

The Loudon Ledger

PUBLISHED BY THE LOUDON COMMUNICATIONS COUNCIL



**February 2006
Volume 8, Issue 2**

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Mission Statement...

To provide a comprehensive source of information and education about business, government, and community organizations within Loudon in order to facilitate and encourage informed citizen participation.

Preparing For Town Meeting: A Look at This Year's Warrant and Budget

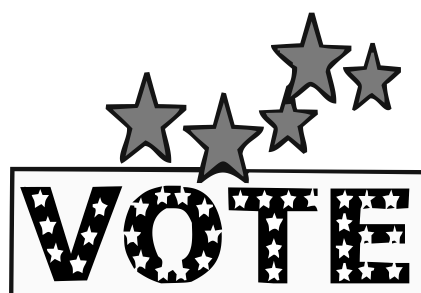
By Debbie Kardaseski

One of the more interesting facets of living in small-town New Hampshire is the town meeting. Each Spring, residents in towns all over the state gather to debate and discuss the budget and various warrant articles. Prior to the actual town meeting, several budget hearings are held. These hearings allow taxpayers to ask questions in a more informal setting than the March meeting. It is also a good time to educate yourself on the process and thinking behind the town's budget and warrant articles.

The first of two budget hearings was held Tuesday, January 24. In addition to the budget, preliminary warrant articles were reviewed. The deadline for warrant articles is February 7 so a **second hearing is scheduled for Thursday, February 9 at 7 p.m.** when residents will get a chance to see any other warrant articles that have been submitted, either by the Selectmen or by petition.

The purpose of this news item is to review *highlights* of the FY2006–2007 budget. For a detailed look at the budget, pick up a copy at the Selectmen's Office or plan on attending the February 9 hearing.

Additionally, the warrant articles *available at press time* will be presented, as will the proposed Zoning changes, which will appear on the ballot and be voted on during Tuesday, March 14th's voting session. The Zoning changes are extensive and complex. Only the actual *question* and *reason* will appear on the ballot — the explanatory text will *not* appear. This is a good opportunity to review the thinking behind the questions and get your questions answered *before* pulling the curtain shut in the voting booth.



Budget Highlights

The FY06–07 budget is up 1.84%, or \$73,705.00, from last year's budget. The total budget equals \$4,047,399. The Board of Selectmen and department heads worked very hard to contain costs. Nonetheless, a few items saw increases and those are what we'll focus on here. In all cases, there is an explanation for the increases and it is important the taxpayers understand them in order to offer an educated vote at Town Meeting on March 18.

Town employees received a 4% cost-of-living raise, which is reflected in most salary lines. "Election Official — Salary" shows an 86.07% increase but this is due to more elections being held this year — not an 86% raise!

In the Selectmen's budget, "Data Processing" was increased from \$6,500 to \$32,000. The money will be used to bring the office into the 21st century by upgrading the accounting software to a Windows-based system instead of the antiquated DOS-based system currently in use. This upgrade will allow the Selectmen's office to integrate more easily and completely with the Treasurer and Tax Collector.

Landfill testing has increased 23.2% due to the increased cost of testing performed by the town's engineering firm.

The Conservation Commission budget increase will cover the cost of milfoil control. Milfoil is a nasty plant that has infested lakes and ponds throughout New Hampshire, choking out native species of plants and fish. It is becoming a problem in Rocky Pond and may be in other ponds around town. The Conservation Commission also hopes to receive funding from the State's Lake Host Program to help with this program.

You'll see a 193.39% increase under "Elections — Expenses." Some is due to more elections but a sizable part of the increase is due to the need for a laptop computer to meet the State's requirement for computerized voting databases.

On page 2 of the budget, the "Assessments" line is up 228.33%. Once again, Loudon must do a statistical update and sales ratio study in order to bring its property assessments in line with State requirements. The State wants all towns to have their properties assessed at between 95% and 105% of actual sales. In other words, they don't want to see homes selling for \$300,000 assessed at only \$200,000! The town's assessing firm will study sales and use the information to adjust property values to more closely reflect actual selling prices for comparable properties.

The Planning and Zoning Office has added a new line item — "Data Processing." In the past, when there were computer problems, there was no specific budget line to address paying for them. This is an effort to fix that and it is funded at \$500.00 for each budget area (Planning has its own budget as does Zoning).

Town Meeting — cont. on 11

**SECOND BUDGET AND WARRANT ARTICLES HEARING:
FEBRUARY 9 AT 7 P.M. — THE COMMUNITY BUILDING.
This is your last opportunity to ask questions before Town Meeting.**

Town Meeting 2006:

**Vote: Tuesday, March 14 8:00 a.m.–7:00 p.m.
FIRE STATION 2, CLOUGH HILL ROAD**

**Town Meeting: Saturday, March 18, 9:00 a.m.
SAFETY BUILDING, LOUDON VILLAGE**

Town of Loudon Office Hours

Selectmen’s Office

PO Box 7837 • 798-4541

Selectmen meet Tuesday evenings at 6:30 p.m. in the Community Building.

Monday–Thursday: 8 a.m.–4 p.m. • Tuesday evenings: 6 p.m.–9 p.m.

Town Clerk

PO Box 7837 • 798-4542

Monday: 8 a.m.–2 p.m. • Tuesday: 3 p.m.–9 p.m.

Wednesday and Thursday: 9 a.m.–4 p.m.

Planning/Zoning Board

PO Box 7837 • 798-4540

The Planning Board Meets the third Thursday of the month at 7:00 p.m. in the Community Building. The Zoning Board meets the fourth Thursday of the month at 7:30 p.m. in the Community Building.

Monday–Thursday: 8 a.m.–3 p.m. • Tuesday evenings: 6 p.m.–9 p.m.

Tax Collector

PO Box 7844 • 798-4543

Tuesday: 3 p.m.–9 p.m. • Wednesday and Thursday: 9 a.m.–4 p.m.

Police Department

Emergencies: 911

PO Box 7059 • 798-5521

Monday–Friday: 8 a.m.–4:00 p.m.

Code Enforcement

PO Box 7059 • 798-5584

Monday–Friday: 8 a.m.–4:00 p.m.

Fire Department

Emergencies: 911

PO Box 7032 • 798-5612

The Fire Department holds its general meeting on the second Monday of the month at 7:30 p.m. in the Safety Building. To obtain a fire permit, please stop by the station weekdays between the hours of 7 a.m. and 6 p.m.

Fire permits for the weekend need to be obtained during these times.

Loudon Elementary School

7039 School Street • 783-4400

The School Board meets the second Monday of the month at 7:15 p.m.

Call the Superintendent’s Office for meeting location.

Transfer Station

Tuesday & Thursday: 9 a.m.–5 p.m. (Winter Hours)

Tuesday: 9 a.m.–5 p.m. • Thursday: 11 a.m.–7 p.m. (Summer Hours)

Saturday: 8 a.m.–5 p.m.

Loudon residents can purchase facility stickers at the transfer station for \$1.00. See the attendant.

Highway Department

Road Agent: David Rice • 783-4568

Monday–Friday: 7 a.m.–3:30 p.m.

Maxfield Public Library

Librarian: Nancy Hendy • 798-5153

Monday–Wednesday: 1–9 p.m. • Thursday: 10 a.m.–9 p.m.

Saturday: 9 a.m.–2 p.m.

John O. Cate Memorial Van

798-5203 (Mondays only) to schedule a ride.

For more information or on other days, call Barbara Cameron: 783-4534

Blessed Hope Food Pantry of Loudon

30 Chichester Road

Open most Wednesdays from 2–3 p.m. or for emergencies.

For more information, call Rev. Henry or Betty Frost: 783-4540

Loudon Ledger Submission Policy

All groups, organizations, individuals, etc. are encouraged to submit articles to the *Loudon Ledger*. Special events, landmark anniversaries or birthdays, “attaboys,” etc. are all welcome.

Please note, however, that the *Ledger* will uphold its mission:

To provide a comprehensive source of information and education about business, government, and community organizations within Loudon in order to facilitate and encourage informed citizen participation.

We will also follow our *Articles of Agreement*, which are on file with the Secretary of State:

The corporation shall not participate in, or intervene in any political campaign on behalf of any political party or candidate for public office, nor shall it sponsor or endorse any plan or proposition that does not facilitate or encourage informed citizen participation.

In other words, any article submitted must present *all sides* of an issue in a factual, unbiased manner so that the reader may form his/her own opinion based on the information presented. To paraphrase Eric Severard: “You should elucidate but not advocate.”

Articles should be submitted to the Loudon Communications Council, P.O. Box 7871, Loudon, NH 03307. They may be emailed to debbie@debbiekgraphics.com. From there, they will be forwarded to the Council for review before they are inserted in the *Loudon Ledger*. If you have any questions regarding this policy, please contact Raymond Cummings, chairperson of the Council, 798-3128. ■

Classified Ads Policy

A 2–3 line, 1 column ad will cost \$10.

A 4–5 line, 2 column ad costs \$15.

“The Loudon Ledger” 2006 Schedule

January 2006	Ad & Copy Deadline: Fri. 12/16	Council Meeting: Mon. 12/19
February 2006	Ad & Copy Deadline: Fri. 1/20	Council Meeting: Mon. 1/23
March 2006	Ad & Copy Deadline: Fri. 2/17	Council Meeting: Mon. 2/20
April 2006	Ad & Copy Deadline: Fri. 3/17	Council Meeting: Mon. 3/20
May 2006	Ad & Copy Deadline: Fri. 4/14	Council Meeting: Mon. 4/17
June 2006	Ad & Copy Deadline: Fri. 5/19	Council Meeting: Mon. 5/22
July 2006	Ad & Copy Deadline: Fri. 6/16	Council Meeting: Mon. 6/19
August 2006	Ad & Copy Deadline: Fri. 7/14	Council Meeting: Mon. 7/17
September 2006	Ad & Copy Deadline: Fri. 8/18	Council Meeting: Mon. 8/21
October 2006	Ad & Copy Deadline: Fri. 9/15	Council Meeting: Mon. 9/18
November 2006	Ad & Copy Deadline: Fri. 10/13	Council Meeting: Mon. 10/16
December 2006	Ad & Copy Deadline: Fri. 11/17	Council Meeting: Mon. 11/20

PLAN YOUR ADVERTISING IN ADVANCE! TO ADVERTISE, CONTACT:

Terri Barton/783-9123 or Samantha French/783-4601

DISPLAY ADVERTISING RATES:

Business Card	4½"W x 2"H	\$35.00/issue
1/8 Page	4½"W x 3"H — or — 2¾"W x 6"H	\$50.00/issue
1/4 Page	9¾"W x 3"H — or — 4½"W x 6"H	\$65.00/issue
1/2 Page	9¾"W x 6"H — or — 4½"W x 11¾"H	\$115.00/issue
Full Page	9¾"W x 11¾"H	\$230.00/issue

Purchase an advertising contract for the entire year and SAVE 10%!

CLIP AND SAVE FOR FUTURE REFERENCE!

The Loudon Ledger

is published monthly by the Loudon Communications Council,
PO Box 7871, Loudon, NH 03307.

Council Members: *Ray Cummings, Kris Tripp, Dottie Mulkhey, Mary Ann Steele, and Amanda Masse.*

Editorial Submissions may be mailed to PO Box 7871, Loudon, NH 03307 or sent via email to: debbie@debbiekgraphics.com

All editorial submissions are approved by the Council before publication.

Advertising: Terri Barton — 783-9123 / countrycomb@msn.com
Samantha French — 783-4601 / harvestmooner@aol.com

Where to Worship in Loudon

Loudon Congregational Church

Rev. David D. Randlett, III
7018 Church Street, PO Box 7034
Loudon, NH 03307 • 783-9478

Sunday Worship: 9:30 a.m.

Sunday School: 11:00 a.m.

Sunday Evenings: 5:30 p.m.

Wed. Women's Group: 7:00 p.m.

Wed. Young Men's Group: 7:00 p.m.



Faith Community Baptist Church

334 North Village Road
Loudon, NH 03307 • 783-4522

Summer Worship: 9:30 a.m.

Winter:

Sunday School: 9:00 a.m.

Worship: 10:30 a.m.

Youth Group Sunday: 6:30 p.m.

Sept.-June Friends Program: 3rd-5th grade students. Wed. 6:30 p.m.



First Church of the Nazarene

33 Staniels Rd, Loudon NH 03307
Ph: 603-224-1311

phyllish@nazarenefirstchurch.org
www.nazarenefirstchurch.org

Sundays:

Sunday School, All Ages: 9:15 a.m.

Worship: 10:30 a.m. Childcare provided for Infants and Toddlers. Kinder-Church (Preschoolers and Kindergarteners).

Children's Church (Grades 1-6)

First Sunday of each month is monthly

Family Dinner: 12:00 p.m.

Evening Service: 6:00 p.m.

Wednesdays:

Youth Group w/Youth Pastor: 6:30 p.m.

Doug Milne (224-1311 x12)

Study of the Book of Mark: 7:00 p.m.

Men's Bible Study: 7:00 p.m.

Thursdays:

DIVORCECARE: 7:00 p.m.

Marie Ross (783-4480)

Other:

Once a month will also have events for men, women, adults, and seniors (50+) called OASIS.

Please call the church office for details: 224-1311.



SonLight Christian Fellowship

Pastor Thomas Friedrich

Currently meeting at the Loudon American Legion Hall, So. Village Rd.

Mailing address:

55 Wiggins Road

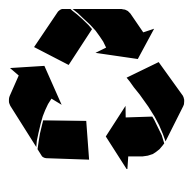
Loudon, NH 03307 • 798-4339

pastor@sonlightchristian.org

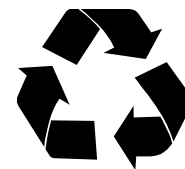
Sunday Worship: 10:30 a.m.



To have your Church's information added to this column, please email your information to debbie@debbiegraphics.com



RECYCLING IN LOUDON



Recycling Aluminum

Aluminum has a high market value which provides us with great incentive to recycle. In 2004 Loudon recycled 3.91 tons, earning the town \$4,206.00.

