water and sewer are provided via on-site systems.

I certify, that I have no present or contemplated future interest in the property beyond this estimate of value. Your attention is directed to the Limiting Conditions and Assumptions section of this report. Acceptance of this report constitutes an agreement with these conditions and assumptions.

This appraisal is subject to the following Hypothetical Condition(s):

- None applied or considered.

This appraisal is subject to the following Extraordinary Assumption(s):

- None applied or considered.

In my opinion, the value of the subject property as existing on the April 1, 2019, was as follows;

Five Hundred-Five Thousand Dollars (\$535,000)

Further, given the characteristics of the subject property, based on my inspection and the analysis that followed, it is estimated that the market exposure period necessary to have achieved the stated value would fall within a range of 3-6 months prior to the effective date of this appraisal report.

Respectfully submitted,
Shurtleff Appraisal Associates, Inc.



Dale M. Gerry, Sr.
NH Certified General Appraiser No. 57

9:51

Know all Men by these Presents,

That we, John F. Gove and Mildred M. Gove of the town of Brentwood,
County of Rockingham, State of New Hampshire

for and in consideration of the sum of **eight thousand dollars (\$8,000.00)**
to us in hand before the delivery hereof, well and truly paid by **the State of New Hampshire**

the receipt whereof we do hereby acknowledge, have granted, bargained, and sold, and by these presents do give, grant, bargain,
sell, alien, enfeoff, convey, and confirm unto the said **State of New Hampshire, and**
its ~~heirs and assigns~~ assigns, forever,

the following described property with the buildings thereon:

Beginning at a stake and stones at the southwest corner of John Gove's property in Brentwood; thence south 62° east along the south road, so called, eleven hundred eighty-seven (1187'¹/₄) feet, more or less, to a stake near an old willow tree; thence north 19° east seven hundred forty-three (743'¹/₄) feet, more or less, to a corner; thence north 10° east three hundred seventeen (317'¹/₄) feet, more or less, to a stone bound; thence north 89° west fifty-six and six-tenths (56.6'¹/₄) feet, more or less, to a stone bound; thence north 10° west five hundred twenty-three (523'¹/₄) feet, more or less, to a stone bound; thence north 73° west one hundred five (105'¹/₄) feet, more or less, to a stone bound; thence in the same general direction five hundred eighty-five (585'¹/₄) feet, more or less, to the brook; thence south 26° - 45' west eleven hundred fifty (1150'¹/₄) feet, more or less, to the bound begun at containing thirty acres, more or less.

Meaning to convey the same property as conveyed by Alice G. Kivel, Trustee, to John F. Gove and Mildred M. Gove on February 2nd 1946 and recorded in Rockingham County Registry of Deeds, Book 1028, page 126.

TO HAVE AND TO HOLD the afore-described premises, with all the privileges and appurtenances to the same belonging to **it**, the said **State of New Hampshire** and **its** ~~heirs and assigns~~ assigns and their only proper use and benefit forever. And we the said **John F. and Mildred M. Gove** for ourselves and our heirs, executors and administrators, do hereby covenant, grant, and agree to and with the said **State of N. H.** and **its** ~~heirs and assigns~~ assigns, that until the delivery hereof **we are** the lawful owners of the said premises, and **are** seized and possessed thereof in **our** own right in fee simple: and have full power and lawful authority to grant, and convey the same in manner aforesaid; that the said premises are free and clear from all and every incumbrance whatsoever; and that **we** will and **our** heirs, executors, and administrators shall warrant and defend the same to the said **State of New Hampshire** and **its** ~~heirs and assigns~~ assigns against the lawful claims and demands of any person or persons whomsoever.

And I, **Abner J. Lewis** of said **State of New Hampshire** in consideration
aforesaid, do hereby relinquish **right of** **our** hands and seals this **17th** day of
July, in the year of our Lord, one thousand nine hundred and **fifty-one**.

Signed, sealed and delivered in presence of
Abner J. Lewis

John F. Gove
Mildred M. Gove

STATE OF NEW HAMPSHIRE.
Strafford, SS. July 17, A. D. 1951.
Personally appeared the above named John F. Gove and Mildred M. Gove,

and acknowledged the above instrument to be **their** voluntary act and deed.
Before me, Joseph W. Hallinan Justice of the Peace.

9:125

1306 481

Know all men by these presents



That I, Lancelot Farmer

of Santa Monica in the County of Los Angeles and State of ~~New Hampshire~~ ^{California} for and in consideration of the sum of \$200.00 Dollars, to me in hand, before the delivery hereof, well and truly paid by State of New Hampshire (Fish and Game Department)

the receipt whereof I do hereby acknowledge, have given, granted, bargained, sold and by these presents do give, grant, bargain, sell alien, enfeoff, convey and confirm unto the said Grantee and its heirs and assigns, forever, — the following described property in the town of Brentwood, Rockingham County, State of New Hampshire, known as the Kimball Meadow and bounded as follows:

Beginning at a stone at the N. E. corner of said land, thence south 4 degrees east six hundred forty five (645') feet, more or less, by land of Walter Prescott to a stone; thence south 15° east by said Prescotts land one hundred eighty eight (188') feet, more or less, to a stone; thence westerly four hundred sixty five (465') feet, more or less, by land of Grantee to the brook; thence northerly four hundred (400') feet, more or less, by land now or formerly of Alice Mary Hodgdon to a stone wall; thence continuing northerly by said wall and land now or formerly of the heirs of John J. Knight five hundred twenty five (525') feet, more or less, to a bound on the right of way to N. H. Route 125; thence south 75° east thirty seven (37') feet along said right of way to a stake; thence continuing south 75° east by land of Walter Prescott three hundred twenty nine (329') feet, more or less, to the first mentioned bound; containing 7.5 acres, more or less.

1306 482

9:125

To Have and to Hold the said granted premises, with all the privileges and appurtenances to the same belonging, to the said Grantee and its heirs and assigns, to their only proper use and benefit forever. And I the said Grantor and my heirs, executors, and administrators do hereby covenant, grant and agree to and with the said Grantee and its heirs and assigns, that until the delivery hereof I am the lawful owner of the said premises, seized and possessed thereof in my own right in fee simple; and have full power and lawful authority to grant and convey the same in manner aforesaid; that the said premises are free and clear from all and every incumbrance whatsoever;

And that I and my heirs, executors and administrators shall and will warrant the same to the said Grantee and its heirs and assigns, against the lawful claims and demands of any person or persons whomsoever

And I, the subscriber, wife of the Grantor, for the consideration aforesaid, do hereby release to the said Grantee my right of dower in the premises my homestead right, and all other my right and interest therein.

Witness our hands and seals this twenty third day of January

Anno Domini one thousand nine hundred and fifty four

Signed, Sealed and Delivered in presence of us:

J. M. Caulfield x
K. J. Noble

Lancelot Farmer
Rose L. Farmer

State of California, ss.

