

MEMORANDUM

To: Barrington Planning Board
From: Barrington Conservation Commission
Subject: Lot line revision, Haley & McNeil, tax map 234 lots 31 & 38 (Oak Hill Rd.)
Date: December 20, 2016

At its meeting of December 15, the Conservation Commission reviewed the case referenced above.

Although we appreciate the applicant's need to provide a permanent access to lot 38, our concern is that the access proposed by the lot line revision will necessitate wetland and wetland buffer impacts if and when the lot is ever developed. The proposed access goes right through the center of what appears to be a large wetland. Especially since we know nothing of the functions and values contained in this wetland, we feel it is inadvisable to create a situation in which degradation of the wetland will be inherent in any possible use of the lot.

We also note that the owners of lot 38 also own the abutting lot 41, which has frontage on Muchado Drive. Perhaps access to lot 38 via lot 41 would be a better choice for protection of the area's natural resources.

Until and unless we get information detailing how the proposed lot line revision is the least impacting alternative, we recommend against granting this lot line revision.

Thank you for the opportunity to let us review issues that can potentially affect the town's natural resources. If we can be of further service with this project please contact me via the Town Planning Office.

Respectfully,

John Wallace, Chairman