Recycling aluminum also saves a lot of energy. Making aluminum cans from recycled cans uses 95% less energy than using virgin ore.

The reason recycling aluminum saves so much money and energy is due to how aluminum is found in nature. Aluminum is only found in combinations with other elements, usually oxygen forming an extremely hard material known as alumina. To separate the aluminum, the alumina must be brought to a reduction plant or smelter. The alumina is put into large pots and heated. Then a powerful electric current is run through the liquid to separate the aluminum from the oxygen. This process requires a huge amount of energy, making recycling aluminum cans an easy way to save energy while earning the town money.

There have been some questions as to what kinds of aluminum Loudon recycles. At this time, the Loudon Recycling Program is only able to accept aluminum beverage cans. Foil and aluminum trays are not recyclable due to food contamination. If you have difficulty distinguishing if a can is aluminum, a simple test is to squeeze it in your hand. If you can easily bend the can out of shape, it is aluminum.

Start the circle and recycle your aluminum today. Cans only need to be rinsed and brought to the recycling area at the transfer station. Recycle your aluminum cans today and they will be back at the grocery store in about 60 days. ■

Loudon Recycles Cell Phones

It's time to get rid of those old cell phones that are hiding in your drawers and closets! The Town of Loudon urges all residents to gather their retired cell phones and bring them in for recycling. A collection carton is located in the transfer station office and will be open during normal operating hours.

A typical cell phone contains a number of heavy metals and toxic chemicals, so proper disposal of phones is essential. Cell phones should never be deposited in household waste. Only responsible recycling will assure that discarded cell phones do not harm people or the environment by ending up in landfills here or abroad.

To participate in the Cell Phone Recycling Program, simply drop off your retired cell phones and related equipment such as batteries, chargers and headsets. Collected equipment is then shipped to a recycling company that maintains the highest environmental standards.

Approximately half of all collected cell phones are refurbished, repaired and re-sold overseas. The phones beyond salvage are stripped of working parts, the metals are reclaimed and the remaining components are recycled responsibly.

Take the time today to do your part; check your nooks and crannies for cell phones no longer in use. Then do the smart thing; recycle your retired cell phones and associated equipment before it becomes a problem for all of us! ■

PUT A SOCK IN IT!!!

Please help the Loudon Girl Scouts "Put a sock in it!!!"

The Girl Scouts are collecting new and gently worn socks for a local homeless shelter and they want your help!! The collection begins on Monday, January 30th and goes until Friday, February 17th. You can make your donations at the Maxfield Public Library and at Loudon Elementary School in the special "Put a sock in it" bins! They are also collecting sample size health care items, such as deodorant, toothpaste and soap at the same time, which you can also leave in the bins.

Please help the Girl Scouts with their community service project.

Any questions please contact Michele Drago @ 783-4685 or Samantha French @ 783-4601. ■



Loudon Young at Heart

For folks over 55 on the outside and Young at Heart on the inside!

Loudon Young at Heart

Our January 10th meeting had 33 members present. Among the missing were all those people who went south. However, we had a very enjoyable meeting with our "show and tell" program. As usual, we had quite a variety of subjects, and all were interesting. We had a collection of t-shirts, and an original hotel register from the McLellan house, a Loudon establishment very popular in the 1890s. We also had a collection of beautiful perfume bottles collected over the years. We had an interesting story about a severe thunderstorm with twists and turns, and a collection of old toys manufactured around the time of the Civil War. We enjoyed all the presentations.

Door prizes of Eggshell gift certificates were won by Lucille Colby, and Charlene Morin.

Bob Ordway gave us an update on the acquisition of land for the affordable senior housing project, and it looks good to go. Some changes are in the process as to the position of the building, etc.

Remember our meeting dates: the second Tuesday of each month at 10:00 a.m. in the Community Building. Join us! ■

Next Deadline:

Friday,

February 17, 2006

for the

March 2006 issue of

"The Loudon Ledger"

A LOOK AT LOUDON HISTORY

By Amanda Masse



"Mystery Photo" from December, 2005.

Update on December's Mystery Photo

Here is an update on the mystery photo from December. The mystery photo for December was a granite foundation that is located on Batchelder Road. This home was once known as the "Sam True" house and is pictured above. The house was purchased by Joseph "Bill" and Bertha (Marston) Mulkhey in 1923. At the time of purchase the house was as it is shown in the photo labeled "Our Sam True House — before." Bill then fixed up the house and it was as is shown in the after picture. Bill worked as a foundryman in Concord and the couple had five children all who remained in Loudon. Thank you to Randy Cummings for helping with these great details!

January 2006 Mystery Photo

The mystery photo for January is the home located at 7449 School Street. The Rattee's purchased the home from the Wells Family 25 years ago. This photo was actually taken before Guy Wells bought the place, which they called "The Farm." The Wells' used to take in boarders and herded cattle through the front yard to Kearsarge Mountain in the spring and then back again in the fall. One of the barns on the

property was a milking barn. After Guy Wells passed away, the property was sold to the Rattee's. The large barn that is shown in the picture still stands, but not in the same location! It is now located on 60 Bumfagon Road! It was moved piece by piece years ago and reassembled by Steve Fifield — the same person doing the renovations to the Town Hall/Freewill Baptist Church.

Thanks to Deb Rattee for providing us with the photos and to the Wells family for sharing their details. Shirley Preston, Diane Jefferson, Donald Ashland, Paula Wells and Steve Babonis all

answered correctly. Thank you to all those who responded and shared your details.

I don't have a new mystery for this month! I need to hear from you if you have photographs that would be of interest to others in town. It doesn't have to be a home, it could be any structure or item that has a great story to go with it. If you feel that your area of Loudon has not been represented in this section, dig up some photos and give me a call at 783-0227 or contact me by e-mail at jaelmasse@comcast.net. ■

The Rattee House as it appears now.



Last month's "Mystery Photo"





MCCA – Let's Get Rowdy!

By Kris Tripp

I am thrilled to say that the girls cheering for MCCA this year are having a blast! I have received so many positive comments about having them at the games!

The Kindergarten spirit squad, sponsored by **MB Signs** will be cheering at their first game on February 4th for Jakes Trucking. The game will take place at the Boscawen Elementary School at 1:45. The girls have been working very hard on their routines and they are ready to put on a show! Bridget Paquette, Christine Darling, and Michele Dougherty coach this wonderful group of young ladies. We look forward to seeing parents and friends at the game.

The 1st grade spirit squad sponsored by **Mulleavey Electric** will continue to cheer at the Boscawen Elementary school for the **Mulleavey Electric** third/fourth basketball team. They had their first game on January 14th and they were truly fabulous!

Our Second grade squad and Third/ Fourth grade squad sponsored by **ANB Fire** will participate in our first competition this year in Concord at the Capital City Tournament. The Capital City Tournament will take place on Sunday, February 5th at the Concord High School. Hundreds of spectators will watch our girls perform!

The fifth and sixth grade spirit squad is cheering for the boy's fifth/sixth Rivco basketball team. These girls have been working hard on stunts and look fantastic! The 7th/8th grade spirit squad is also working hard to perfect their competition routine.

If you have questions about the cheerleading program or would like to volunteer in Loudon, please contact Kris Tripp: 783-0448 or E-mail: tripp.kris@comcast.net. ■

Top photo: ANB Fire Squad under the basket.

Bottom photo: Mulleavey Electric Squad — fine looking athletes.



Join us and put some "Spring" in your step!

The Loudon Recreation Department is sponsoring a trip to the New England Flower Show on Saturday March 11. The bus will leave the Recreation Field parking lot at 9:00 am and return at approximately 7:00 pm. The price of the trip includes round trip bus and admission to the flower show.

Prices:

Loudon Resident Adult	\$40
Loudon Resident Child	\$35
Non Resident	\$47

To reserve your tickets please contact Alicia Grimaldi, 435-5193 or Becky Osgood, 798-3361. Reservations will be taken until February 25th, if tickets are still available at that point, the trip will be opened to non-residents.



STEW

KRIS

MERRIE

Von Jorro - Warrendale Petcare Center

- Prof. Pet Grmg
- Dog Daycare
- Boarding
- Training

ABKA Member

30+ YEARS OF EXPERIENCE, 98 COUNTRY ACRES

44 Coaster Road
Loudon, NH 03307

Tel: (603) 783-0011
VJWnd@earthlink.net

A Corner Barber Shop

at Fox Pond Plaza

Jim Bond
Proprietor

Hours:
Wed. & Fri. 7:30 a.m.–5:30 p.m. 58 Route 129
Sat. 7:30 a.m.–1:00 p.m. Loudon, NH 03307
Wheelchair Accessible • Air Conditioned **798-4084**

The Town of Loudon

Urges You to Do Your Part for Earth Day '06
Compost Your Yard and Food Waste!



ONLY \$35
RETAIL VALUE
UP TO \$80



NO. 1 SELLING BACKYARD COMPOST BIN!

- Converts grass, leaves and table scraps into an abundant supply of rich garden soil.
- Large 80 gallon capacity
- Easy, snap together assembly
- 10 year warranty
- Made of recycled plastic
- Assembled dimensions - 33"x35"



FREE 31 Page
Booklet with Each
Bin Purchased!

Pick Up Your Ordered Items At:

During the Week of May 8th
Exact Location to be Determined



ONLY \$10



KITCHEN SCRAP PAIL New for 2006!

- Attractive & easy to use
- Hinged lid snaps securely to pail
- White and beige color
- 2 gallon capacity
- Pail width easily accommodates the shape of plates for "mess free" scraping!

For Further Information Call:

Alex Colflesh @ 783-8028

Return this Coupon Before: March 20, 2006 • All Sales Final

HERE'S HOW TO GET STARTED!

1. Clip & Fill out this Order Form.
2. Mail it in with your check or money order.
3. Pick up your ordered items at:
During the Week of May 8th
Exact Location to be Determined

Item	Qty	Price	Subtotals
Compost Bin		@ \$35 EACH	
Kitchen Pail		@ \$10 EACH	
TOTAL			

Name: _____ Phone: _____

Address: _____

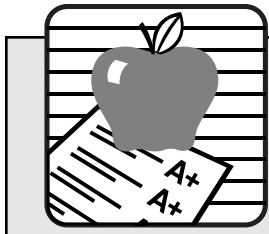
City: _____ State: _____ Zip: _____

Make checks payable to: **Town of Loudon**

Mail to: Compost Bin Sale, c/o Alex Colflesh
252 Old Shaker Road, Loudon, NH 03307



ORDER FORM



Loudon Elementary School News

Kindergarten Registration

Kindergarten Registration will be held in April at the Loudon Elementary School. To be eligible, your child must be 5 years old on or before September 30th, 2006. For more information call Mrs. Muzzey at 783-4400.

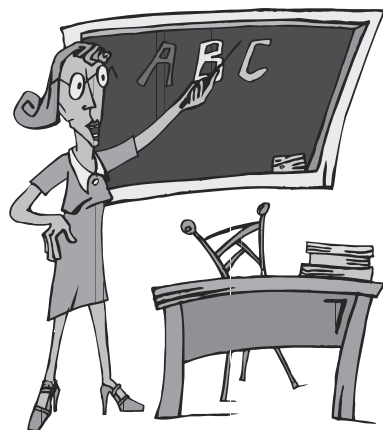
Important Dates

February 2	PTA meeting and Groundhog Day
February 3	Report cards issued
February 8	100th day (pending any snow days)
February 14	Valentines Day
February 16	4th Grade field trip!
February 24	Midterm marks close
Feb 27th–March 3rd:	<i>No School — Winter Break</i>

Merrimack Middle and High School Calendar

February 6	School Board Meeting: MVMS
February 10	Winter Carnival Dance
February 22	PTO Meeting Library @ 6:00
	3rd quarter progress reports

To have your Loudon school event listed in future editions of the *Loudon Ledger*, please contact the Loudon Communications Council at the following e-mail address: Debbie@debbiekgraphics.com or call Kris Tripp at: 783-0448. We look forward to hearing about your event or activity!



LES Preschool Night

Who are the first and most important teachers in a child's life? Parents, of course! Schools recognize and appreciate all the work that goes into preparing young children to be ready for school.

Loudon Elementary School would like to create a partnership between the school and home during a child's preschool years. This partnership is to help parents become knowledgeable about important early reading skills for young children. When parents understand the intellectual, emotional, social and physical development of preschool children, their children will be better prepared to be successful in school.

Research shows that the more parents are involved in their children's learning, the higher a child's academic achievement. Children from homes where parents read with children and encourage activities that relate to math and reading have better skills when they enter school. There are many different ways for parents to be involved in activities that encourage learning and healthy development.

With all the demands of work and family, it is difficult to find time to focus on the learning needs of a preschooler. Loudon Elementary School is committed to building a stronger relationship with families in the community and supporting them in the effort of developing bright, creative children. Beginning in February, 2006 LES will begin their "First Teachers" series for parents of pre-schoolers.

February 16, 2006 between 6:00 PM and 7:30 PM, Loudon Elementary School will hold a pre-school night. SUPPER will be provided! Families can enjoy their evening meal as well as a variety of short informational sessions about important learning activities for young children. If you plan on attending, please call the school at 783-4400 and let Mrs. Muzzey know you will be attending. ■

DEADLINE FOR THE MARCH 2006

**LOUDON LEDGER: FRIDAY,
FEBRUARY 17, 2006.**

**NEXT MEETING OF THE COMMUNICATIONS
COUNCIL: MONDAY, FEBRUARY 20 AT 6:30
P.M. AT THE COMMUNITY BUILDING.**

SECOND BUDGET AND WARRANT ARTICLES HEARING:

**FEBRUARY 9 AT 7 P.M. — THE COMMUNITY
BUILDING.**

**This is your last opportunity to ask questions
before Town Meeting.**

Town Meeting 2006:

**Vote: Tuesday, March 14 8:00 a.m.–7:00 p.m.
FIRE STATION 2, CLOUGH HILL ROAD**

**Town Meeting: Saturday, March 18, 9:00 a.m.
SAFETY BUILDING, LOUDON VILLAGE**



Winter Carnival Feb. 11th, 1–4 p.m.

**Come join us for a fun
afternoon at the Rec Field
in the Village!**

All events are weather permitting, think snow!