Rose L. Farmer
Lancelot Farmer

Jan. 23 1954

Personally appeared and acknowledged the foregoing instrument to be voluntary act and deed. Before me My Commission Expires Dec. 27, 1957

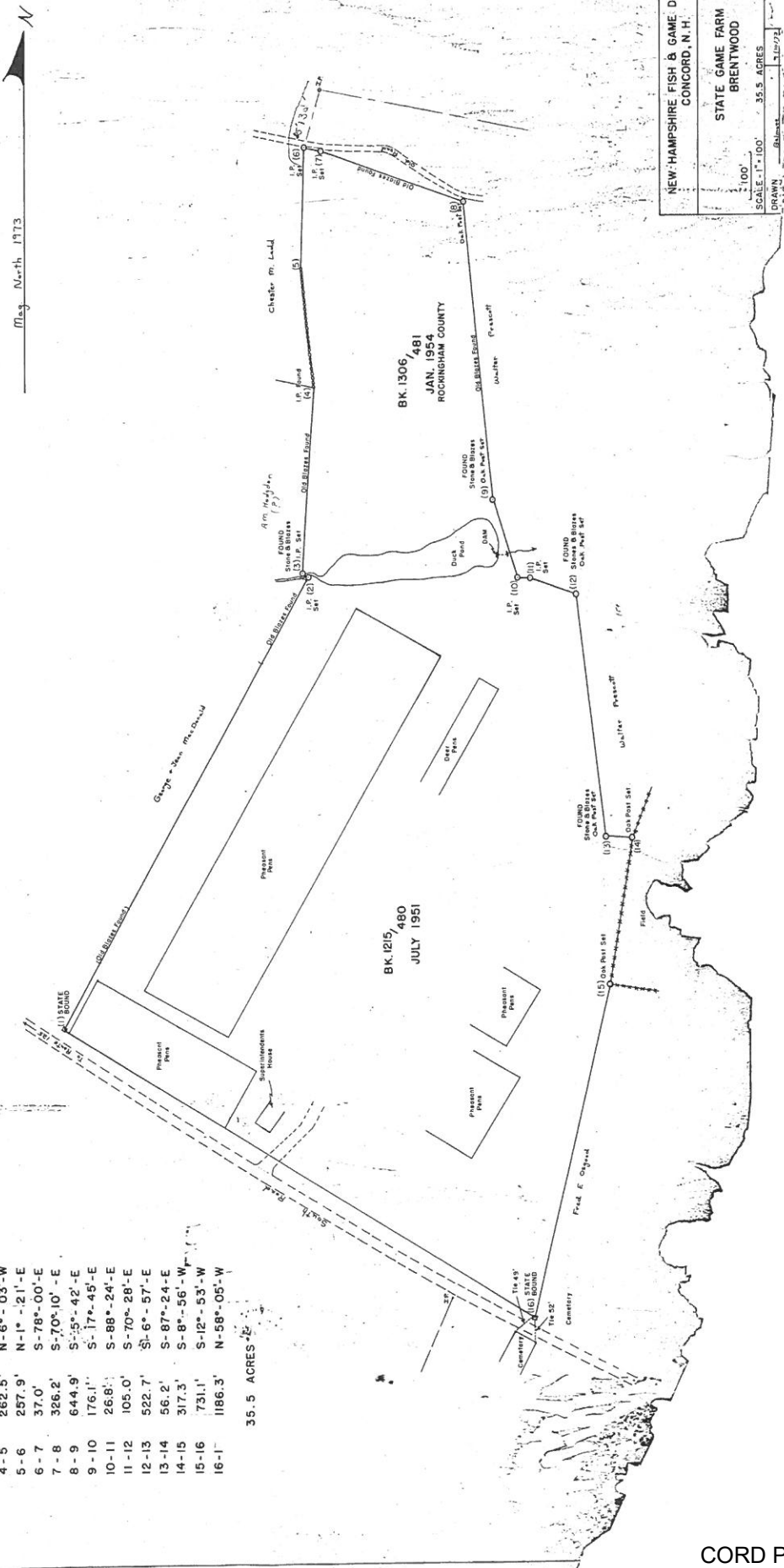
M. P. [Signature]
Notary Public
County of Los Angeles
California

Rec. & recorded Jan. 29, 11 A.M., 1954

JULY 1973 - ALL LINES BLAZED AND PAINTED

1-2	1095.2'	N-28°-30'-E
2-3	14.5'	N-62°-02'-W
3-4	396.8'	N-3°-42'-E
4-5	262.5'	N-6°-03'-W
5-6	257.9'	N-1°-21'-E
6-7	37.0'	S-78°-00'-E
7-8	326.2'	S-70°-10'-E
8-9	644.9'	S-5°-42'-E
9-10	176.1'	S-17°-45'-E
10-11	26.8'	S-88°-24'-E
11-12	105.0'	S-70°-28'-E
12-13	522.7'	S-6°-57'-E
13-14	56.2'	S-87°-24'-E
14-15	317.3'	S-8°-56'-W
15-16	731.1'	S-12°-53'-W
16-1	1186.3'	N-58°-05'-W

35.5 ACRES



B-3

NEW HAMPSHIRE FISH & GAME DEPARTMENT
CONCORD, N. H.
STATE GAME FARM
BRENTWOOD
SCALE - 1" = 100'
DRAWN BY [Signature]
35.5 ACRES



- NH Fish & Game Taxmap
- All areas are prime farmland
- Farmland of statewide importance
- Farmland of local importance



1:3,500



NH Fish & Game Brentwood, NH


Boundary and feature locations are approximate. Easement boundary based on tax maps.

CORD Page 19




Map prepared by
Southeast Land Trust of NH
February, 2019





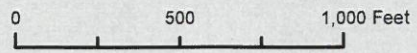
 NH Fish & Game (Brentwood)

WAP Tiers

-  1 Highest Ranked Habitat in New Hampshire
-  2 Highest Ranked Habitat in Biological Region
-  3 Supporting Landscapes



