

Village Core Meeting  
April 29, 2008  
5:00 pm

Present: Chairman John Hettinger, Marilyn Sanderson, Kareen Hamilton, Rick Russack, Mark LaClair, Rick Kelley, Ted Sutton, Tara Tower, Joel Bourassa, Peter Moore, Stan Duda, Ed Brisson, Paul Kasianchuk

Chairman Hettinger started the meeting with a review of progress towards easements. He has a verbal approval from the Kancamagus Motor Lodge. He has left some information with Mike Conklin but hasn't been able to speak to him yet, has spoken with Jim Collier and has a verbal agreement from him, and is still trying to make contact with Muffy Copenhaver. The Depot has now held their annual meeting though. We've spoken with the owners of the Rapids development and they're putting public easements on their drawings, but we need to clarify the area where the Rapids butts up against the Fairways development. So, assuming we get approval from the Depot Plaza, we'll need to do the legal work to show the easement on the deeds there. We did receive a \$5,000 grant from NH Charitable foundation towards legal work, so that could be used for this work as well as the Bunker Lane area. There was discussion again of routing the path along Bunker Lane, or along the river, or along the conservation easement in the Rapids development and then back down by the tennis courts towards Cooper Memorial Bridge, however the latter remains the preferred route.

The western section seems to be no problem, with verbal agreements from InnSeasons, Lincoln and DRED. InnSeasons does look like it is currently for sale per the MLS, but they are actually only looking for partners. This section is pretty well laid out and flagged, so it is easy to walk. Chairman Hettinger felt that at least 4 bridges would be needed. He also noted that where the trail comes from DRED to the treatment ponds, there's an alternate trail route, which he had thought would be flooded, but it was still reasonably dry when he was there on Sunday. It is an easier route, though low. Steve LaFrance of Horizons Engineering might be of help here.

Chairman Hettinger noted that we have been in touch with Steve LaFrance regarding initial information that Tom Adams needs to start the initial design of the Riverfront Park, in May. Rick Russack said that Clark's said we could use the Shay engine as a display in the park, but it should be protected from the elements, maybe in a 3-sided shed. Clark's said that they would deliver it if we were interested.

Stan Duda arrived, saying that he is not certified in wetlands identification, but he will be working with someone on Friday, who is an independent consultant. Mr. Duda also suggested Horizons Engineering. Ed Brisson came in a few minutes later, and said he would talk to the consultant to see about the cost for a 1-mile section from Cooper Memorial Bridge to the visitor's center. He did say that besides delineating the wetland, it still needs to be surveyed, which this consultant cannot do.

There is at least one spot which may need a bridge, that may be a 50 foot wide wetland area, as it crosses a low area with a brook in the middle. Mr. Brisson asked Chairman Hettinger if the path was flagged, which Chairman Hettinger confirmed.

Marilyn Sanderson told the group that we received the \$30,000 grant from New Hampshire Trails Bureau and the \$5,000 from NH Charitable Foundation. Next she will be working on grants from the New Hampshire Electric Cooperative and Field's Pond. The latter may need a 501(c)3 to donate to, so maybe this could be through Lincoln/Woodstock Rotary.

Ms. Sanderson asked if we should stay with the plan to start at the Cooper Memorial Bridge and go forward, or would InnSeasons impact that plan now since their timeline appears to have expanded which would affect the point in time when the trail race would be channeled through a culvert negating the need for a bridge? Paul Kasianchuk said he was non-committal and even Dennis Ducharme had no timeline, other than potentially to complete their project in 2011. We had indicated to the Trails Bureau that the grant would fund work starting at Cooper Memorial Bridge, and go to the trail race. A general discussion considering possible alternates pursued, however the potential impact to the original plan submitted in the application for the grant was considered critical. Mr. Kasianchuk said he felt the trail as originally planned starting at Cooper Memorial Bridge and heading west to the trail race could be "roughed in" for now, with the understanding that a part of it may have to be moved later. Ms. Sanderson proposed keeping the 600 feet paved, so we can demonstrate to other grantors what we're doing, and maintain our credibility. She pointed out that we must finish whatever work we do before being reimbursed by the grant. Mr. Duda asked about donated labor for in-kind donations. Joel Bourassa felt the cost per foot seemed pretty high, so Mr. Hettinger reviewed the original estimates, which showed it made sense.

A discussion next ensued regarding the bridge across the trail race. Mr. Kasianchuk said the telephone poles were still good, but the cross pieces of the former bridge had rotted. Otherwise, a 15-foot bridge should cost about \$10,000. Tara Tower felt that the tech kids and new woodworking shop at school could use this as a project. Perhaps they could design a bridge, etc. Mr. Kasianchuk said he would check with Mr. Ducharme regarding a temporary bridge.

A general discussion on alternate trail surfaces was undertaken. It was thought monies for non-paved surfaces would provide a greater distance of trail than for a paved trail. Both Bill Gegas and Jennifer Codisoti seemed ok with keeping the trail aesthetically natural (unpaved). Mr. O'Connor is manager at the Flume Gorge, and Mr. Bourassa and Kelley suggested speaking with him to see about the cost of the paths that are there.

Chairman Hettinger produced a draft brochure, which he passed around, but noted that it doesn't seem to have enough space for advertising. Also, the particular map he used to compose the draft is copyrighted, so a different map will be required for the final copy.

Tara Tower had looked over the paperwork necessary for incorporation. She described some of the options, such as if it should be an unincorporated or corporate organization or association, the need for officers, and a description of fundraising thoughts. Most likely, there is a \$750 charge to apply to become a 501(c)3. Ms. Tower felt Charlie Cook, as Chairman of the Trustees of the Trust Funds could be in charge of this fund, as it is a Trust Fund. She questioned again if we really want to be a 501(c)3. The tax credit program is only good with a 501(c)3, but we would need to buy the tax credits first, and then sell them or be the owner. We would need to pre-sell as many as we could. Ms. Tower will continue with her research.

There was a discussion regarding insurance. A million dollar policy cost the Chamber of Commerce \$1500 just recently, according to Mark LaClair. There was the question of who would "own" the trail if, for example, a bridge fell, and it was stated that the Town of Lincoln would own it. The property would be donated as it is phased. A distinction was made between "Decision making insurance" and property insurance.

If we don't think we can sell enough tax credits, we probably shouldn't get into that program. The tax credit program takes a long time, with reservations being made now becoming effective in 2009-2010, and the improvements must be appraised before we could do the tax credit. Paving the trail, or section thereof, would make it worth more, which could help get additional grant money, per Paul Kasianchuk. He said construction back there would most likely be in 2009-2010, as InnSeasons was shooting for a 2011 opening date. Mr. Kasianchuk would like us to do a walk-through on a nice day, and felt that Mr. Ducharme needed to be a part of that as well. Hoyle, Tanner and Associates has been on that property quite a bit as well. Mr. Kasianchuk said he would get Mr. Ducharme to the next meeting on May 13<sup>th</sup>. He asked that we not walk their section yet, as we would need to get a temporary bridge back over the trail race for now.

Mr. Hettinger asked about snowmobilers and potentially letting them get to Gordi's Restaurant from the west. He felt they had access to the public right of way along the Rapids property. Mr. Kasianchuk said that snowmobilers already go on the shoulder of the road from the theater to South Mountain.

The next meeting was scheduled for May 13<sup>th</sup> at 5pm. (Rick Kelley said he would not be able to attend.)