* Snow Sculpture Contest

Arrive at 9 am to begin constructing your sculpture. All sculptures must be completed by 12:30 pm. Judging will begin at 12:30 pm. Winners will be announced at 2:00pm.

1st Place: \$50 2nd Place: \$25 3rd Place: \$10

* Human Dog Sled Race

Teams of 4, two in sled and two pulling the sled, will race down the course and back to the starting line. Rules available the day of the event. There will be a prize awarded for this event.

* Snow Angel Decorating

Come and make a snow angel and then decorate it! This event is for ages 6 and under.

* Snow Soccer

Put a team of 4 or less together and come put your soccer skills to the test, it's a whole new game in the SNOW!

* Tug of War

Compete in this classic event for bragging rights!

* Snow Ball Toss

Try to get the snow ball in the ring. This event for ages 6 and under.

* Face Painting, Popcorn, and Hot Cocoa

Will be available in the entry way of Charlies Barn.

Girl Scout and Brownie News

Girl Scouts of Loudon are Challenged to "Be Brilliant!"

By Michelle Drago

Our 3rd Annual town wide Girl Scout Cookie Kick-off was held on Friday, January 6th at the Baptist Church on Village Road. We had a great turn out, with 55 girls, 17 adults, and 4 former Cadette volunteers, totaling 76 participants! This years' cookie theme is "Be Brilliant" and is related to science, experimenting, and creating. As such, the activities of the evening included delicious thin mint and vanilla ice cream shakes made by Junior Troop 2641, intriguing "feely bags" by Daisy Troop 955, a fun balloon experiment and disappearing ink experiment by Junior Troop 361, coloring "cookie catchers" by Brownie Troop 300, experimenting with coffee filters, markers and water by Brownie Troop 2651, and making "It's cookie time" magnets (or pins) by Brownie Troop 45. Our closing ceremony consisted of separating all Juniors and Daisies from all Brownies

and singing "Make New Friends" as a round.

The Loudon Girl Scouts would like to extend a HUGE thank you to Rodney and Vicky Phillips and Barbara Parent for coordinating the perfect place to hold our event. We would also like to thank our troop cookie managers - Fran Brown, Lisa Radcliffe, Linda Elkins, Michele Paquette, and Annette Blake, as well as Sara Gilbert, Christina Parent, Katie Kowalski, and Jennifer Wayman for volunteering to help out with the experiments at the kick-off.

The Cookie sale will end on February 10, but you may still place orders via Michelle Drago. Cookies will be delivered later this year, around March 11th, due to February vacation being later. Booth sales will be held in Loudon in March and April for your shopping convenience.



Thinking Day

On February 22nd, Girl Scouts and Girl Guides around the world will celebrate Thinking Day. The Girl Scouts of the United States of America (GSUSA) are a part of a worldwide family of girls and adults in 140 countries, and Thinking Day is a time when girls from all different countries remember each other, send messages of friendship and goodwill to each other (via postcards), and celebrate each other. Thinking Day events often include international themes, such as the local celebrations in Henniker and Nashua. Southern New Hampshire Girl Scouts will come together and "tour" the "world" of Girl Scouting by "traveling" to different booths representing different countries, sampling their food, and "shopping." Some Loudon troops will attend one of these Thinking Day celebrations, and Junior Troop 2641 is representing France in Henniker.

TROOP UPDATES

Girl Scout Brownie Troop #300

Amanda Masse & Michele Paquette

The girls of Loudon Girl Scout Brownie Troop #300 have started the New Year off with great excitement! Our troop participated in the Loudon Cookie Kick-off rally leading the making of "cookie catchers" (similar to cootie catchers only with a cookie theme). The girls enjoyed seeing other girls from Loudon Girl Scout troops and looked up to those who have been in scouting for years. We had many laughs and had tons of fun cheering each other on at our Glow Bowling pizza party. We are looking forward to attending the World Thinking Day event in early February where we will learn about Girl Scouting and Girl Guides from all around the world. We have finished our Science Wonders Try-it and are finishing up the requirements for the Cookies Count and Making Music Try-its. The girls have made goals and discussed some possible community service projects that they would like to accomplish with the troop proceeds from the Girl Scout Cookie sales. In the coming months we will be working on the Eat Right Stay Healthy, Playing Around the World and Space Explorer Try-its. We are also planning a trip to the Christa McAuliffe Planetarium in Concord. The girls of Brownie Troop#300 are just having fun together.

Girl Scout Junior Troop #361

Samantha French & Barbara Parent

The girls in Junior Troop 361 are working on their cookie badge (The Cookie Connection) and the World Neighbors Badge to go along with World Thinking Day. They are planning a swimming trip to Steele Hill Resort and are also in the process of collecting information regarding a huge community service project. More details will be forthcoming. On January 31st, they will be doing a scrap booking craft as a surprise for the parents. ■

BOATING EDUCATION CLASS SCHEDULE

The NH Bureau of Marine Patrol recently scheduled additional boating safety courses for the upcoming months. There is a \$10.00 non-refundable fee per person for the class and because of the limited seating available, Pre-registration is required. Seating is still available in the following courses:

ONE FULL-DAY SESSION (Saturday)

FEBRUARY

02/11/06	9:00 AM-4:30 PM	Moultonborough Safety Bldg., Moultonborough
02/11/06	9:00 AM-4:30 PM	Ossipee Town Hall Bldg., Ossipee
02/18/06	9:00 AM-4:30 PM	Windham Fire Department, Windham
02/25/06	9:00 AM-4:30 PM	Dept. of Safety, 33 Hazen Dr., Concord
02/25/06	9:00 AM-4:30 PM	Plaistow Library, Plaistow

TWO-DAY SESSIONS (weeknights)

FEBRUARY

02/13/06 and 02/15/06	6:00 PM-9:30 PM	Exeter Library, Exeter
02/21/06 and 02/23/06	6:00 PM-9:30 PM	Bedford Police Department, Bedford
02/21/06 and 02/23/06	6:00 PM-9:30 PM	Derry Running Brook Middle School, Derry

Loudon Wildlife

By Kris Tripp

A favorite winter bird that I see at my feeder all year round is the Black-capped chickadee. As a child, I remember listening to the sweet little bird and the unmistakable sound of their “fee-be-ee” song. The Black-capped chickadee does not migrate south for the winter; it stays here to be our friend during the cold winter months and remind us that spring is right around the corner. They pair up in the summer and spring but in the winter they form little flocks of 5–10 birds and will chase away any intruders that come into their territory including any other chickadees!

If you are like me and have a feeder in your yard, then you and the cats watch the chickadee make what seems like a hundred trips back and forth from the feeder to the edge of the forest. The Chickadee is not greedy — it is actually hiding a lot of those seeds under bark and lichen. This little bird can remember thousands of hiding places! During the spring and summer months, the Black-capped chickadee hops from branch to branch and eats insects (especially small caterpillars), and spiders. They also enjoy snails, slugs, centipedes, and some berries. If you have a feeder full of seeds, the Chickadee will most likely be your very best customer! **Remember — if you start feeding during the winter months, please don't stop as the birds are depending on you!**

The Black-capped chickadee can be recognized by its black cap and bib with white cheeks. Unlike many other birds, both the male and female look alike. They have white edging on their upper wings and a rather long tail for their fat little bodies!

In the United States, Chickadee's are found in the Northern two-thirds of the country. You will find this bird in deciduous (oak, maple and birch trees) and mixed deciduous/coniferous (pine and hemlock) woodlands. You might also find them in open woods and parks, willow thickets, and cottonwood groves or even in old fields and suburban areas. They are most numerous at the forest edges.

The NH Audubon Society has the following advice for people that like to bird watch:



Birders must always act in ways that do not endanger the welfare of birds.

- This includes keeping your distance from birds when you observe and photograph them. You should never approach a bird so closely as to flush or disturb it.

Birders must always act in ways that do not harm the natural environment.

- This means staying on existing trails and not trampling hay field, crops, or fragile habitat.

Birders must always respect the law and the rights of others.

- Respect private property and never trespass on posted property. Always obtain permission from the landowner before entering private lands. If property is fenced off or gated, then it is safest to assume that the landowner does not want intruders. Never assume that it is acceptable to enter private lands.
- Always be careful about where and how you park your car. Never park on someone's lawn or in anyone's driveway. Never block a gate, woods road, path, or other access.
- Lack of proper respect for the rights and privacy of others is what causes the biggest problems in our area. Please consider all of your actions carefully. Will they promote good will between birders and landowners?

For more information about the Black-capped chickadee, visit these fantastic websites:

- www.nhptv.org/natureworks/blackcappedchickadee.htm
- www.nhaudubon.org
- <http://www.birds.cornell.edu/programs/AllAboutBirds/BirdGuide/Black-cappedChickadee.html>

If you are interested in learning more about New Hampshire birds, the NH Audubon Society is a great NH resource. For more information, visit their website at: www.nhaudubon.org. The center is located on Silk Road in Concord and has the following programs for pre-school children in February:

- **2/2/06: The Tails of Peter Rabbit** — Learn more about rabbits in NH

- **2/9/06: Nature's Valentines** — Animals many ways of sending Valentines

- **2/16/06: Trick, Track, Toe: Footprints in the snow** — Study tracks in the snow and learn who made them.

They also have a family program scheduled for **2/4/06: Winter tracking and Snowshoeing** — Snowshoe and watch an indoor slide show about tracking winter animals.

Facts for this article were obtained from the Cornell Lab of Ornithology, the NH Audubon Society, and New Hampshire Public Television website listed above.

Do you have a picture you would like us to publish of an animal you have seen in Loudon? We would love to hear from you! Please send ideas or pictures to the Loudon Communications Council, POB 7871, Loudon, NH 03307 or e-mail Kris Tripp: tripp.kris@comcast.net. ■

Winter and Inclement Weather Policy

By Debbie Kardaseski

The Town of Loudon recently adopted a “Winter and Inclement Weather Policy and Priorities.” This detailed policy is too lengthy to publish in its entirety. For a full copy, ask at the Town Office. Printed here is a synopsis of the policy, with extracts from the actual document.

The purpose of the policy is to clarify the highway department and town's priorities during inclement weather. “The town seeks to provide timely, efficient, and cost-effective winter maintenance, snow removal, and ice control on the Town's public highways, bridges and sidewalks...” Different storms will require a different response. It is not a reasonable expectation that all roads will be completely clear during a storm. Plow routes in town typically take 4-1/2 hours to complete and a lot of snow can fall during that time. The Town has decided it will start plowing once 3" of snow has fallen — although that may change, depending on the storm and forecast. Sand and salt will be applied when it is deemed to be most effective. Many people are unaware that salt really doesn't amount to much if the temperature is below 25 degrees and that's why the highway crew will often wait to salt the roads.

Like all policies, there are times when circumstances will intervene. Equipment breaks down, snow comes down at the rate of more than 1" per hour, freezing rain falls, traffic gets in the way, drivers get sick, there are emergencies that block roadways, and many other events occur beyond the control of the town. During those times, the highway department will do the best it can to maintain clear roadways.

The town is divided into five major plow/treatment routes, which may be altered from time to time for more efficient snow removal. School bus routes will always be a priority on school days, followed by public parking areas, such as those at the town office. If the Transfer Station is open during a storm, it will be plowed as part of a regular route; otherwise, it will be plowed when time allows.

Class VI roads, private roads, driveways, and sidewalks are not maintained by the town. The town is not responsible for damage to mailboxes, fences or any other items, including autos, that are in the 50' right-of-way.

No snow should be plowed, shoveled or blown into the town streets or across roadways by folks cleaning out their driveways or private roads. This can create a hazardous condition and must be cleaned up immediately.

Please keep in mind that our highway crew has 85 miles of roads to keep clear during inclement weather. Unless you need to be on the road STAY HOME! This is not the time to see how your new snow tires work or how fast you can go in four-wheel drive. Keep in mind that you may move forward with no problems, especially in four-wheel drive, but stopping *will* be a problem! Don't assume that nothing will jump out in front of you! Be safe and thank your highway crew for a job well done. ■

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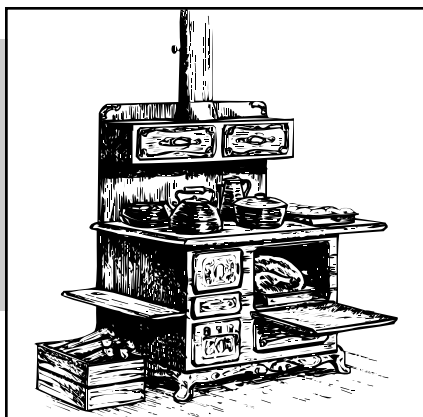
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What's Cookin'! Recipes from Loudon kitchens...

This month: Chocolate Recipes

Valentine's Day is February 14 and that usually means roses and/or chocolate. Homemade gifts are always more special than purchased gifts because of the extra love that is added. Featured here are some wonderful chocolate delights to "wow" your Valentine with!

NEXT MONTH: March in New England usually signals the beginning of maple season. Next month, we'll feature our annual Maple Producers Page. We're asking you to send us your best recipes using delicious Loudon maple syrup. You may email your recipes directly to the *Ledger*: debbie@debbiekgraphics.com, or mail them to PO Box 7871, Loudon, NH 03307. We look forward to hearing from all of Loudon's great cooks.

DARK CHOCOLATE RASPBERRY FONDUE — Amanda Masse

- 2/3 cup heavy whipping cream
- 1/3 cup seedless raspberry preserves
- 1 tablespoon honey
- 1 bag (12 ounces) semisweet chocolate chunks

Assorted dippers: fresh fruit pieces (strawberries, apples, pears, and bananas), pretzels, shortbread cookies, pound cake, or angel cake cubes

Mix whipping cream, raspberry preserves and honey in fondue pot or 2-quart saucepan. Heat over warm/simmer setting or medium low heat, stirring occasionally; just until bubbles rise to surface (do not boil).

Add chocolate, stir with wire whisk until melted. Keep warm over warm/simmer setting. Serve with dippers — enjoy!