1:7,000

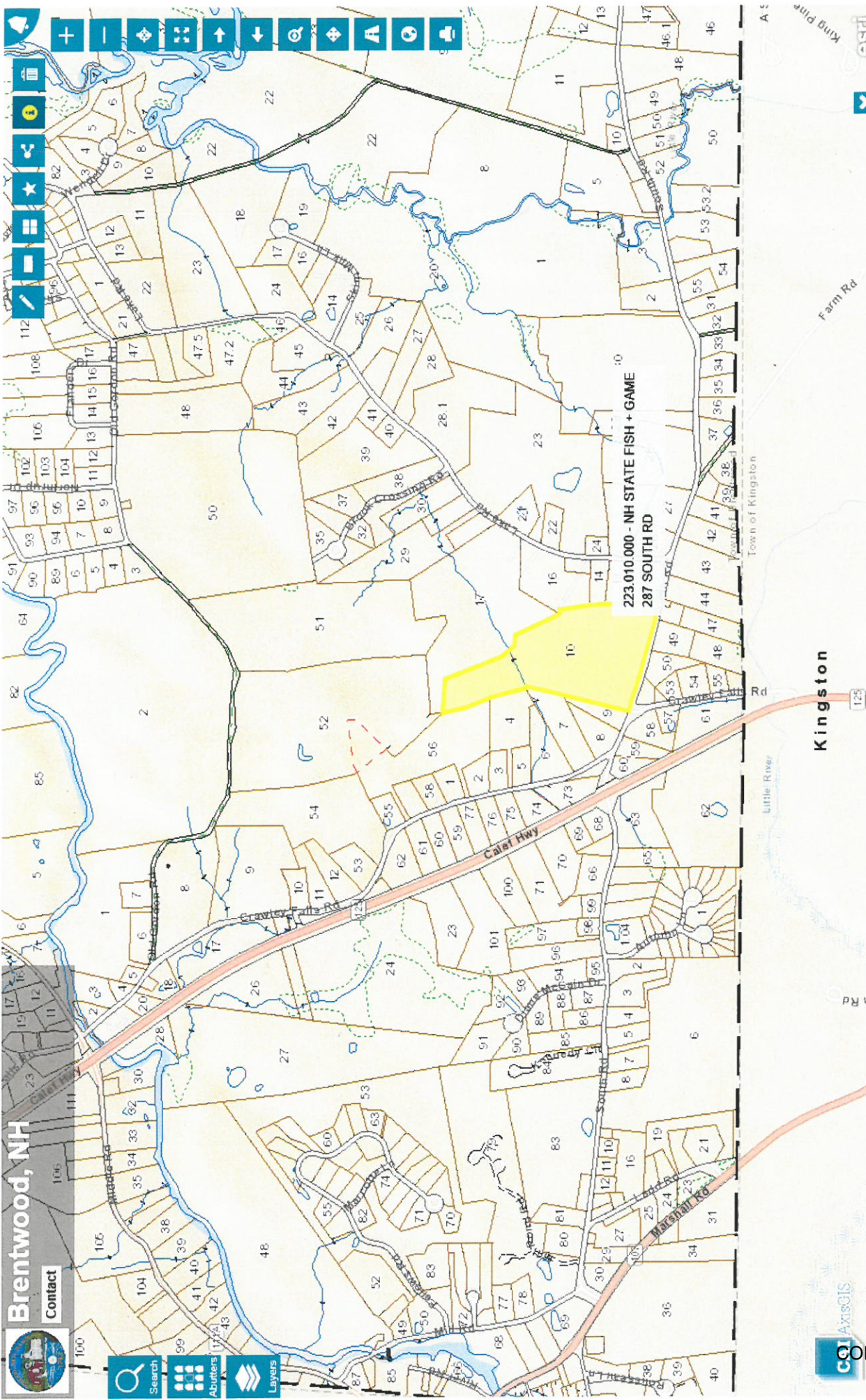


**NH Fish & Game Map
Brentwood, NH**

Boundary and feature locations are approximate. Easement boundary based on tax maps.

