

Hampton Conservation Commission  
Minutes of the Special Meeting of  
Thursday, 29 March, 2012

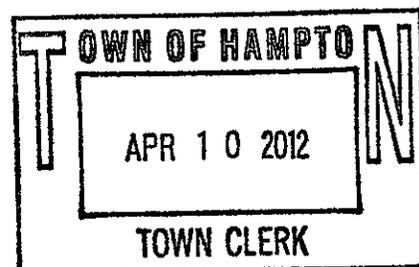
The meeting was called to order by Chairman Thompson at 7:10 pm.

This meeting was a presentation, and discussion, of the recent history of Pomfret's pursuit of open space protection. It was given by three of the main town participants; Jim Robbins, a long time member of the Pomfret Conservation Commission, Walter Hinchman, the Chairman of Pomfret's Planning & Zoning, and the First Selectman, Jim Rivers.

We (Hampton Conservation Commission and other audience members) were shown maps of the town of Pomfret which showed the different properties so far protected, and the different organizations involved. These were State Forest and Parks, Audubon, Wyndham Land Trust, development rights purchased by the town with State help, and outright purchase by the town. This was started a few years ago through co-operation with other organizations in putting forth to towns people the need to purchase control of open space.

They emphasized their concerns by doing a "build out" of the town; showing on a map how the town would look if all buildable land were subsequently built upon. Then followed the math showing population projections, and the future costs to the town to handle the increased population growth.

They would prepare a presentation for each town meeting where they wanted to vote on a particular parcel of interest that was available. A few years ago the town voted to bond \$4 million for the specific purpose of retaining and protecting open space. The cost to the town was 1 mil. Then they would try and pair up that money with certain State or other funding assistance, where available. During the meetings people were informed of the risk, value and costs, and visual aids were used to show changes that have happened over the years as seen from long time residents.



This pursuit of open space protection has caused property values to go up, or at the very least be maintained over this period of time. Purchasing the development rights kept the property on the tax rolls, but would normally not allow public use. Much of their protected land is farm land to be used in the future as such.

Near the end of the meeting there was mention of the Elliot train station, formerly in Pomfret near the Hampton/Pomfret line. Seems it now resides in Hampton and they were, in semi-seriousness, looking to have it returned.

Meeting ajourned at 9:20 pm

Respectfully submitted,

Randy Thompson, recording secretary of the night.