DOUBLE CHOCOLATE MINI KISSES COOKIES — Amanda Masse

- 1 cup butter softened
- 1-1/2 cups sugar
- 2 eggs
- 2 teaspoons vanilla extract
- 2 cups flour
- 2/3 cup cocoa
- 1/2 teaspoon baking soda
- 1/2 teaspoon salt
- 1-1/2 cups mini kisses semi-sweet chocolates

Heat oven to 350 degrees. Beat butter, sugar, eggs and vanilla in large bowl until light and fluffy. Stir together flour, cocoa, baking soda and salt; add to butter mixture, beating until well blended. Stir in mini kisses. Drop by tablespoonfuls onto ungreased cookie sheet.

Bake 8 to 10 minutes or just until set. Cool slightly; press a few kisses into the top of each cookie. Remove cookies from cookie sheet to wire rack and cool completely.

SWEETHEART CHOCOLATE MOUSSE — Amanda Masse

- 1 envelope unflavored gelatin
- 2 tablespoons cold water
- 1/2 cup boiling water
- 1 cup sugar
- 1/2 cup cocoa
- 2 cups cold whipping cream
- 2 teaspoons vanilla extract
- Fresh raspberries or strawberries

Sprinkle gelatin over cold water in small bowl; let stand 2 minutes to soften. Add boiling water; stir until gelatin is completely dissolved and mixture is clear. Cool slightly.

Mix sugar and cocoa in large bowl; add whipping cream and vanilla. Beat on medium speed, scraping bottom of bowl occasionally, until mixture is stiff. Pour in gelatin mixture; beat until well blended.

Spoon into dessert dishes and refrigerate at least 30 minutes. Top with fresh fruit before serving.

Chocolate Pizza — Debbie Kardaseski

Step 1. Melt 28 ounces (about 5 cups) chocolate candy coating with 3 tablespoons solid vegetable shortening in the top of a double boiler or in a bowl that fits snugly over a saucepan. The water in the bottom pan should be hot, but not boiling. Stir the mixture frequently with a wooden or plastic spoon until melted. Spread in 12-inch round foil pan.

Step 2. Arrange about 2 cups toppings such as candied red and green cherry halves, pecan halves and coconut over pizza, pressing as needed. Drizzle with White Chocolate Glaze or Vanilla Glaze (see below). Refrigerate for 20 to 30 minutes or until firm.

Step 3. Wrap tightly in plastic wrap. Overwrap with foil to retain freshness. Store in a cool place.

White Chocolate Glaze

Melt 2 ounces cut-up white chocolate or white candy coating with 1/2 teaspoon solid vegetable shortening in the top of a double boiler or in a bowl that fits snugly over a saucepan. The water in the bottom pan should be hot, but not boiling. Stir the mixture frequently with a wooden or plastic spoon until melted. If mixture is too thick to drizzle, add an additional 1/4 teaspoon solid vegetable shortening.

Vanilla Glaze

In a small bowl, stir 1/3 cup powdered sugar, 2 teaspoons water, 1/2 teaspoon solid vegetable shortening and 1 drop vanilla extract until blended. Stir in a tiny drop of yellow food color if desired. (Dip a wooden pick into food color, then dip into glaze.) ■



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Town Meeting — cont. from page 1

Further down page 3 of the budget is a line for “Town Offices/Comm Bldg. Repairs.” This line has been kept at \$35,000. If you recall, last year the line was increased to cover the cost of the new roof on the Community Building. The increase was left in this year to cover the cost of necessary repairs on the current Town Office. The State Fire Marshall inspected the building and had given the Town a “grace period” for repairs in the hope a new town office building would be forthcoming. Because that hasn’t happened, there are some repairs on the current building that can’t be put off any longer.

“Town Hall — Repairs” has been increased to \$6,500 from \$2,000 to cover the cost of repairs needed after the fire which may not be covered by insurance.

The “County Dispatch” line (page 4) shows a 50% increase. This is a one-time increase which will bring the Town up to date on its payments. The County runs on a calendar year; the Town runs on a fiscal year. This has caused us to always be behind by six months.

“Ambulance Wages — Standby” shows a 73.62% increase to provide additional coverage. Currently, some weekends are covered by Chichester through an agreement between Loudon and Chichester. The additional funds would staff Loudon’s ambulance on those weekends by on-call Loudon EMTs, should Chichester’s be busy on another call.

“Ambulance Wages — FF/EMTS” appears to have *dropped* 12.94% but this is a result of breaking out the overtime to a separate line, appearing as “Ambulance — OT Wages FF/EMTS.” The separation more accurately reflects the department’s budget.

The Fire Department has added a new line: “Secretary Wages PT.” This is proposed to be \$10,920.00. Chief Burr explained that having a secretary do data input and payroll would give him more time for inspections, etc.

“Protective Clothing” has increased to reflect the replacement of five sets of gear, rather than four sets, and includes the higher cost of better quality gear.

Another new line in the Fire Department budget is called “Water Supply.” \$10,000 is being asked for to improve various fire ponds and other water supplies throughout the town.

On page 6 of the budget, the “Emergency Management” budget has been increased from \$150.00 to \$750.00. Sigrid Little is the Town’s new Emergency Management director and she has requested the additional funding to cover the cost of training, etc.

The Highway Department has doubled its line item for parttime wages from \$5,000 to \$10,000. Road Agent Dave Rice wants to have more flexibility in hiring help with the extensive mowing the department is responsible for. By having part-time help handle this job, he can keep his “regular” help busy trying to catch up on maintenance and repairs.

The Landfill “Maintenance” line shows an increase to \$8,000, some of

which will be used to build a concrete wall to better organize the demolition area.

The Welfare Budget has increased in several areas to reflect rising costs of housing and heating.

The “Children’s Librarian” line shows a 107.99% increase; however, this is because the position was funded for six months last year. This year’s funding is for a full twelve months.

In addition to these specific increases, line items for gasoline/diesel, fuel oil, and paving/tar all show increases due to the ever-rising cost of oil. Many line items have remained the same or had nominal increases and some have actually decreased.

For further information or specific questions on the budget, contact the Selectmen’s Office or attend the February 9 Public Hearing at 7 p.m. in the Community Building.

Preliminary Warrant Articles

Appearing below are *preliminary* warrant articles. Wording may change, articles may be removed, and almost certainly, some articles will be added. What appears here is what was available as of January 24. *The article numbers here are for clarification only* — numbers will change before Town Meeting.

1. To see if the Town will vote to raise and appropriate the sum of \$117,660 for the purpose of purchasing and equipping a truck with sander body, plow, and wing with funds to be withdrawn from the Highway Department Capital Reserve Fund. *This article will not affect the tax rate. The Selectmen recommend this article.*

2. To see if the Town will vote to raise and appropriate the sum of \$52,000 for the purpose of purchasing a packer trailer for the Transfer Station with funds to be withdrawn from the Transfer Station Maintenance Capital Reserve Fund. *This article will not affect the tax rate. The Selectmen recommend this article.*

3. To see if the Town will vote to raise and appropriate the sum of \$300,000.00 for the purpose of reclaiming, repairing, and paving Clough Pond Road from Route 106 to Berry Road, and resurfacing Clough Pond Road from Berry Road to the Town line. And to reclaim, repair, and repave Old Shaker Road from Clough Pond Road to Shaker Road. \$130,000 to be withdrawn from the Road Improvement Capital Reserve Fund and the balance to be raised from taxes. *This article will affect the tax rate by 42 cents per \$1,000 value. The Selectmen recommend this article.*

4. To see if the Town will vote to raise and appropriate the sum of \$48,000 for the purpose of initiating a Mosquito Control Program within the Town of Loudon by treating the breeding habitat of those species of Mosquitoes known to transmit Eastern Equine Encephalitis and West Nile Virus. *This article will affect the tax rate by 12 cents per \$1,000 value. The Selectmen recommend this article.*

5. To see if the Town will vote to raise and appropriate the sum of \$18,000 to build an 18x30 foot garage for the J. O. Cate Van. Said garage will be placed on Town property located at the Transfer Station. The building will be constructed of wood, with a metal roof. *This article will affect the tax rate by 4 cents per \$1,000 value. The Selectmen recommend this article. (Majority vote required).*

6. To see if the Town will vote to raise and appropriate the sum of \$59,500 for the purpose of removing and replacing the insulation over the bay area of the Fire Department side of the Loudon Safety Building. *This article will affect the tax rate by 15 cents per \$1,000 value. The Selectmen recommend this article.*

7. To see if the Town will vote to raise and appropriate the sum of \$222,800 for the purchase of fire apparatus with funds to be withdrawn from the Fire Department Capital Reserve Fund and to appoint the Selectmen as agents to carry said purpose into effect. *This article will not affect the tax rate. The Selectmen recommend this article.*

8. To see if the Town will vote to raise and appropriate the sum of \$170,000 to repair the existing bridge abutment of the bridge on Village Road at the Soucook River Dam and to construct a new 31 foot concrete training wall from the existing bridge abutment to a point 10 feet beyond the dam and to construct 12 feet of new dam in the area of the existing breach. \$100,000 to be withdrawn from the Bridge Capital Reserve Fund and \$70,000 to be raised by taxes. *This article will affect the tax rate by 17 cents per \$1,000 value. The Selectmen recommend this article.*

Proposed Zoning Amendments

As mentioned earlier in this article, the proposed zoning amendments are extensive and complicated. Only the *question* and *reason* will be on the ballot and appear here in a different typeface. The explanation appears afterwards. For more information and background on the amendments, please contact the Planning/Zoning Office for a copy of the December 19 Workshop.

ZONING AMENDMENT 2006-1

Are you in favor of adoption of amendment 2006-1 proposed and recommended by the Planning and Zoning Boards for the Loudon Zoning Ordinance as follows: In the appendix — definitions add a definition for buildable area.

Reason: The current ordinance does not define buildable area.

If passed, we would then change the ordinance as follows:

Add:

DEFINITIONS

Buildable area: The following land and land features shall not be included in calculating minimum buildable area.

1. All wetlands as defined within these regulations, State regulations, and Federal regulations, the stricter definition shall apply;
2. Land with slopes in excess of twenty (20) percent;

3. Any land covered by any soils listed by the New Hampshire Water Supply and Pollution Control Division as Groups 5 or 6, refer to NHDES publication Subdivision and Individual Sewage Disposal System Design Rules, Chapter Env-Ws 1000, August 1999 or as amended;
4. No land subject to periodic flooding or land designated in the 100 year flood zone;
5. Land with ledge which is exposed which has a surface area of more than 100 square feet (10 x 10); and
6. Areas which are subject to an easement or right of way of the Town, County, State or Federal Government, or any third party including but not limited to access easements, ROW easements, roads (private or public), drainage easements, slope easements and any other easements which may currently exist or proposed for a selected piece of property being considered for development.

ZONING AMENDMENT 2006-2

Are you in favor of adoption of amendment 2006-2 proposed and recommended by the Planning and Zoning Boards for the Loudon Zoning Ordinance as follows: In the appendix, definitions add a definition for contiguous area.

Reason: The current ordinance does not define contiguous area.

If passed, we would then change the ordinance as follows:

Add:

DEFINITIONS

Contiguous area: As part of the determining of the minimum lot size there shall be a minimum contiguous buildable area on each lot. Contiguous area shall be defined as land whose perimeter can be circumscribed without interruption by the features described under the definition of buildable area. A contiguous area shall not be less than 50 feet in width at any point on the parcel.

ZONING AMENDMENT 2006-3

Are you in favor of adoption of amendment 2006-3 proposed and recommended by the Planning and Zoning Boards for the Loudon Zoning Ordinance as follows: Amend Section 301.2 definition of wetland to include the new definition of wetland as per RSA 674:55 and include the definition in the appendix.

Reason: The wetland definition proposed reflects the current language of New Hampshire RSA 674:55 and the current ordinance does not include a definition in the appendix.

If passed, we would then change the ordinance as follows:

Delete:

301.2 Definition of Wetlands.

Wetlands are those lands that are inundated or saturated by surface water or groundwater at a frequency and duration sufficient to support, a prevalence of vegetation typically adapted for life in saturated soil conditions, commonly known as hydrophytic vegetation. Wetlands include, but are not limited to, lands with poorly drained or very poorly drained soils and a predominance of wetland vegetation.

Add:

Town Meeting — cont. from page 11**301.2 Definition of Wetlands.**

Shall be defined as stated in RSA 674:55 as may be amended. The following is the exact language of RSA 674:55: Wherever the term “wetlands,” whether singular or plural, is used in regulations and ordinances adopted pursuant to this chapter, such term shall be given the meaning in RSA 482-A:2, X and the delineation of wetlands for purposes of such regulations and ordinances shall be as prescribed in rules adopted under RSA 482-A. Nothing in this subdivision shall be construed to limit the powers otherwise granted under this chapter for municipalities to plan land use and enact regulations based on consideration of environmental characteristics, vegetation, wildlife habit, open space, drainage, potential for flooding, and protection of natural resources, including critical or sensitive areas or resources and groundwater. In the context of such authority, municipalities may define and delineate resources or environmental characteristics, such as wet soils or areas, and shoreline or buffer areas, in a manner different from the common meaning and delineation of wetlands required herein.

DEFINITIONS

Wetland: Shall be defined as stated in RSA 674:55 as may be amended. The following is the exact language of RSA 674:55: Wherever the term “wetlands,” whether singular or plural, is used in regulations and ordinances adopted pursuant to this chapter, such term shall be given the meaning in RSA 482-A:2, X and the delineation of wetlands for purposes of such regulations and ordinances shall be as prescribed in rules adopted under RSA 482-A. Nothing in this subdivision shall be construed to limit the powers otherwise granted under this chapter for municipalities to plan land use and enact regulations based on consideration of environmental characteristics, vegetation, wildlife habit, open space, drainage, potential for flooding, and protection of natural resources, including critical or sensitive areas or resources and groundwater. In the context of such authority, municipalities may define and delineate resources or environmental characteristics, such as wet soils or areas, and shoreline or buffer areas, in a manner different from the common meaning and delineation of wetlands required herein.