CORD Page 20
Map prepared by
Southeast Land Trust of NH
May, 2019

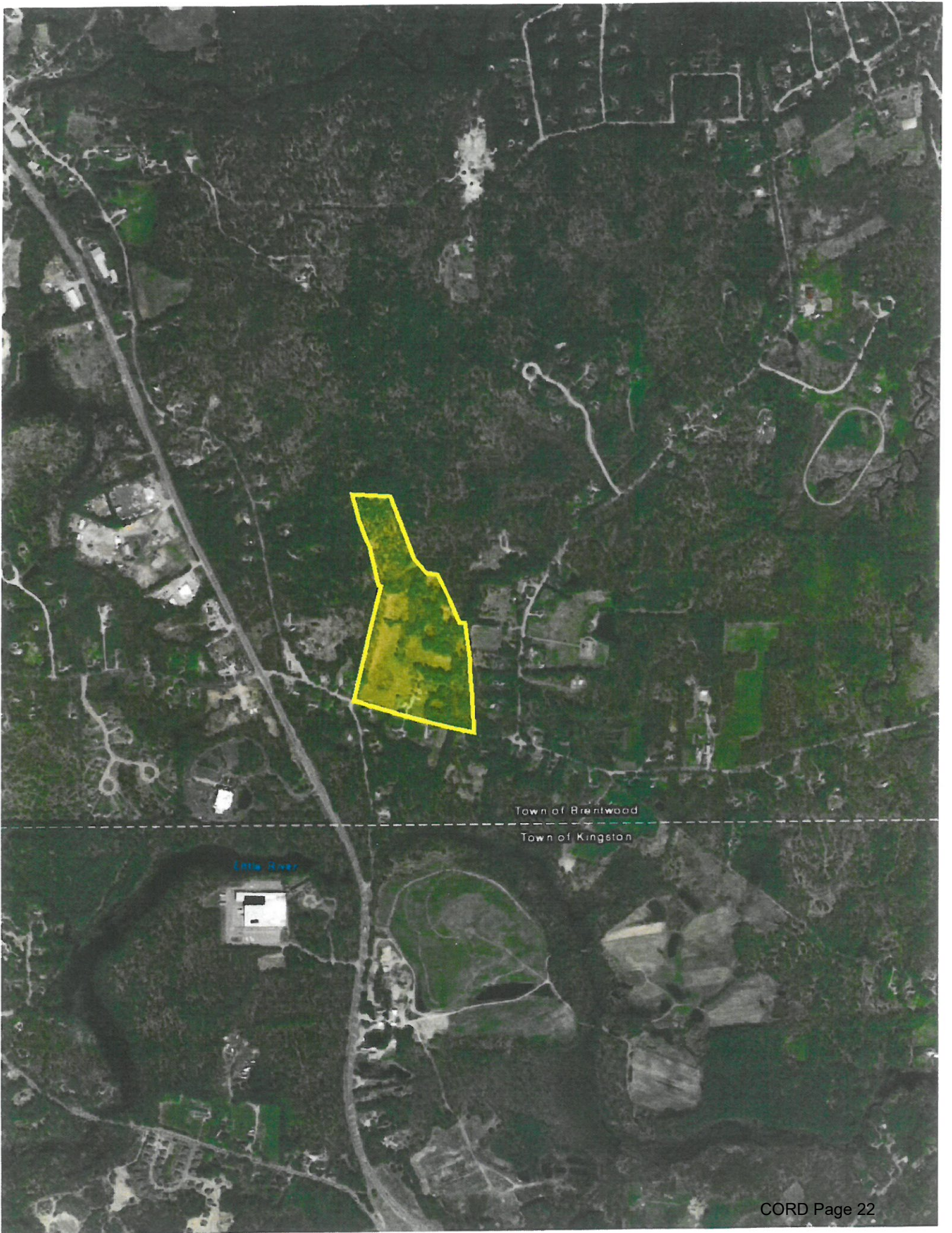




Brentwood, NH

Contact

Search
Abutters
Layers











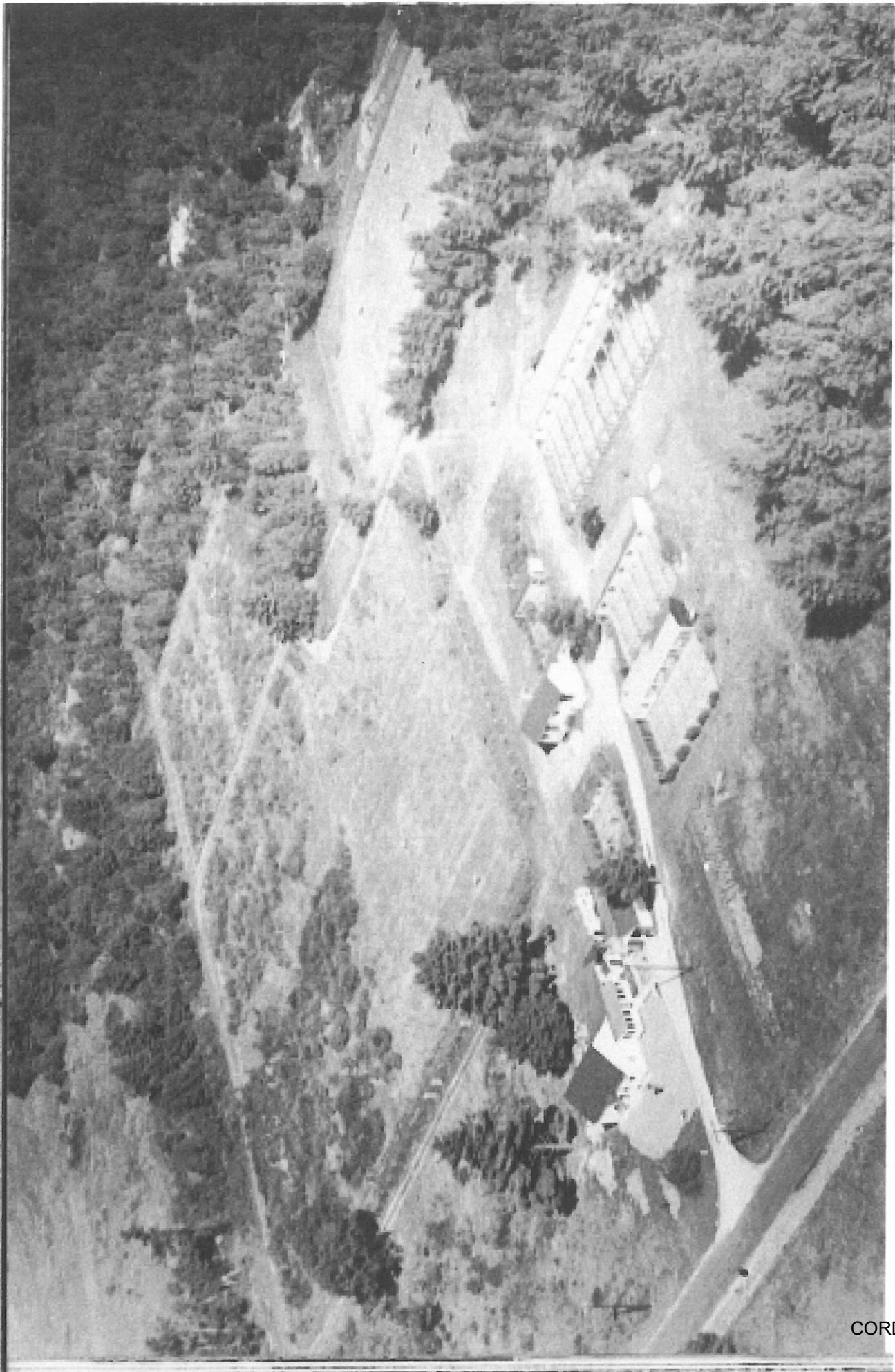




Brentwood Game Farm, Brentwood NH

2018 Aerial of Buildings





1950s - Brentwood Game Farm

Klass, Michael

From: Sales, Tracie
Sent: Tuesday, June 11, 2019 3:23 PM
To: Klass, Michael
Cc: 'Michele L Tremblay'; David W. Packard (appliedforce52@gmail.com); Graaskamp, Garret; 'Larry Spencer'
Subject: RE: CORD Surplus Land Application - 2019 SLR 004 (Brentwood)

Dear Mike,

On behalf of the Rivers Management Advisory Committee (RMAC) and the Lakes Management Advisory Committee (LMAC), thank you for the opportunity to comment on 2019 SLR 004 in Brentwood, the proposed sale of the 35 acre Brentwood Game Farm by the NH Fish and Game Department.

Based on the information provided, the Brentwood Game Farm does not fall within 250 feet of any river or lake, nor does it provide access to any river or lake. The property therefore falls outside of the area of interest of both the RMAC and the LMAC.

Please contact me if you have questions about this response.

Sincerely,
Tracie

Tracie Sales
Rivers & Lakes Programs Manager
NH Department of Environmental Services
Phone: (603) 271-2959

From: Klass, Michael <Michael.Klass@osi.nh.gov>
Sent: Thursday, June 6, 2019 4:09 PM
To: Klass, Michael <Michael.Klass@osi.nh.gov>
Subject: CORD Surplus Land Application - 2019 SLR 004 (Brentwood)

Dear All,

Please find the attached Surplus Land Review application for your review.

As reflected in the cover memo, the comment deadline for this request is July 8, 2019, and it is scheduled to be heard at CORD's July 11, 2019 meeting.

Please contact me if you have any questions.

Best,
Mike

Michael A. Klass
Principal Planner
New Hampshire Office of Strategic Initiatives – Division of Planning
107 Pleasant Street, Johnson Hall, 3rd Floor, Concord, NH 03301



NEW HAMPSHIRE DIVISION OF HISTORICAL RESOURCES

State of New Hampshire, Department of Natural and Cultural Resources 603-271-3483
19 Pillsbury Street, Concord, NH 03301-3570 603-271-3558
TDD Access Relay NH 1-800-735-2964 FAX 603-271-3433
www.nh.gov/nhdhr preservation@dncr.nh.gov

June 17, 2019

Betsey McNaughten
NH Fish and Game
11 Hazen Drive
Concord, NH 03301-6500

Re: **Brentwood Game Farm**, 287 South Road, Brentwood, NH (RPR 10797)

Dear Betsey:

In accordance with RSA 227-C:9, the Division of Historical Resources (DHR) has been asked to comment on the potential surplus of the above-reference property. Buildings on the Brentwood Game Farm are greater than fifty years old, retain integrity, and appear to tell an interesting story regarding pheasant hunting in New Hampshire. **In order to document this property prior to transfer, please contract with an Architectural Historian qualified under 36 CFR 61 to complete a New Hampshire Individual Inventory Form and submit to DHR.** A list of qualified Architectural Historians is available on our website.

Once the form is received and approved, the DHR has no concerns regarding the transfer of the property. Thank you for the opportunity to comment.

Sincerely,

Nadine Miller
Deputy State Historic Preservation Officer



Klass, Michael

From: Winters, Shelley
Sent: Tuesday, June 25, 2019 12:50 PM
To: Klass, Michael
Subject: RE: CORD Surplus Land Application - 2019 SLR 004 (Brentwood)

Michael,
The NH Department of Transportation's Bureau of Rail & Transit appreciates the opportunity to review. The Bureau of Rail & Transit does not need this property now or in the foreseeable future for railroad or transit purposes.

