

**Dunbarton Conservation Commission**  
1011 School Street, Dunbarton, NH 03046

**The Bela Brook Conservation Area**

Dear Dunbarton Resident,

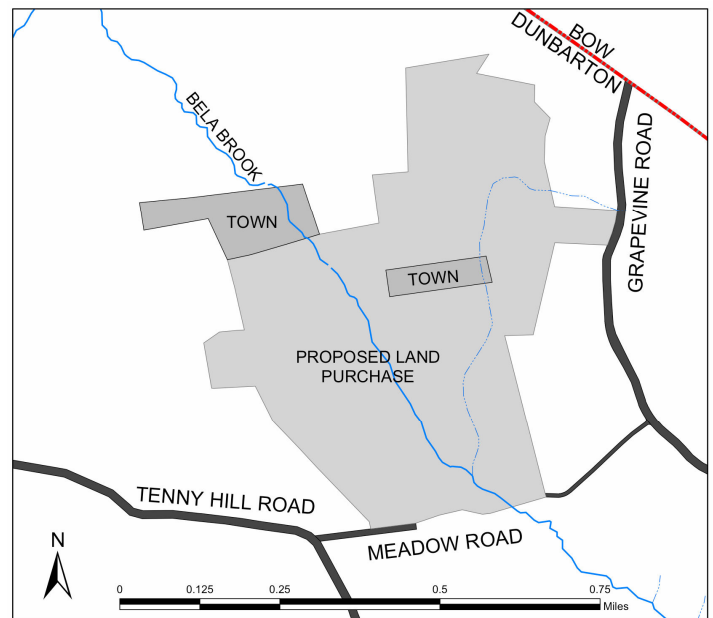
At Town Meeting on March 13 you will be asked to approve the Town's purchase of 159 acres of land that will form the cornerstone of Dunbarton's new Bela Brook Conservation Area.

All funding for this purchase will come from existing monies in the Dunbarton Conservation Fund and will not increase taxes. The Board of Selectmen recommends approval of this purchase.

Bela Brook runs through the northeast part of Dunbarton and into Bow east of Pages Corner and Route 13/77. The land to be purchased is on the western side of Grapevine Road (see map) and will permanently protect public access to the brook.

The property has been for sale for development. The price that the Conservation Commission has negotiated with the landowner is \$300,000 for the 159 acres. This is significantly less than its \$640,000 assessed value.

This brook and its tributaries have long been a Town conservation priority. Their importance was first recognized in the Town's 1972 Open Space Plan. In every Town master planning effort since then, the Bela Brook corridor has ranked among our Town's top conservation objectives. Bela Brook is one of the Town's most significant wetlands.



**Proposed 159-acre Bela Brook conservation land purchase**

The land to be purchased includes downstream reaches of this wetland, as well as a totally undeveloped stream corridor. In addition, this parcel abuts 59 acres of land in one ownership that protect significant frontage on both sides of Bela Brook. The owner is putting that land into permanent conservation and providing for public access through it. Two small town-owned lots comprising about 20 acres also abut the proposed purchase.

The land is largely wooded, moderately steep in places, and varied. Hemlocks along the brook create a cool, dark, wild setting. Deer and turkey are abundant. Tracks, scat, and other signs of snowshoe hare in clearings, fox, moose, coyote, porcupine, and muskrat were observed on a recent visit. In open areas, moose and deer have browsed on the new growth.

As a Town resource this property offers opportunities for hiking, hunting, quiet enjoyment of a lovely stream corridor, nature observation and other outdoor pursuits and protects one of our Town's most significant natural areas.

Thank you for your consideration,

*The Dunbarton Conservation Commission*

*No Town funds were used to print or distribute this letter.*