ZONING AMENDMENT 2006-4

Are you in favor of adoption of amendment 2006-4 proposed and recommended by the Planning and Zoning Boards for the Loudon Zoning Ordinance as follows: To amend the Zoning Ordinance, Wetland Conservation District, to include a new Section 301.6, Buffers and Other Wetlands Criteria.

Reason: This will bring the Zoning Ordinance and Land Development Regulations into compliance with each other.

If passed, we would then change ordinance as follows:

Add:**301.6 Buffers and Other Wetlands Criteria.**

1. A 75 foot buffer shall protect all wetland areas in excess of 2,000 square feet.
2. A wetland buffer of 75 feet may also be required for wetlands less than 2,000 square feet if such wetlands are deemed to have exceptional functional

value as determined by a NH Certified Wetland Scientist.

3. A minimum 75' natural wetland buffer shall exist for any wetland that is 2000 square feet or greater in size or wetlands that are very poorly drained, hydraulically connected or a vernal pool, as well as all brooks, streams and rivers that are not protected under the Shoreland Protection Act. The natural wetland buffer setback shall begin at the edge of the jurisdictional wetland, which has been designated and flagged by a state-licensed wetland scientist, and proceed 75 feet measured horizontally. The first 25' of upland from the edge of the wetland shall be left undisturbed. Dead, diseased or fallen trees may be removed **only** if they are considered to be unsafe. The remaining 50' of buffer may be selectively cut as outlined in the Shoreland Protection Act, Chapter 483-B:5(2). No pesticides or fertilizers shall be used within the entire natural wetland buffer. The purpose of this buffer shall be to protect the quality of the water by minimizing erosion, preventing siltation and turbidity, stabilizing soil, preventing excess nutrients and chemical pollution, maintain natural water temperatures, maintain a healthy tree canopy and understory, preserving fish and wildlife habitat, and respecting the overall natural condition of the protected shoreland. If there are any questions or uncertainties concerning the boundary of the wetland, the Planning Board may request a site visit by the Planning Board and the chairperson of the Conservation Commission (or a designated representative). If deemed necessary, the Loudon Planning Board may call upon the services of an independent qualified wetlands scientist to examine said area and report findings to the Planning Board for their determination of the boundary. Qualified wetland scientist shall mean a person who is qualified in soil classification and wetlands delineation and who has been certified by the State of New Hampshire. The costs of such appeal shall be borne by the petitioner.

ZONING AMENDMENT 2006-5

Are you in favor of adoption of amendment 2006-5 proposed and recommended by the Planning and Zoning Boards for the Loudon Zoning Ordinance as follows: Amend Section 301.3 delineation of wetlands to require mapping by a NH Certified Wetland Scientist.

Reason: The current language refers to the Land Capability Plan and Soils Conditions Plans which were prepared as part of the most current Master Plan. These maps do include some information on wetland resources, but a wetland plan prepared for a specific parcel should also be required, and these plans and maps were not prepared for site specific mapping purposes.

If passed, we would then change the ordinance as follows:

Delete:**301.3 Delineation of Wetlands**

- A. Mapping:** The description of S 301.2 above is solely determinative of the boundaries of the Wetlands Conservation District. As a guide, the fol-

lowing plans, which were prepared as part of the most current Master Plan, generally delineate the location of the areas comprising the District:

- (1) Land Capability Plan.
- (2) Soil Conditions Plan.

Add:**301.3 Delineation of Wetlands.**

- A. Mapping:** Wetlands shall be determined and delineated on an individual parcel basis by a New Hampshire Certified Wetland Scientist.

ZONING AMENDMENT 2006-6

Are you in favor of adoption of amendment 2006-6 proposed and recommended by the Planning and Zoning Boards for the Loudon Zoning Ordinance as follows: Amend Section 302 Steep Slope District to change any reference to steep slopes being those of 25% grade or more to 20% grade.

Reason: Section 302.2 Description of Steep Slopes District refers to land in excess of 25% and refers to the slopes plan prepared as part of the most current Master Plan. In the Master Plan, on Map 18 the Development Constraints Map, slopes greater than 25% are shown. Based on this map, slopes in excess of 25% do not represent any significant area of the town. The terminology used in Section 302 refers to the slopes plan. Using this map solely to define areas of steep slopes seems insufficient, and should be based on actual field survey of the natural terrain of the area being considered.

If passed, we would then change the ordinance as follows:

Delete:**302.2 Description of Steep Slopes District**

The Steep Slope District includes all areas of Loudon with slopes in excess of 25 percent. The slope of the natural terrain shall be determinative of whether or not land is within the district. As a general guide, areas of slope in excess of 25% are delineated in the slopes plan prepared as part of the most current Master Plan.

Add:**302.2 Description of Steep Slopes District**

Steep slopes shall be defined as slopes in excess of twenty percent (20%) and steep slopes and other topographic features shall be determined based on an actual field survey by a licensed land surveyor in conjunction with appropriate USGS maps or other mapping resources. The methodology and resources used in defining the topographic features of the site shall be duly cited on the plan. Contour lines shall be shown with two-foot intervals. All slopes in excess of twenty percent (20%) shall be highlighted on any plan submitted for review by the Planning Board, Zoning Board of Adjustment and Conservation Commission.

Amend:**302.1 Purpose**

The purpose of the Steep Slope District is to prevent development on slopes in excess of **20 percent**. Development on such slopes causes soil erosion and stream sedimentation; unnecessary loss of vegetative ground cover and destruction of trees; on-site waste disposal problems; difficult street

construction; and expensive street maintenance.

ZONING AMENDMENT 2006-7

Are you in favor of adoption of amendment 2006-7 proposed and recommended by the Planning and Zoning Boards for the Loudon Zoning Ordinance to remove all open space language in Section 401 Open Space Development, Section 205.2 B. and 205.2 *Note with new language for open space developments.

Reason: This will bring the Zoning Ordinance and Land Development Regulations into compliance with each other. It will also better define open space regulations to reflect the intent of the ordinance.

If passed, we would then change the ordinance as follows:

Delete:**S 401 OPEN SPACE DEVELOPMENT.****401.1 Purpose.**

The purpose of the Open Space Development provisions of this Ordinance is to preserve significant natural land features and/or open spaces while providing greater land subdivision flexibility for larger parcels of land. In an Open Space Development a density no greater than one dwelling per two (2) acres must be maintained but the lot sizes and frontage may be reduced in order to permanently preserve areas within the subdivision which contain significant natural features and/or open spaces.

401.2 Criteria.

- A. Parcel Size:** Open Space Developments shall not be permitted on parcels less than ten (10) acres in area. Wetlands and slopes in excess of 25 percent may be counted to make up the minimum parcel size but may not be counted to determine the number of dwellings permitted under S 401.2 D.

- B. Dwellings:** No dwellings other than single family detached dwellings shall be permitted in Open Space Developments. (Note: Single family attached dwellings are considered multi-family dwellings under this Ordinance.)

- C. Lot Size and Frontage Reductions:** The lot area and frontage requirements set forth in S 204.4 may be reduced to not less than 30,000 square feet and 120 feet, respectively, in Open Space Development. Frontage requirements for lots having more than half their frontage on the circumference of a cul-de-sac or tear-drop are exempt from any frontage requirements of this Ordinance, and the Planning Board is hereby authorized to enact appropriate frontage requirements for such open space lots in its subdivision regulations.

- D. Number of Dwelling Units:** In Open Space Developments the total number of dwelling units shall not exceed one dwelling unit for every two (2) acres of gross land area of the tract, not including wetlands or slopes in excess of 25 percent.

- E. Minimum Preservation Acreage:** The land area reserved for preservation shall not be less than forty percent (40%) of the parcel size. It may consist of more than one piece of preserved land, but every such piece shall have minimum contiguous area

Town Meeting — cont. from page 12

of at least three (3) acres or ten percent (10%) of the parcel size, whichever is greater.

F. Preservation of Significant Natural Features/Open Spaces: The land area reserved for preservation shall be “significant” as per S 401.3, below.

401.3 Preservation of Significant Natural Features/Open Spaces.

It is the intent of this Ordinance that only significant amounts and/or types of natural features and open spaces be preserved by Open Space Development. The Ordinance is not intended to provide the benefit of smaller lot sizes and frontages to every subdivision, but, rather, only to those who can demonstrate that the types or amounts of features preserved are significant enough to warrant use of the Open Space Development provisions. This, in addition to the threshold requirements of S 401.2 above, the area(s) proposed for preservation must qualify as significant by meeting any one of the following criteria:

- A. The area(s) to be preserved must be at least ten (10) acres in size, exclusive of land within the Wetlands Conservation District; or
- B. The area preserved must abut the Wetlands Conservation District for at least 400 linear feet and have a depth running along the wetland of at least 200 feet; or
- C. The area to be preserved must be a farm tract identified as either agriculture or inactive agriculture on the 1985 Existing Land Use Map of Loudon; or
- D. At least half of the area to be preserved must consist of soils classified as either fair or poor on the Loudon Land Capability Plan; or
- E. At least half of the area(s) to be preserved must consist of slopes in excess of fifteen percent (15%); or
- F. At least two-thirds of the area to be preserved must consist of any combination of the following critical resources:
 - (1) Agriculture or inactive agriculture.
 - (2) Slopes in excess of 15%.
 - (3) Soils with poor or fair development capability.
 - (4) Land within 200 feet of wetlands.
- G. Presence of other locations or site characteristics which, subject to specific findings thereto by the Planning Board, are determined significant enough to warrant preservation in accordance with the intent of this Ordinance.

401.4 Ownership of Preserved Areas.

An Open Space Development shall provide for ownership in common of preserved areas by all of the lot owners of the subdivision in a manner that the Planning Board and town counsel determine will assure the perpetual preservation and maintenance of the areas. The Planning Board may approve other forms of ownership of preserved areas if it is in the best interest of the neighborhood and Town. All preserved areas shall be accessible to the owners of lots in the subdivision by way of streets and easements.

401.5 Open Space Development Procedures.

Open Space Development are subdivisions of land. Therefore all Open Space Developments must be approved by the Loudon Planning Board in accordance with its subdivision regulation procedures. Because of the innovative nature of Open Space Development all Open Space Development applicants shall be required to make a preliminary application and submit to a

preliminary public hearing as per the procedures of the Loudon Subdivision Regulations. This requirement will assure that each Open Space Development proposal has at least two public hearings.

205.2 AFP District-Permitted Uses.

- B. Open Space Development is subject to compliance with the requirements of S 401.*

***NOTE:** The Open Space Development provisions of S 401 of the Loudon Zoning Ordinance require that Open Space Development in the AFP District comply with the following special requirements.

- Minimum parcel size for Open Space Development is 25 acres.
- Lot size reduction allowed down to one (1) acre and 150' frontage.
- Number of permitted dwellings calculated by taking the acreage (less wetlands and steep slope acreages) and dividing by five.
- Minimum area preserved to be 65% of the parcel. Separate pieces of preserved open space must be at least 5 acres in size or 10% of parcel, whichever is less.

Add:**S 401 OPEN SPACE DEVELOPMENT.****401.1 Authority and Purpose.**

The provisions of Section 401 are adopted as an innovative land use control as authorized by RSA 674:21 (f) cluster development and (j) Environmental Characteristics zoning. For the purposes of this ordinance, the term to be used is open space residential development. Open space residential development allows for more creative and alternative patterns of land use development to accommodate single family housing options and to preserve and protect the open space from further subdivision or development of such open space. In accordance with RSA 674:21 the Planning Board should have exclusive jurisdiction over the administration of this ordinance and shall have the authority to adopt such regulations as may be necessary to implement its terms.

401.2 General Provisions and Restrictions.

- A. The open space residential development shall comply with all provisions of the Zoning Ordinance; unless specified otherwise within and shall be developed in accordance with the Subdivision Regulations of the Town of Loudon.
- B. Prior to submittal of a formal application, the applicant shall present a general concept plan to the Planning Board showing the proposed areas for the location of the housing units, locations of roads, buildable area of the parcel, existing and proposed trail network and the areas to be preserved as open space.
- C. Open space residential developments are permitted in the Rural Residential and Agricultural Forestry Preservation districts as a permitted use and are permitted in the Village District by Special Exception.

401.3 Development Standards.

- A. The minimum tract size proposed for an Open Space Residential Development shall be seventy-five (75) acres in the AFP district and 50 acres in the RR and Village District. The Planning Board reserves the right to consider smaller plots of land if through discussion it is determined there is significant areas to preserve.

B. A minimum of 66% of the parcel is to become permanently designated “open space,” of which two thirds must be farmland, forestland, or inactive farmland (wildlife habitat). No more than 25% of the total parcel can be wetlands or slopes greater than 20%. *Buildable area:* The following land and land features *shall not* be included in calculating the buildable area.

- 1) All wetlands as defined within these regulations, State regulations, and Federal regulations, the stricter definition shall apply;
- 2) Land with slopes in excess of twenty (20) percent;
- 3) Any land covered by any soils listed by the New Hampshire Water Supply and Pollution Control Division as Groups 5 or 6, refer to NHDES publication Subdivision and Individual Sewage Disposal System Design Rules, Chapter Env-Ws 1000, August 1999 or as amended;
- 4) No land subject to periodic flooding or land designated in the 100 year flood zone;
- 5) Land with ledge which is exposed which has a surface area of more than 100 square feet (10 x 10); and
- 6) Areas which are subject to an easement or right of way of the Town, County, State or Federal Government, or any third party including but not limited to access easements, ROW easements, roads (private or public), drainage easements, slope easements and any other easements which may currently exist or proposed

C. The number of units permitted shall not be more than what is allowed in the underlying zoning district in which this use is permitted. The number of housing units permitted shall be based on the buildable area of the parcel, not the total (gross) acreage of the parcel. The developer shall submit a plan showing the proposed development under conventional zoning and that under the open space provisions. Such plans shall include sufficient detail to allow the Planning Board to make an informed decision when comparing them. These details shall include but not be limited to, soil classification, topography, wetlands, floodplain and other constraining features of the site, proposed road locations, number of units, and other site attributes proposed.