Thank you,
Shelley

Shelley Winters

Administrator, Bureau of Rail & Transit
New Hampshire Department of Transportation
PO Box 483
Concord, NH 03302-0483
Tel: (603) 271-3497

From: Klass, Michael
Sent: Thursday, June 6, 2019 4:16 PM
To: Klass, Michael
Subject: FW: CORD Surplus Land Application - 2019 SLR 004 (Brentwood)

My apologies. File attached this time. –Mike

From: Klass, Michael
Sent: Thursday, June 6, 2019 4:09 PM
To: Klass, Michael
Subject: CORD Surplus Land Application - 2019 SLR 004 (Brentwood)

Dear All,

Please find the attached Surplus Land Review application for your review.

As reflected in the cover memo, the comment deadline for this request is July 8, 2019, and it is scheduled to be heard at CORD's July 11, 2019 meeting.

Please contact me if you have any questions.

Best,
Mike

Michael A. Klass
Principal Planner
New Hampshire Office of Strategic Initiatives – Division of Planning
107 Pleasant Street, Johnson Hall, 3rd Floor, Concord, NH 03301



The State of New Hampshire
Department of Environmental Services



Robert R. Scott, Commissioner

July 5, 2019

Michael A. Klass
Principal Planner
Division of Planning
New Hampshire Office of Strategic Initiatives
3rd Floor, Johnson Hall
107 Pleasant Street
Concord, NH 03301

RE: CORD SURPLUS LAND REVIEW (SLR 19-004) – REQUEST TO SELL THE BRENTWOOD GAME FARM IN BRENTWOOD, NEW HAMPSHIRE TO GENERATE FUNDS TO SUPPORT THE UPGRADE OF THE EMERY FARM IN GREENLAND, NEW HAMPSHIRE

Dear Mr. Klass:

In response to your recent request, the New Hampshire Department of Environmental Services (NHDES) has completed its review of the subject proposal. Based on a review of pertinent files, Geographic Information System databases, and staff discussions, NHDES offers the following findings and recommendations.

The sale of the Fish & Game Department's property in Brentwood, New Hampshire to fund improvements at the Emery Farm in Greenland, New Hampshire, in and of itself, will not likely create any significant environmental impacts within the jurisdiction of NHDES. Therefore, NHDES has no further interests in this proposed sale of surplus Fish & Game Department property in Brentwood.

Thank you for the opportunity to comment.

Sincerely,

Timothy W. Drew
Administrator
Public Information and Permitting Unit
Office of the Commissioner

Enc.
cc: Robert R. Scott, Commissioner, NHDES
Tracie Sales, Rivers & Lakes Management, NHDES

New Hampshire Council on Resources and Development

NH Office of Strategic Initiatives
 107 Pleasant Street, Johnson Hall
 Concord, NH 03301
 Phone: 603-271-2155
 Fax: 603-271-2615



TDD Access: Relay NH
 1-800-735-2964

MEMORANDUM

TO: CORD Members and Other Interested Parties <i>Via Email Distribution Lists</i>	Rockingham County Board of Commissioners c/o Brenda Santos 119 North Road Brentwood, NH 03833 <i>Via Email (bsantos2@co.rockingham.nh.us)</i>
Town of Salem c/o Christopher A. Dillon 33 Geremonty Drive Salem, NH 03079 <i>Via Regular 1st Class Mail And Email (cdillon@salemnh.gov)</i>	Tim Roache, Executive Director Rockingham Planning Commission 156 Water Street Exeter, NH 03833 <i>Via Email (troache@rpc-nh.org)</i>

FROM: Michael A. Klass, NH Office of Strategic Initiatives
DATE: June 11, 2019

SUBJECT: *State Owned Land, Surplus Land Review, Salem, NH
 2019 SLR 005*

RESPONSE DEADLINE: Wednesday, July 10, 2019

Please review the attached information to determine if your organization has any interest in this transaction. If there is an interest, please provide this office with any comment(s) in writing by the response deadline indicated above. Responses may be emailed to Michael.klass@osi.nh.gov.

The Council on Resources and Development will consider the request at its meeting scheduled for **July 11, 2019**. Information regarding CORD and its meetings may be obtained at: <https://www.nh.gov/osi/planning/programs/cord/index.htm>.

The Department of Natural and Cultural Resources is asked to review this request in accordance with RSA 227-C:9.

Members of the Public Water Access Advisory Board are asked to review this request in accordance with RSA 233-A.

The Lakes Management and Protection Program, through the Rivers and Lakes Program Coordinator, is asked to review this request in accordance with RSA 483-A:5, II.

The Rivers Management and Protection Program, through the Rivers and Lakes Program Coordinator, is asked to review this request in accordance with RSA 483:8, VII and 14.



STATE OF NEW HAMPSHIRE
DEPARTMENT of NATURAL and CULTURAL RESOURCES
OFFICE OF THE COMMISSIONER

172 Pembroke Road Concord, New Hampshire 03301
Phone: 271-2411 Fax: 271-2629
TDD ACCESS: Relay NH 1-800-735-2964

June 11, 2019

Jared Chicoine, Director
Office of Strategic Initiatives
107 Pleasant Street
Johnson Hall, 3rd Floor
Concord, NH 03301

RE: Proposed surplus of a portion of a 0.10 acre parcel of land to the Town of Salem

Dear Director Chicoine:

The Department of Natural and Cultural Resources (DNCR) proposes to dispose of a portion of a 0.10 acre parcel of land, and to convey an access right-of-way, to the Town of Salem. The property in question is located near the Salem/Windham town line on Route 28.

The DNCR has been in discussions with the Town of Salem regarding its acquisition of land for construction of a pressure reducing valve and metering facility that is being constructed as part of a larger southern New Hampshire regional water project. The property in question is partially used as a developed parking area for the abutting Rockingham Recreation Trail. The area proposed to be sold to the Town of Salem is located outside of the parking area, with a proposed right-of-way (using the existing driveway entrance) through the remaining parcel for access. There is a possibility that the Town of Salem will be able to obtain a separate curb cut off of Route 28 from the Department of Transportation, in which case the conveyance of an access right-of-way will not be necessary.

Please submit this proposal to the Council on Resources and Development (CORD) for review at its next meeting scheduled for July 11, 2019. If you have any questions, please contact either Tracey Boisvert or Bob Spoerl at (603) 271-2214.

Sincerely,

Sarah L. Stewart
Commissioner

Enclosures

Council on Resources and Development
REQUEST FOR SURPLUS LAND REVIEW ACTION

Name of Requesting Agency: Department of Natural and Cultural Resources

Agency Contact Person: Tracey Boisvert

Address: 172 Pembroke Road, Concord, NH 03301

Phone Number: 603-271-2214

E-Mail: tracey.boisvert@dncr.nh.gov

Applicant Contact Person: same

Address: _____

Phone Number: _____

E-Mail: _____

Location of Property: Adjacent to Route 28 at the Salem/Windham town line

Acreage: A portion of a 0.10 acre parcel (final survey is in process)

Requested Action: Disposal of less than 0.10 acres of State property and conveyance of an access right-of-way

Term of Lease or Easement: Perpetual

.....
Please complete ALL questions below, submit one digital copy and one hardcopy original of the complete application to the Office of Strategic Initiatives, Johnson Hall, 3rd Floor, 107 Pleasant Street, Concord, NH 03301, michael.klass@osi.nh.gov.

1. What is the current use of this property?

A portion of the property is currently used as a developed parking lot for the adjacent Rockingham Recreation Trail. The area proposed to be surplus, is outside of the parking lot and is open, grassed land abutting a developed section of Route 28.