- D. Each lot shall have a minimum of one acre of buildable area and meet the minimum contiguous area as defined. Contiguous area shall be defined as land whose perimeter can be circumscribed without interruption by the features describes under the definition of buildable area. A contiguous area shall not be less than 50 feet in width at any point on the parcel.
- E. The minimum road frontage on any lot shall be one hundred and twenty-five (125) feet. The width of the frontage shall extend at least 50 feet in depth into the lot.
- F. Setbacks will remain the same as per Loudon Zoning Ordinance.
- G. A vegetative buffer zone, an area with no structures, roads (except one main road into the site) or parking areas, shall be provided along the perimeter of the entire parcel with a minimum width at all points of one-hundred and fifty feet (150') along any town road, private road and State road. The perimeter buffer area shall not be

included in determining any individual lot size or be used as the setback requirement for any lot, it may however be used in calculating the overall buildable areas of parcel. Said buffer shall be maintained in its natural state.

H. Residential units may be grouped in clusters of up to 6 homes. If other housing clusters are part of the plan, said clusters shall be separated by at least two hundred and twenty-five feet (225'). The area separating the housing clusters may include vegetation in its natural state, grass, or other manicured vegetative landscaped features. No structures or accessory buildings shall be located in the areas separating the clusters. *(Note: this sentence was added considering the discussion of accessory structures at the last meeting.)*

I. Shared common driveways, serving no more than two housing units or two lots are encouraged. If a common driveway is proposed, the easement shall be shown on the plan and legal language submitted for the Planning Board to transmit to Town Counsel for review and approval.

J. Existing stone walls should be used as much as possible to define lot lines. The Planning Board may require the applicant to modify a plan design to protect these and other cultural and natural features on the site.

K. The internal road network should include a series of connecting roads. These serve to connect the community and provide alternative routes for emergency vehicles and should other hazards affect access to a particular area of town. The use of cul-de-sac, T streets and other dead-ends with one access point roadway are not encouraged.

L. All utilities shall be placed underground.

M. The Planning Board may require a parking area be incorporated near the site to accommodate the usage of the open space on the property and other open space areas connected to the property.

401.4 Common Open Space Standards

A. Common open space areas shall be located so as to protect the visual, natural and cultural values of the property including, but not limited to, protecting views, wildlife habitat areas, continuity and connectivity of natural areas for the movement and viability of animal corridors, water resources, and priority given to preserving farmland, farm fields, inactive farm lands and other characteristics of the landscape to promote the rural character of the Town of Loudon. The location of the open space component of the site should be designed whenever possible to provide connectivity to other open space land and other trail networks which exist in the Town of Loudon.

B. The common open space shall be so defined on a subdivision plan and shall be made subject to a deed restriction, conservation easement or other protective legally binding mechanism, which shall thereafter prohibit further subdivision or development of the open space. A note shall be included on the plan and in the deed stating no further subdivision or development of the open space is permitted. The private or individual backyard areas of any individual lot shall not be included in defining or

NH Sno-Shakers Annual Spaghetti Supper and Mystery Auction



Sno-Shakers Annual Spaghetti Supper and Mystery Auction raises money for Easter Seals. Alex Drago, NH Easter Seals Poster Child (center) is shown here with his mother, Michelle, and Dennis Moore, Sno-Shakers member and the auctioneer for the evening.

From Terri Barton

The NH Sno-Shakers held its spaghetti supper and mystery auction on Saturday, January 14th. Many people turned out to enjoy a nice spaghetti dinner and enjoy some great social time. The supper is held annually to raise money for the Easter Seals. Following the supper, attendees were introduced to the NH Easter Seals Poster Child, Alex Drago. Alex and his mother Michelle, spoke to the crowd about his experience at Camp Sno-Mo. He definitely

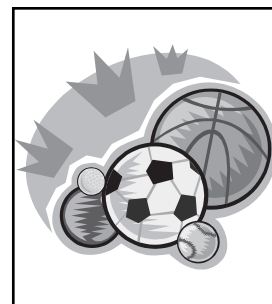
loves to snowmobile. Thank you, Alex and Michelle, for being a part of our evening.

Following Alex's presentation, Dennis Moore began the auction. Thank you to the many businesses who continue to make this fundraiser a huge success. Because of your generous donations, we were able to raise over \$3,900.

The next Sno-Shaker event will be the Poker Run and Steak Ride-In on February 12th. Visit our website at www.snoshakers.com for upcoming events, trail conditions, pictures, and links to other snow-related sites. ■

Loudon Youth Athletic Association

By Kris Tripp



New! Youth Referee Program

The LYAA is putting together a program for youth referees! The program will involve a weekend training session with indoor and outdoor activities. We hope to have the training session this spring. If you are interested in this program, please contact Colette Garside: 783-9255 or e-mail: colgarside@comcast.net.

Spring Soccer Program

Coming soon! We hope to have sign-up's within the next month or two. Please look for information either through the Loudon Elementary School or on the Loudon Communications Website: www.loudonnh.org.

Loudon Baseball

Little League Baseball is almost here! We are still looking for volunteers to participate in the program. For more information about the baseball board and volunteer efforts, please contact the L.Y.A.A. Baseball Commissioner, David Meeken: phone: 798-5266 or e-mail: dkameek@comcast.net

The L.Y.A.A. meets on the fourth Tuesday of every month at the Loudon Library. Our February meeting is scheduled for Tuesday, February 28th at 7:00. We hope to see you there! ■

It's never too late to be what you might have been.

GEORGE ELIOT, AUTHOR

Town Meeting — cont. from page 13

- calculating the open space requirements. The boundaries of the designated common open space areas shall be surveyed, monumented, blazed and painted and clearly delineate the plan.
- C. Each lot shall have reasonable access to the common open space land, but need not front directly on such land. Such reasonable access shall be a trail or pathway system accessible by foot.
- D. The developer shall transfer title or easement of the open space to the Town of Loudon, an appropriate conservation organization (after comment from the Loudon Conservation Commission), or homeowners association, following review and approval of all said legal documents by Town Counsel, with preference given to transferring a title or easement rights to the town or an appropriate conservation organization. In either case a monitoring and management fund shall be given to the Town in the amount of \$100/acre or a \$10,000.00 minimum. Final decision of ownership shall be approved by the Planning Board.
- E. The primary purpose of the open space area is to maintain the area in its nature state as much as possible. Legal restrictions to preserve the land for purposes of conservation and open space shall run with the land and shall be noted on the plan. The common open space area shall not be used for commercial uses including, but not limited to, a clubhouse, golf course, pro shop, sports field (field hockey, soccer), riding stable, commercial tree farm or other commercial type adventure.
- F. The common open space shall not be used for the construction of buildings, subsurface disposal systems, streets, driveways, setbacks or any parking

areas; except parking spaces for open space access.

- G. Every open space development shall include some trails or pedestrian network. Reasonable attempts should be made to link natural open space areas to other open space areas via existing trails and path networks, other lands held in conservation easements and provide connections to Class VI roads. Expanding the existing trails system on the site is encouraged, and the Planning Board may require the extension and connection to other existing trails abutting the parcel. The trails system should serve to promote these and other land protection mechanisms, and to promote the general recommendation included in the *Open Space Trail System Plan for the Town of Loudon*, dated July 2001.
- H. At least 75% of the common open space shall be contiguous with no portion less than fifty (50) feet in width.
- I. The common open space area may not be used as a staging area for construction vehicles and equipment during the construction phase of the project.
- J. A community water system or private well may be used. The protective well radius of the well(s) may extend into the common open space, provided the common lands are left in a natural state, and Town Counsel is asked to provide a written response to any potential concerns or issues, and such necessary legal documentation developed to protect the owners of the common land.
- K. Individual septic systems are preferred over a community septic system. No part of any community or individual septic system may be located on the common open space land however a separate parcel may be created as part of the subdivision

solely for locating a community septic system. If a community septic system is proposed, the reasons shall be clearly stated in the application. The application should include details regarding the location of said system, elements of the overall design, maintenance and operational agreements and other documentation. All maintenance and operational agreements are subject to review and approval by Town Counsel at the applicant's expense.

ZONING AMENDMENT 2006-8

Are you in favor of adoption of amendment 2006-8 proposed and recommended by the Planning and Zoning Boards for the Loudon Zoning Ordinance as follows: Amend section 208.4 Driveways to include a section for new driveway standards.

Reason: This will regulate three issues with driveways. First, emergency 911 services will only number up to two houses sharing one driveway. Second, this will prevent driveways from draining onto Town roads and creating dangerous conditions and finally this will provide adequate width for emergency vehicles to access driveways.

If passed, we would then change the ordinance as follows:

Add:

208.4 Driveways.

C. Standards: A residential driveway shall serve two or fewer lots or housing units. Each housing unit of a condominium type of development shall be treated as a separate unit for the purposes of this definition. In addition the following shall be used in

defining a new driveway and standards for a driveway.

1. Be pitched a minimum of -2% away from the road for a distance of twelve feet and paved, so not to create unsafe conditions such as the creation of puddles of water, formation of ice patches and create additional drainage onto the road network.
2. The width of the driveway shall be dictated by the existing and proposed uses, with proper consideration given to providing adequate turning radius for emergency vehicles and the type of vehicles which typically frequent the site, no residential driveway shall be no less than ten (10) feet in width.

ZONING AMENDMENT 2006-9

Are you in favor of adoption of amendment 2006-9 proposed and recommended by the Planning and Zoning Boards for the Loudon Zoning Ordinance as follows: Amend section 701.3.G Special Exceptions to refer to the current Master Plan.

Reason: The current ordinance refers to the 1985 Master Plan.

If passed, we would then change the ordinance as follows:

Amend:

701.3 Special Exceptions:

- G. The proposed use will not adversely affect Loudon's groundwater resources, in particular the aquifer shown on maps prepared as part of Loudon's **current** Master Plan.

For further information or questions, please contact the Loudon Planning/Zoning Office at 798-4540. ■



Concord Regional Visiting Nurse Association

Senior Health Clinics

Concord Regional Visiting Nurse Association is offering a Senior Health Clinic on February 28 at the Loudon Community Center from 9:00 a.m. – 12 Noon. All Senior Health Clinic services are \$10. Blood pressure checks are free. To make an appointment or for more information call Concord Regional Visiting Nurse Association's Senior Health Program at 224-4093 or 800-924-8620, extension 4830. Rides are available in Loudon by calling 798-5203.

Monthly Walk-In Immunization Clinics

The following affordable monthly walk-in Immunization Clinics are being offered for all ages during February:

Monday, February 6, 2006	1:00 p.m. – 3:00 p.m.
Tuesday, February 21, 2006	2:30 p.m. – 4:30 p.m.

Immunization Clinics are held at the Downtown Health Clinic at St. Paul's Episcopal Church Outreach Center, 21 Centre Street, Concord. A fee of \$5.00 is requested per child (under 18). Adult vaccination costs vary by the cost of the individual vaccines. Children must be accompanied by a parent or guardian. Please bring an immunization record with you. For more information call Concord Regional Visiting Nurse Association Community Health Services at 224-4093 or 800-924-8620, extension 4830.

Concord Regional VNA Offers Grief Support Group for Children

Concord Regional Visiting Nurse Association will offer a six-week Grief Support Group for Children age six through 14 and their parents at the Boys and Girls Club, 55 Bradley Street, Concord. The group will meet Thursday evenings from 6 to 8 p.m. on March 9 through April 13, 2006. Children and adults will meet together and separately to discuss and explore issues relating to loss. Pre-registration is required by March 2. Please contact Laurie Brooks, Volunteer Coordinator at (603) 224-4093 ext. 2826 or lbrooks@crhc.org.

Share Your Musical Gift at the Concord Regional VNA Hospice House

Concord Regional Visiting Nurse Association welcomes appropriate musicians and singers to its Hospice House. Volunteer to share your musical gifts with our residents, visitors and staff in a relaxed, informal setting. Qualified students may apply to receive community service hours.

For more information please contact Laurie Brooks (603) 224-4093 ext. 2826 or lbrooks@crhc.org.

Concord Regional VNA Hospice House Receives \$10,000 Gift From Anthem Blue Cross and Blue Shield in New Hampshire

The Concord Regional Visiting Nurse Association has received a \$10,000 gift from Anthem Blue Cross Blue Shield toward its capital campaign for the Concord Regional VNA Hospice House.

"The Hospice House in Concord is a wonderful community resource," said Lisa Guertin, president, Anthem Blue Cross and Blue Shield in New Hampshire. "Their staff and volunteers are truly amazing and we're very pleased to be able to support their efforts."

Established in 1994, the Hospice House was the first home of its kind in New Hampshire. It remains one of only two today. The Hospice House provides a sense

of comfort, security, and emotional strength that only "home" can provide. Concord's Hospice House has helped over 2,500 families throughout New Hampshire and contributions from the public help sustain the operation of the House. The House is licensed by the State of NH Health Facilities and the hospice program is Medicare Certified.

The concept of hospice care is rooted in the centuries old idea of offering shelter and rest "hospitality" to weary travelers. The word hospice was first applied to specialized care for terminally ill patients in 1967, in London by Dame Cicely Sanders. "Dame Cicely" founded St. Christopher's Hospice that jump-started the modern hospice movement. In 1971, she began to help to train doctors in the United States in hospice care.

"Hospice care is provided when one has a life threatening illness and can no longer benefit from curative treatment," said Anne Hebert, RN, Care Manager at Anthem Blue Cross and Blue Shield in New Hampshire. It involves an interdisciplinary team approach which includes physical, psychological, social and spiritual care to the patient as needed.

Ms Hebert, who sits on the board of the New Hampshire Hospice and Palliative Care Organization, has worked in the hospice and palliative care field for 18 years. Working within the Case Management area at Anthem, she provides a range of education and support services to members and their families.

"Hospice care is really a philosophy of care that treats the patient and his family with great respect," said Ms Hebert. "Hospice seeks to honor and celebrate life and help the patient to have good management of symptoms and live the remaining part of life with dignity and as comfortably and fully as possible. The family is supported throughout this time and after their loved one's death as well."

The Hospice House in Concord is open to those who are at the end stage of life, regardless of their ability to pay. The professional staff provides personal assistance, meals and 24-hour nursing care. The Hospice House serves all ages – even terminally ill infants.

The campaign will pay for renovations at the ten-room Hospice House facility, as well as community education and a memorial garden for patients and families. Additional funds will also be added to the existing Endowment to help fund future repairs as well as community awareness and education programs about hospice care.

To make a donation or for more information or a video about Hospice House, please contact Mary Reath, Development Director, CRVNA, at 603-224-4093, extension 4879, P.O. Box 1797, Concord, NH 03302-1797 or visit www.crvna.org to donate online. To learn more about hospice and palliative care services available to Anthem members, please visit www.anthem.com.



Mary Deveau,
President/CEO of
Concord Regional VNA,
right, accepts \$10,000
check from Lisa Guertin,
President of Anthem NH.



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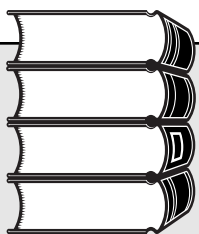
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CELL 603-496-3624**



Maxfield Public Library News

By Dale Gregory

Story Time

As Old Man Winter howls outside, your children can enjoy all of the fun the season brings in the warmth and comfort of the library through the magic of books. On February 6th and 9th, they will laugh at the antics of *Snowmen at Night* by Caralyn Buehner, and make snowmen pictures. *The Missing Mitten Mystery* by Steven Kellogg will have your child looking for the lost mitten, on February 13th and 16th, and the children will make snowmen with a hidden heart. On February 20th and 23rd, the children will learn all about snow through *Snow is Falling* by Franklin M. Branley and make snowflakes. Finally, on February 27th and March 2nd, the children will make bird feeders and listen to *Stranger in the Woods* by Carl R. Sams II and Jean Stoick.

Scavenger Hunt

Enjoy playing our Library Scavenger Hunt! On the wall you'll find a poster from the Keene State College Children's Literature Festival. How many squares with owl pictures are on the poster?

Last month's Scavenger Hunt participants who found zythum in *The New Shorter Oxford English Dictionary* were Catie Smith, Lenna Paquin, Andrew Smith, Jessica Ingerson, and Kelly Pederson. All of you did a great job and added a new word to your vocabulary!

Events

The book discussion group will meet on Thursday, February 23rd, at 7 p.m., to discuss Jane Austen's *Pride and Prejudice*. New participants are always welcome.

A book sale to raise money for the new Children's Room will be held on March 4, from 9 a.m. to 2 p.m.

What's New

Some new fiction titles for adult readers are: *Sunstroke* by Jesse Kellerman, *Just Rewards* by Barbara Taylor Bradford, *Mad River Road* by Joy Fielding, and *Brush Country* by Elmer Kelton,

New nonfiction includes: *The Lost Painting* by Jonathan Harr, *Dave Barry's Money Secrets*, and *You're Wearing That?* by Deborah Tannen.

Readers with vision impairment are invited to check out the newest large print books. Close to 200 titles are now available. ■

Books are like imprisoned souls till someone takes them down from a shelf and frees them.

SAMUEL BUTLER (1835–1902)

Maxfield Public Library

Dear Library Supporter,

After years of planning and anticipation, the Maxfield Public Library is ready and eager to complete the lower level for the much-needed Children's Room. In 1995, when the library addition was constructed, the lower level was designed to be used as the children's area. Loudon is growing, as well as the children's book collection, and the time has come to use this 2500 square foot space.

Proposed plans will provide:

- child-friendly environment
- youth computer stations
- quiet listening room for using audio cassettes/CDs
- craft and story time area
- elevator for wheelchair and stroller accessibility

Added benefits for the entire library will include:

- more shelving space for both adult and children's books
- larger areas for non-print materials (videos, DVD's, book/music CDs)
- room for material storage and processing
- additional space for programs and meetings

How can you help?

To complete the new Children's Room, we need to raise \$100,000. The Maxfield Public Library is looking for tax-deductible gifts ranging from \$1 to \$100,000. Please make your check payable to the "Maxfield Public Library Children's Room Fund." For more information, contact the Library Director, Nancy Hendy, at 798-5153.

Thank you!

With your help, we look forward to creating a magical place for the children of Loudon.

Maxfield Public Library Children's Room Fund

Count me in! I will contribute: ☐ Cash ☐ Check

☐ \$50 ☐ \$100 ☐ \$1000 ☐ Other _____

Name _____

Address _____

City/State/ZIP _____

Telephone # _____

All donations are tax deductible.

Save Those Box Tops & Campbell Soup Labels!

Loudon Elementary School is continuing to save General Mills Box Tops for Education. Box Tops for Education are located on hundreds of General Mills products. You can help Loudon Elementary by clipping off the Box Tops and sending them in to the school or dropping them in the box at the lobby of the Maxfield Public Library. Each General Mills Box Top is worth 10¢. The funds that are received are used for different projects, activities and books at the Loudon Elementary school library. Thank you to everyone for remembering to send in those Box Tops. If you have any questions you can contact Mary Jo Powelson at the Elementary School 783-4400.

Loudon Elementary School also saves Campbell Soup Labels! There is also a collection bin located at the library. ■



Happy Hill 4-H Club

By Carly Colby

As you must know, the Happy Hill 4-H Club has started its new year. We have had some great projects so far, such as candle centerpieces, mittens and turkey door signs. The club also participated in a food show and public speaking event on January 14. For the food show, you had to prepare a food and tell what food group it is in and make a menu. For an extra little slice of fun, you could talk about what your body needs to stay healthy. For public speaking, you had to give a speech for a certain amount of time according to your age.

Continuing projects include cooking, sewing and Quiz Bowl preparation.

Twenty members from Happy Hill will participate in Merrimack County Presentation Day on February 11 at Merrimack Valley High School. During the event, 4-Hers from around the county will do demonstrations and action exhibits. There will also be a photography and poster competition. The event starts at 9:00 a.m. and runs throughout the morning.

Happy Hill 4-H meets the first Monday of the month from 6:30-7:30 p.m. at the Legion Hall. For more information call Liz LeBrun at 783-4671. ■



Next Deadline:

Friday, February 17, 2006

for the March 2006 issue of "The Loudon Ledger"

News from The Loudon Lions Club

Whenever Loudon and Lions Club are used in the same sentence, the response is quite often, "I didn't know there was a Lions Club in Loudon!"

Naturally, the next question is, "What exactly does the Lions Club do?" The answer to this question is found in the Lions' motto of "We Serve."

Wherever there is a cause, a Lions Club is usually there to lend a helping hand. Most people know the Lions for their interest in sight conservation, from collecting and recycling eyeglasses to screening young children for visual problems to assisting people in obtaining prescription eyeglasses when they otherwise could not afford them.

In addition, Lions Clubs around the world are involved in projects such as drug abuse prevention, diabetes awareness, disaster relief (most recently for the Tsunami victims and for hurricane Katrina), building parks, supporting hospitals, establishing water treatment programs, assisting the hearing impaired, and supporting numerous environmental projects and youth programs.

The Loudon Lions Club is no different. We have held ice cream socials, white cane days (to collect money for the vision and hearing impaired), yards and bake sales, and 50/50 raffles (to raise money for our scholarship fund). We have assisted area residents in obtaining glasses and hearing aids, collected hats and mittens and underwear for the elementary school, presented donations to the Maxfield Public Library and N.H. Sight and Hearing Foundation for its Dogsight Program, and presented our first scholarship this past June.

At our meeting on January 17, 2006, the Loudon Lions Club took another step in serving our town. We were asked to serve as sponsors for Boys Scout Troop 30. We graciously accepted this offer. It will be an ideal method for both organizations to develop and fulfill many projects. We look forward to this collaboration and in getting to know these fine young men. Thank you, Troop 30, for taking a chance with us!

So, what projects are the Lions planning to do? In June, we will team up with the Epsom-Chichester Lions (plus assistance from the Boy Scouts) to hold a Biker Breakfast at the Legion Hall. Watch for further details! We hope to solicit donations from area businesses and to advertise these donors on placemats for the breakfast. We may come knocking on your door!

Also in June, we will be presenting our second scholarship. The applications will be available at Merrimack Valley High School this spring.

Likewise, we are hoping to increase our membership and expand our territory. One of our members resides in Belmont, so ideally we are looking for energetic and motivated people with big hearts from both the Loudon and Belmont areas to join

our club. Are you that person or couple? At the very least, drop in to one of our meetings or call one of our members for further information.

The Loudon Lions Club meets on the first and third Tuesdays of each month at the Maxfield Public Library at 7:00 P.M. For information or even a ride to a meeting, please feel free to call Henry Frost at 783-4540, Lee and Laura Smith at 798-5838, or Susan Haines at 435-8643.

If you have a project that you think would be of interest to the Lions Club, we want to hear from you. As was stated before, our motto is "We Serve." How can we serve the town of Loudon? ■



Notices for all Public Meetings are posted at the following sites:

- **Town Office**
- **Maxfield Public Library**
- **Beanstalk Store**
- **Ivory Rose/USPS**
- **Transfer Station**
- **Web Site**

Beat the Winter Blues...

Are you a consultant or sales representative for Pampered Chef, Tastefully Simple, Creative Memories, Mary Kay or any of a number of other home party companies? If you are, contact Samantha French at 783-4601/harvestmooner@aol.com to add your business card to our special "Beat the Blues" page in the February issue of *The Loudon Ledger*. We will feature your ad, together with others, and encourage people to contact you to schedule an event and "beat the winter blues." ■



*Now offering Drop Off Laundry Service!
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Hours:

Monday–Saturday 7 a.m.–9 p.m. Sunday 8 a.m.–6 p.m.

73 Route 129, Loudon

Building Study Committee Minutes — November 30, 2005

Present: Roger Maxfield, Terry Hamel, Ed Michniewicz, Patrick Kiley, Melanie Kiley, Debbie Kardaseski, Tom McCue, Raymond Cummings, Bonnie Theriault, Sherri Kluesener, Roy Merrill, Alan Davidson, Brenda Pearl, Russ Pearl, Joe Spain, Steve Jackson, and Bob Bollinger.

Chairman Maxfield called the meeting to order at 7:00 PM.

Ray Cummings moved to accept the Building Study Committee Meeting Minutes of Wednesday, October 26, 2005 as presented. Seconded by Ed Michniewicz. All in favor. Motion carried.

Chairman Maxfield introduced Joe Spain, Steve Jackson, Bob Bollinger and Russ Pearl for those present.

Steve Jackson handed out packets to those present and gave a brief history of his interest in the Town Office Building. He said he has read the minutes the past year and has recently been working on a budget and plan for a new building. Mr. Jackson said pricing figures are not set in stone and would be updated in the spring. He said he is currently working with Architect Kurt Lauer and they have come up with a plan. Mr. Jackson reviewed the two-story plan with a full basement; the second story will be unfinished initially. He went on to say they would be taking into consideration handicap access, extensive site work etc., no renovations to the Community Building but there would be demolition and renovations to the stone portion of the current Town Office Building. Mr. Spain stated they are considering replicating the trim detail, cedar siding, exterior would be commercial, an acoustical ceiling, durable interior, they would stay away from the existing foundation of the Town Office Building and Community Building. Mr. Jackson said the new building would be a truss system with an elevator and the second floor would be decked over. Mr. Spain stated a 20,000 gallon cistern would be included for fire suppression. Discussion ensued regarding estimated cost figures, if the fire suppression system would be tied into the Safety Building and Library as well as the Town Office Building. Mr. Jackson stated he had not looked into that option. Chairman Maxfield asked what the unfinished second floor costs would be to finish it. Mr. Spain stated some

where between \$30.00–\$35.00 per square foot to finish it off. Roy Merrill stated the back offices were only listed as 8-feet wide. Mr. Spain stated it was just a conceptual drawing and they could be 10-feet wide. Committee members noted there were a few offices missing on the plan such as the Selectmen's Office and the Treasurer's Office. Mr. Jackson stated they made the decision not to disturb the Community Building. Property lines and setback issues were discussed. Patrick Kiley asked about the new foundation boundary's as well as the crawl space. Mr. Spain stated they were looking at having the new foundation approximately 10–15-feet off the existing foundation of the stone portion of the building. Ray Cummings asked if there was an allowance for bond council if a bond were required. Mr. Spain stated there was an allowance of \$10,000.00 included under the general conditions line. Discussion ensued regarding interior doors, the floor plan, the exterior of the building, the placement of the handicap entrance, parking, life safety issues, if this plan could be used on a different site, if the crawl space is heated, and if there was an allowance for the security system and computer system.