2. What is the proposed use of this property if surplus? Please note if proposed use is intended to create a public benefit.

The parcel will be used for construction of a water metering facility and pressure reducing valve being constructed in conjunction with a larger southern New Hampshire regional water project. This is a regional public water project intended to improve service.

3. Does the proposed use of this property entail new development? Yes No

a. If yes, is it consistent with adjacent and existing development? Yes No

b. Please describe how the proposed new development differs from or is similar to its surroundings. Also indicate how it may initiate a future change in the use of the property or surroundings.

This is located in a highly developed area adjacent to Route 28 surrounded by commercial development, with the exception of the Rail Trail and associated parking.

4. Are there any structures located on this property? Yes No

a. If yes, please describe the structures including how many and what kind.

5. Are there historical architectural or archaeological resources identified on this site?

Yes No

a. If yes, describe the resource(s)?

b. If no, contact the NH Division of Historical Resources prior to application submission.

6. Is there any existing development or structures on adjacent sites? Yes No

a. If yes, describe the use and number of structures of adjacent sites.
If no, where is the nearest development? (Describe distance, use, and number)

This is located in a highly developed area adjacent to Route 28 surrounded by commercial development, with the exception of the Rail Trail and associated parking.

7. Does the site represent the entire state property in this location? Yes No

a. If no, please describe its relationship to the entire state holding (percentage of total acreage, percentage of overall rail length, etc).

DNCR's State ownership in this location consists of two parcels (parcel #1 is 0.35 acres and parcel #2 is 0.10 acres). This proposed disposal would be a portion of parcel #2, less than 0.10 acres.

8. Is access to this property available? Yes No

a. If yes, how is the site accessed? (from rail, water, across applicant's property, etc.)

Access to the parcel would be via the existing parking lot entrance off of Route 28 and then via an access right-of-way through the parking lot to the parcel.

b. If yes, is there a potential for public access interruption? Yes No

9. Are there water resources related to this property such as:

Lakes/Ponds - Yes No **Rivers** - Yes No **Wetlands** - Yes No

a. If yes, please indicate the size or extent of such resources.

b. If yes, is the property located within 250 feet of a lake/pond or river?

c. If yes, please describe any municipal regulations and/or Shoreland Water Quality Protection Act (RSA 483-B) provisions that apply to the development of the property.

d. If there are water resources, please describe current public or private access from the site to the water body. Public Private No Access Available

e. How would the proposal affect the access opportunities described in d?

10. Please identify any other significant resources or sensitive environmental conditions known to be located on or adjacent to this property.

	Yes (property)	Yes (adjacent property)	No
a. Steep slopes	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b. Wetlands (Prime and NWI)	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c. Threatened or endangered species	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
d. Wildlife Action Plan Critical Habitats	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
e. Increased impervious surface	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
f. Potential stormwater flow changes.....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
g. Agricultural soils of prime, statewide, or local importance	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
h. Potential river channel change	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
i. Other special designations	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

Please provide a description for any "yes" responses to question #10.

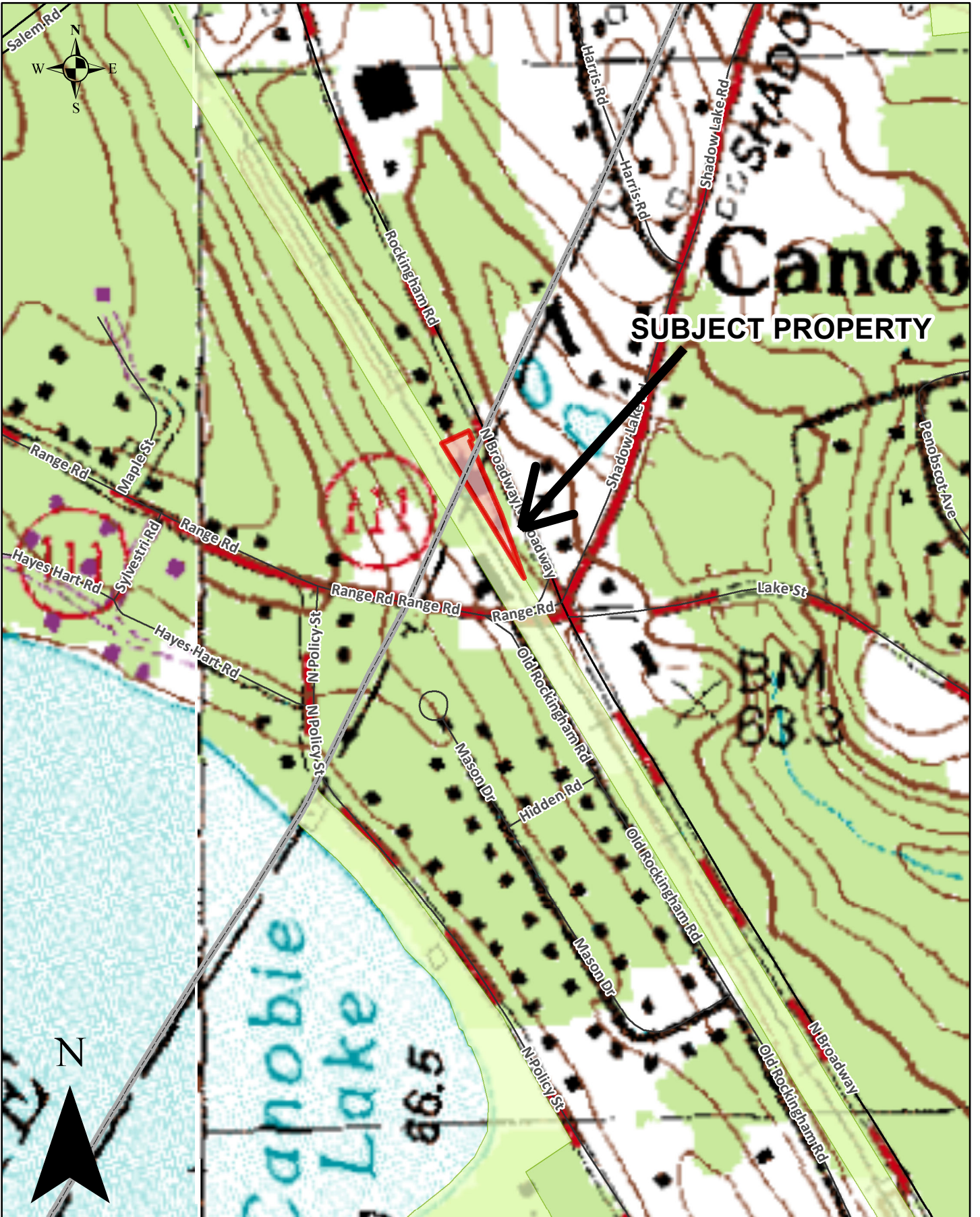
There may be a slight change in impervious surface due to the construction of a small building, approx. 1,000 square feet, and adjacent small gravel parking spot

11. Attach photographs and maps of the property. Maps should highlight the requested property location and help to adequately place the property within its municipality.

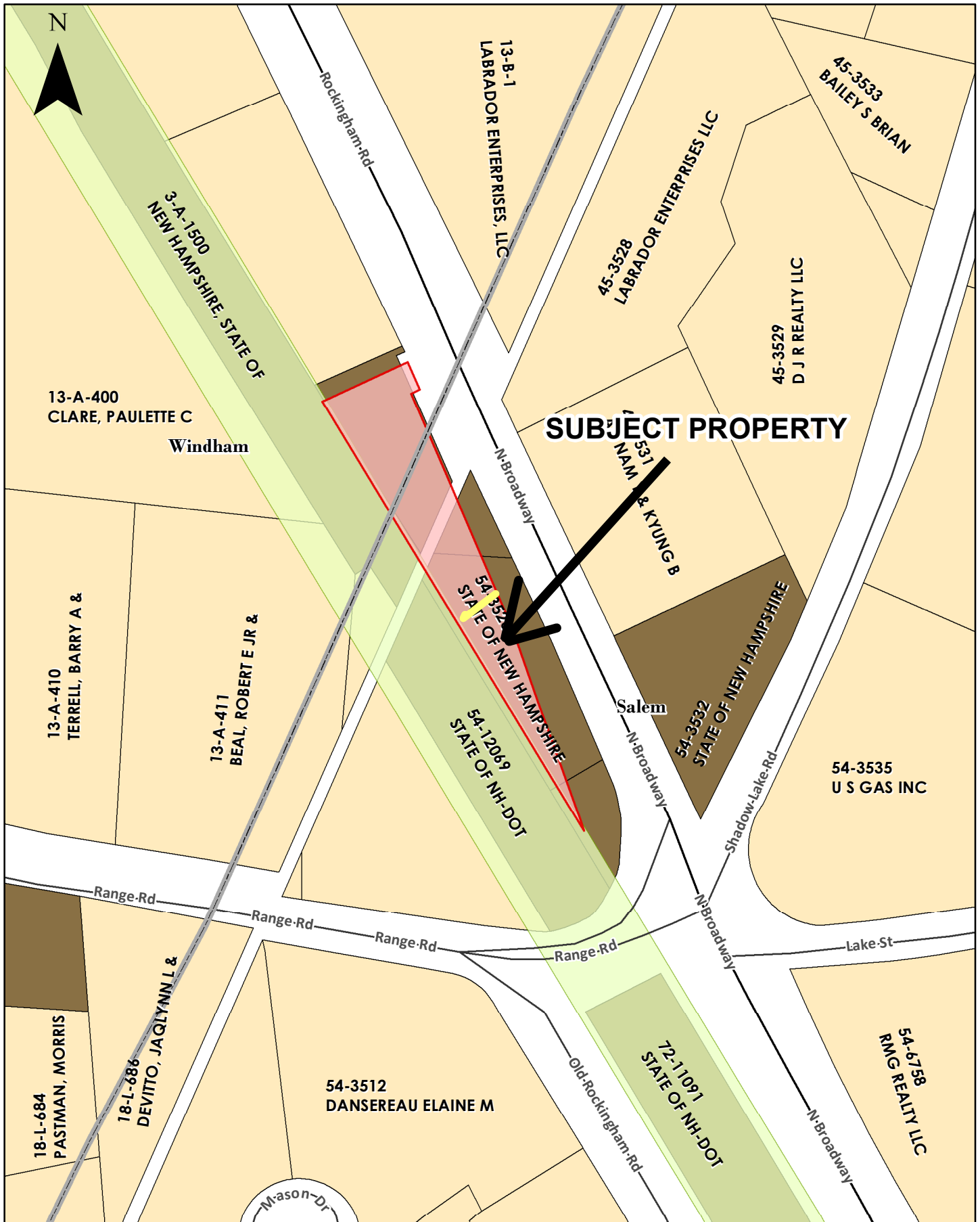
- a. Municipal tax map copy showing all abutters
- b. General location map with scale, north arrow, nearby roads, and water bodies/features*
- c. Aerial Photograph*
- d. Any site plans for new or proposed development prepared at the time of application
- e. Maps depicting rail lines, wetlands, conservation lands, rare species and exemplary natural communities or topographic features are welcome but not required

* Maps can be created with GIS, Google, NH GRANIT, or any other readily available mapping service.

Please paste any maps and photographs submitted as part of this application here.



LOCATION MAP





AERIAL IMAGE



Subject Area



Taken from abutting Rail Trail parking area – Subject area beyond fence

AREA OF TAKE	REMAINING		TOTAL		EASEMENT		TEMPORARY	
	LT.	RT.	AD.	SF.	AD.	SF.	AD.	SF.
1	1.56 AC +/-		1.56 AC +/-	0.00	1.56 AC +/-	0.00	1.56 AC +/-	0.00
2	0.05 AC +/-		0.05 AC +/-	0.00	0.05 AC +/-	0.00	0.05 AC +/-	0.00
3	0.00 AC +/-		0.00 AC +/-	0.00	0.00 AC +/-	0.00	0.00 AC +/-	0.00
4	0.00 AC +/-		0.00 AC +/-	0.00	0.00 AC +/-	0.00	0.00 AC +/-	0.00
5	0.00 AC +/-		0.00 AC +/-	0.00	0.00 AC +/-	0.00	0.00 AC +/-	0.00
6	0.00 AC +/-		0.00 AC +/-	0.00	0.00 AC +/-	0.00	0.00 AC +/-	0.00
7	0.00 AC +/-		0.00 AC +/-	0.00	0.00 AC +/-	0.00	0.00 AC +/-	0.00
8	0.00 AC +/-		0.00 AC +/-	0.00	0.00 AC +/-	0.00	0.00 AC +/-	0.00
9	0.00 AC +/-		0.00 AC +/-	0.00	0.00 AC +/-	0.00	0.00 AC +/-	0.00
10	0.00 AC +/-		0.00 AC +/-	0.00	0.00 AC +/-	0.00	0.00 AC +/-	0.00
11	0.00 AC +/-		0.00 AC +/-	0.00	0.00 AC +/-	0.00	0.00 AC +/-	0.00
12	0.00 AC +/-		0.00 AC +/-	0.00	0.00 AC +/-	0.00	0.00 AC +/-	0.00
13	0.00 AC +/-		0.00 AC +/-	0.00	0.00 AC +/-	0.00	0.00 AC +/-	0.00
14	0.00 AC +/-		0.00 AC +/-	0.00	0.00 AC +/-	0.00	0.00 AC +/-	0.00
15	0.00 AC +/-		0.00 AC +/-	0.00	0.00 AC +/-	0.00	0.00 AC +/-	0.00
16	0.00 AC +/-		0.00 AC +/-	0.00	0.00 AC +/-	0.00	0.00 AC +/-	0.00
17	0.00 AC +/-		0.00 AC +/-	0.00	0.00 AC +/-	0.00	0.00 AC +/-	0.00
18	0.00 AC +/-		0.00 AC +/-	0.00	0.00 AC +/-	0.00	0.00 AC +/-	0.00
19	0.00 AC +/-		0.00 AC +/-	0.00	0.00 AC +/-	0.00	0.00 AC +/-	0.00
20	0.00 AC +/-		0.00 AC +/-	0.00	0.00 AC +/-	0.00	0.00 AC +/-	0.00

*Management Responsibility
Decided to DRED
April 2010*

Proposed Building

*Maintenance Responsibility
to DRED*

To Be Sold to Town of Salem

CAROW LINE

Access to Town of Salem lot through DNER lot

12/3/2010

NO POINT OF ACCESS WAS GRANTED

NO POINT OF ACCESS WAS GRANTED

NO POINT OF ACCESS WAS GRANTED

NO POINT OF ACCESS WAS GRANTED

STA 853+90.000
NH ROUTE 28
LIMIT OF WORK

U.S. GAS, INC.
1.191 AC
(ZERO POINTS OF ACCESS)

Klass, Michael

From: Sales, Tracie
Sent: Monday, June 17, 2019 1:21 PM
To: Klass, Michael
Cc: 'Michele L Tremblay'; David W. Packard (appliedforce52@gmail.com); Graaskamp, Garret; 'Larry Spencer'
Subject: RE: CORD Surplus Land Applicatoin - 2019 SLR 005 (Salem)
Follow Up Flag: Follow up
Flag Status: Flagged

Dear Michael,

On behalf of the Rivers Management Advisory Committee (RMAC), the Lakes Management Advisory Committee (LMAC), and the Local River Management Advisory Committees (LAC) thank you for the opportunity to comment on 2019 SLR 005 in Salem, the proposed sale of 0.1 acres to the Town of Salem by the Department of Natural and Cultural Resources.

Based on the information provided, the property adjacent to the parking area for the Rockingham Recreation Trail does not fall within 250 feet of any river or lake, within ¼ mile of a designated river, or provide access to any river or lake. The property therefore falls outside of the area of interest of the RMAC, the LMAC, and the LACs.

Please contact me if you have questions about this response.

Sincerely,
Tracie

Tracie Sales
Rivers & Lakes Programs Manager
NH Department of Environmental Services
Phone: (603) 271-2959

From: Klass, Michael <Michael.Klass@osi.nh.gov>
Sent: Tuesday, June 11, 2019 3:37 PM
To: Klass, Michael <Michael.Klass@osi.nh.gov>
Subject: CORD Surplus Land Applicatoin - 2019 SLR 005 (Salem)

Dear All,

Please find the attached Surplus Land Review application for your review.

As reflected in the cover memo, the comment deadline for this request is July 10, 2019, and it is scheduled to be heard at CORD's July 11, 2019 meeting.

Please contact me if you have any questions.

Best,
Mike



NEW HAMPSHIRE DIVISION OF HISTORICAL RESOURCES

State of New Hampshire, Department of Natural and Cultural Resources 603-271-3483
19 Pillsbury Street, Concord, NH 03301-3570 603-271-3558
TDD Access Relay NH 1-800-735-2964 FAX 603-271-3433
www.nh.gov/nhdhr preservation@dncr.nh.gov

June 19, 2019

Tracey Boisvert
Department of Natural and Cultural Resources
172 Pembroke Road
Concord, NH 03301

Re: State Owned Land, Surplus Review, Salem, NH 2019 SLR 005 (RPR 10807)

Dear Tracey:

In accordance with RSA 227-C:9, the Division of Historical Resources (DHR) has been asked to comment on the parcel of state-owned land referenced above.

The DHR does not object to the proposed disposal of a portion of a .10-acre parcel of land adjacent to Route 28 at the Salem/Windham town line and the conveyance of an access right-of-way to Town of Salem. While the DHR recognized the parcel is adjacent to the National Register-eligible Manchester and Lawrence Railroad Historic District, the proposed construction of a pressure reducing valve and metering facility will not have an adverse effect on this resource.

Should you have any questions regarding our comments, please feel free to contact David Trubey, Review & Compliance Coordinator, at 271-2813.

Sincerely,

Nadine Miller
Deputy State Historic Preservation Officer

NM/dwt



Klass, Michael

From: Winters, Shelley
Sent: Tuesday, June 25, 2019 2:59 PM
To: Klass, Michael
Subject: RE: CORD Surplus Land Applicatoin - 2019 SLR 005 (Salem)

Michael,
The NH Department of Transportation's Bureau of Rail & Transit appreciates the opportunity to review. The Bureau of Rail & Transit does not need this property now or in the foreseeable future for transit purposes. Also, while adjacent to the state-owned Manchester & Lawrence Branch Railroad Corridor the corridor is currently abandoned and used as a recreational rail-trail. The proposed sale does not impact interim trail use and will not impact future restoration of rail.

Should you need any additional information, please let me know.

Thank you,
Shelley

Shelley Winters

Administrator, Bureau of Rail & Transit
New Hampshire Department of Transportation
PO Box 483
Concord, NH 03302-0483
Tel: (603) 271-3497

From: Klass, Michael
Sent: Tuesday, June 11, 2019 3:37 PM
To: Klass, Michael
Subject: CORD Surplus Land Applicatoin - 2019 SLR 005 (Salem)

Dear All,

Please find the attached Surplus Land Review application for your review.

As reflected in the cover memo, the comment deadline for this request is July 10, 2019, and it is scheduled to be heard at CORD's July 11, 2019 meeting.

Please contact me if you have any questions.

Best,
Mike

Michael A. Klass
Principal Planner
New Hampshire Office of Strategic Initiatives – Division of Planning
107 Pleasant Street, Johnson Hall, 3rd Floor, Concord, NH 03301
Main - 603-271-2155 | Direct - 603-271-6651
www.nh.gov/osi/planning/



The State of New Hampshire
Department of Environmental Services



Robert R. Scott, Commissioner

July 3, 2019

Michael A. Klass, Principal Planner
New Hampshire Office of Strategic Initiatives
107 Pleasant Street
Johnson Hall, 3rd Floor
Concord, NH 03301

RE: CORD SURPLUS LAND REVIEW (SLR 19-005) – REQUEST FOR THE PROPOSED SURPLUS OF A PORTION OF A 0.10-ACRE PARCEL OF LAND TO THE TOWN OF SALEM, NEW HAMPSHIRE

Dear Mr. Klass:

In response to your recent request, the New Hampshire Department of Environmental Services (NHDES) has completed its review of the subject proposal. Based on a review of pertinent files, Geographic Information System databases, and staff discussions, NHDES offers the following findings and recommendations.

NHDES has been intimately involved with the planning, design, and development of the Southern New Hampshire Regional Water Interconnection Project in an effort to address both water quality and water quantity challenges that are adversely affecting that section of the state. NHDES views this proposal to dispose of less than a 0.10-acre of state property, currently owned by the New Hampshire Department of Natural and Cultural Resources, to construct a 1,000-square foot utility building that will house a water metering facility and pressure-reducing valve, as a key component to the continued progress of this critical infrastructure project. NHDES fully supports the proposed action.

Thank you for the opportunity to comment.

Sincerely,

Robert R. Scott
Commissioner

cc: Clark B. Freise, Assistant Commissioner, NHDES
Thomas O'Donovan, Director, Water Division, NHDES
Timothy W. Drew, NHDES Designee, CORD
Tracie Sales, Rivers & Lakes Programs Manager, NHDES

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