Bob Bollinger and Russ Pearl presented their preliminary floor plan. Mr. Bollinger stated he had been approached to bring a proposal to the Committee and has put together a rough plan and numbers. Mr. Bollinger stated he agreed the Committee wanted to stay away from the existing foundations of the Town Office Building and Community Building. He went on to say the building would be a freestanding two story, two floor Colonial with a basement. Mr. Bollinger stated he would need to have the plan reviewed to be sure it complies with all life safety issues, which he has not had time to do yet. He discussed the exterior look of the building. Mr. Bollinger stated he left one part of the second floor open completely to give a grandiose effect when you walk in as well as discussion on the pitch of the roof. Mr. Bollinger stated there would be an elevator and he would use a truss system. He stated there would be three handicap bathrooms, a break room that could be on either the first or the second floor. Mr. Bollinger stated he has strategically placed all of the

plumbing one on top of the other for convenience. Mr. Bollinger stated the elevator allowance is not to go over \$45,000.00. He stated he did not break out all the detail but he did include some general figures. Mr. Bollinger stated he did not include a septic system design, or paving costs. Mr. Bollinger discussed the possible placement of the handicap ramp. He discussed joining the new building with the stone portion of the Town Office building with a breezeway. He stated they did not plan to connect the new building with the Community Building. He stated the breezeway would be for egress and would probably have frost wall protection between the two buildings. Mr. Bollinger stated they did not get involved in renovating the Community Building or the stone portion of the Town Office Building. Mr. Bollinger stated these figures do not include costs for furniture, no security, or computers and if the Committee has those figures they could put them into the figures he is supplying. Deb Kardaseski went over the cost estimates from last year's plan for furniture, security, and computers. Ray Cummings discussed cost figures to go along with Mr. Bollinger's proposal. He stated he and Roger Maxfield had met with Mr. Bollinger one afternoon and went over his proposal. Mr. Cummings provided the Committee members with information packets, which include Mr. Bollinger's floor plan. He began discussion on possible funding options. Mr. Cummings discussed the possibility of selling the Foster Road property; he discussed the Building Capital Reserve Fund, the unreserved fund balance, and bonding. He talked about taking out \$500,000.00 from the unreserved fund balance to help pay for the new building and stated it would be up to the Board of Selectmen to make that kind of decision. Mr. Cummings discussed liquidating Capital Reserve Funds. He stated this was not his recommendation, it was just an option. Deb Kardaseski stated she felt Mr. Bollinger's plan needed more detail and she would like to see the elevation drawings. Chairman Maxfield stated DRA suggests the Selectmen leave 5% in the unreserved fund balance. He stated he had contacted DRA to check into this issue and he was told there is no law that states the Town must keep the 5%, it is just fiscally responsible. Chairman Maxfield stated he had talked with the other two Selectmen regarding reducing the unreserved fund balance by \$250,000.00 and at this point, they do not agree. Tom McCue asked if Mr. Cummings was suggesting liquidating all of the Capital Reserve Funds. Mr. Cummings stated they could be liquidated if there were an emergency in Town and there was not enough money in the unreserved fund balance to take care of the emergency. He said it was just something to consider. Sherri Kluesener asked what involvement the Selectmen had to have in these decisions. Discussion ensued regarding the Committee bringing their suggestions forward to the Selectmen then having the Selectmen agree and put it in as a Warrant Article. Ms. Kluesener asked why the Committee could not present their presentation to the voters at Town Meeting. Discussion

ensued regarding putting a Warrant Article in as a petitioned article versus having the Selectmen's support and having them place the Warrant Article. The Committee agreed it was important to have the Selectmen support the project. Ms. Kardaseski stated she felt it was important to have more detail from Mr. Bollinger. Ms. Kluesener stated she was uncomfortable with the way things have come about recently where Mr. Jackson and Mr. Spain as well as Mr. Bollinger and Mr. Pearl have brought forward new plans. She stated the Committee had been working on the two plans and now all of a sudden things have changed and we are now looking at "apples and oranges". Ms. Kluesener stated she felt the Committee had no right to take either of the two plans presented this evening and make any decision. Chairman Maxfield stated Ms. Kluesener as well as others on the Committee had decided at the last meeting to look at another plan, so that is why they presented their plan this evening. Ms. Kluesener stated she said she wanted to keep things going, she did not want to see another plan. She said she did not want to quit. Mr. Spain discussed the option of going hard bid, design build, and construction management. Discussion ensued regarding location of the Town Office Building and the issue of Town's people needing to see if a new building would work on this site. Mr. McCue asked that the Committee meet again in a week to review the plans and information received this evening. Mr. Jackson stated he wanted to make it clear that he was the one who approached Mr. McCue and Ms. Kardaseski in his desire to keep the project going. Mr. Michniewicz stated his sense is that the Committee will not have enough time to take the information that has been gathered and make a great presentation to the people at this year's Town Meeting. He stated he felt the Committee should use the information they have gathered and work this next year to present a great presentation then. Ms. Kluesener stated she felt there was a lot to present to the Town, try and get some money to go out to bid and the next year come back with a plan. Chairman Maxfield stated that was where the Committee was at two months ago but some members of the Committee wanted to take it further. Ms. Kardaseski stated there are two things the Committee needed to keep in mind. One was the Committee does have money now but the Selectmen have not allowed any more money to be expended from it. Secondly, if the new building is not passed this year the current Town Office Building has to have some extensive repairs. She stated based on the Fire Marshall's report, the building has to be repaired this year. Chairman Maxfield stated the Selectmen had agreed at the Selectmen's Meeting last night they have to do some immediate repairs. He stated there is \$26,000.00 in this year's budget. Discussion ensued regarding what Committee members wanted to do. Mr. Cummings asked what the dates were for the bond hearings. Bonnie Theriault stated the first date to post a notice for a bond hear-

Selectmen — cont. on 19

**LOOKING FOR: Someone who loves to cook!
(Or someone who loves to eat!)
The Communications Council needs someone to
coordinate the recipe page each month.**

**Meet the
Candidates**

**Wednesday, March 1
7:00 p.m.**

**Loudon Community
Building**

**Come with your questions for this
year's candidates for public office!**

**Next Deadline: Friday, February 17, 2006.
Communications Council Meeting:
Monday, February 20 at 6:30 p.m.
in the Community Building**

Building Study Committee Minutes — January 4, 2006

Present: Raymond Cummings, Melanie Kiley, Roy Merrill, Ed Michniewicz, Tom McCue, Sherri Kluesener, Deb Kardaseski, Brenda Pearl, and Russ Pearl.

Raymond Cummings called the meeting to order at 7:05 PM.

Mr. Cummings asked if everyone had reviewed the minutes of the November 30, 2005 meeting. Ed Michniewicz stated on page 3 partway down there is a sentence that reads "he stated was not his recommendation." Mr. Michniewicz said he felt the word "this" was missing and there are two \$ signs on the first page. Tom McCue stated on page 2 IV the "s" should be an "a." *Ed Michniewicz moved to approve the meeting minutes with the above corrections. Seconded by Sherri Kluesener. All in favor. Motion carried.*

Ed Michniewicz stated he felt the first thing to discuss would be who the actual Committee Members were. He said he

wanted to be sure that there would be no issues of people questioning who the voting members were. *Mr. Michniewicz moved to allow anyone who has attended two meetings and wants to be a Committee Member as a voting Committee Member for the Loudon Building Study Committee. Seconded by Raymond Cummings. All in favor. Motion carried.*

Mr. Cummings discussed the letter he had submitted at the last Committee meeting in November regarding the Unreserved Fund Balance. Mr. Cummings stated there is currently a balance of \$646,100.00 in this fund. He stated DRA has advised the Selectmen there should always be a 5% balance in the Unreserved Fund Balance. Mr. Cummings stated after his discussion with Barbara Reed, former DRA Commissioner, he was informed that the 5% fund balance was not a law, just a policy. Mr. Cummings went on to say he felt one way to help fund the

new Town Office Building would be to utilize some of the Unreserved Fund Balance. Tom McCue asked what Mr. Cummings was trying to fund. Mr. Cummings provided those present with information he had been working on. Ms. Kardaseski stated she had some concerns regarding the numbers Mr. Cummings was using. Mr. Cummings stated he was using the figures provided by Bob Bollinger as well as figures he had researched. Mr. Cummings went over the figures in his handout and also discussed the possibility of including housing for the Cate Van at the new Town Office Building if it were built at the Merrill property. Discussion ensued regarding the Volunteers of America Senior Housing. Mr. McCue discussed the issue of bonding or not bonding depending on how much money could be utilized from the Unreserved Fund Balance and Capital Reserve Funds. Discussion ensued regarding money budgeted for repairs to the current Town Office Building as well as the results of the structural audit, Fire Marshall's report and what repairs would need to be done. Mr. Cummings stated he planned to attend the next Selectmen's Meeting and ask the Board for their opinion regarding a new Town Office Building. Mr. Michniewicz asked what would happen if the Committee went forward using figures, which have been obtained, and then find out that the project came in over budget where would the money come from. Ms. Kardaseski stated they would have to go back to Town Meeting and ask for more money to complete the project. She stated that is what the former Committee members vowed they would not let hap-

pen. They all agreed the project would be a guaranteed maximum price. Ms. Kardaseski stated she felt this Committee could not go forward to this year's Town Meeting with a proposal as there are too many questions unanswered. Discussion ensued regarding the possibility of people asking that the Unreserved Fund Balance to be used to reduce taxes. Ms. Kluesener said she agreed with Ms. Kardaseski and asked if there were a way to take the money from the Unreserved Fund Balance and move it to the Town Office Building Capital Reserve, as she would hate to see the money lost to reducing taxes. Discussion ensued regarding how minimal the reduction of taxes would be if the Unreserved Fund Balance were used to reduce the taxes as well as the current tax rate and the possible increase next year due to the MVSD bond. Ms. Kluesener asked if it were possible to ask the Town to move the Unreserved Fund Balance to the Town Office Building Capital Reserve Fund. Mr. Cummings said he would want to talk with Barbara Reed and ask if this could be done. Discussion ensued regarding writing a petitioned Warrant Article for the Unreserved Fund Balance, how it has been accumulating over the years and the balance of the Town Office Capital Reserve Fund. The Committee discussed their desire to put more than \$100,000.00 in the CRF. Discussion ensued regarding the need to prove to the Town's people one way or the other if a building can be built on the current site. The Committee discussed the proposals that have been submitted to date as well as the

Selectmen — cont. from page 18

ing is January 6, and the first day to hold a bond hearing is January 13, 2006. Ms. Theriault stated she felt the Committee needed to decide who was actually on the Committee as a voting member before things went any further. She stated there has been an issue with some people who had been attending the meetings being told they were not considered voting members of the Committee because they were not part of the Committee on a certain date. Ms. Theriault went on to say there have been people allowed to vote even though they were not part of the Committee on that date as well as the issue of some Committee members leaving the Committee and then coming back and having voting rights. She stated that until it is clear who the voting Committee members are, nothing else should be decided on. Mrs. Theriault stated that she also wanted to let the Committee know that this would be her last meeting as she is resigning from the Committee. Ms. Kardaseski stated she truly felt the Committee needed a more detailed plan from Mr. Bollinger in order to compare Mr. Jackson and Mr. Spain's project to his. Mr. Bollinger stated he quickly put some figures and a plan together. He discussed his history with design build. Mr. Bollinger discussed architect fees and he stated he feels the Committee needs to think about what they want before they waste a lot of money dealing with architect fees. The Committee thanked Mr. Spain, Mr. Jackson, Mr. Bollinger, and Mr. Pearl for their time.

Mr. McCue stated he felt the Committee should meet again in two weeks to decide on what they are planning to do at Town Meeting. Mr. Michniewicz asked about the bond dates. Ms. Theriault stated the first day for the notice is January 6, and the last day is February 20, 2006 to post the notice. Discus-

sion ensued regarding who is considered a Committee member and who is not. Discussion ensued regarding where the Committee was last year at this time and where it is now as well as what information has been gathered over the past year. After discussion Mr. McCue stated he felt if the Committee was not going to go forward with a plan this year they could meet next month and decide what information would be included to provide to the people at Town Meeting. *Mr. Michniewicz moved to have the Chairman of the Committee bring a copy of the list of Committee members so that this issue can be resolved. Seconded by Chairman Maxfield.*

Discussion ensued regarding how each Committee member felt about the information they have gotten over the past year and how they wanted to proceed. Mr. McCue stated he felt there should be more money placed in the Building Capital Reserve Fund. Chairman Maxfield stated he has not been able to get the other Selectmen to agree to a higher amount. Mr. Michniewicz stated the motion he had made was never voted on. *The vote was called for. All in favor. Motion carried.* The Committee agreed to meet January 4, 2006 at 7:00 PM. Sherri Kluesener stated she wanted to have some basis for space needs. The Committee members explained again to Ms. Kluesener how the numbers were determined. Tom McCue advised Ms. Kluesener he had a document on how the space figures were arrived and he would get her a copy of that list. *Mr. Michniewicz moved to adjourn the meeting at 8:50 PM. Seconded by Mrs. Theriault. All in favor. Meeting adjourned.*

Respectfully submitted,
Bonnie Theriault

Building Committee — cont. on 20

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126 Shaker Road

Canterbury, NH 03224

Selectmen's Minutes — Tuesday, December 13, 2005

Present: Selectman Maxfield, Bowles, and Little.

Also present: Road Agent David Rice, Planning Board member Bob Ordway, ZBA Chairman Roy Maxfield, Planning Board Vice-Chairman Tom Dow, ZBA member David Powelson, and Police Chief, Code Enforcement/Compliance Officer Bob Fiske.

Chairman Maxfield called the meeting to order at 6:30 PM.

Selectman Bowles moved to approve the Selectmen's Meeting Minutes of Tuesday, December 6, 2005 as presented. Seconded by Selectman Little. All in favor. Motion carried.

Chairman Maxfield opened the Board of Permit.

Bob Ordway discussed the merging of non-conforming lots. Roy Maxfield said it had been discussed years ago to have landowners merge their non-conforming lots together; however, the boards have not required it. Mr. Ordway stated he felt if the Town were going to pursue this as a requirement, they should seek advice from Town Counsel. Discussion ensued regarding the current Zoning Ordinance and State RSA's.

Bob Ordway discussed accessory buildings. He stated he had read the Selectmen's Meeting Minutes of Tuesday, October 18, 2005 relative to the discussion of an accessory structure being built prior to the primary residence. Mr. Ordway said due to the Growth Management Ordinance, landowners might have to wait a few months to a few

years in order to build their new homes. He stated some landowners want to build an accessory structure to house their building materials in and the Board has stated in the minutes, it is not allowed. Mr. Ordway stated that is not the way the Ordinance reads. He stated he feels the boards need to address this issue and have a unified decision. Mr. Ordway said he personally has no problem with the landowner building an accessory structure before the primary residence is built as long as they have been placed on the building permit list. Roy Maxfield stated the Zoning Board has set precedence with not allowing accessory buildings without a primary building, they have so ruled. That becomes law once they have so ruled. Mr. Roy Maxfield stated he does not want accessory buildings without a primary building at all. Mr. Ordway stated if someone wanted to fight this in court he thinks they would win because the ordinance does not say they are not allowed to do it. Mr. Ordway also stated just because someone has an opinion does not constitute it as a law. Mr. Roy Maxfield stated it is not an opinion, it is a ruling and the landowner is welcome to proceed. Mr. Ordway stated he is trying to settle the issue. Selectman Bowles stated he recalled a subdivision on Mudgett Hill being denied due to an accessory structure being left vacant on one parcel of the subdivision. He stated the Planning Board would not allow for the subdivision until a building permit was obtained for the new residence. Mr. Ordway stated it is not in the ordinance. Tom Dow asked why there is currently a garage being built on Lower Ridge Road without a primary residence. Selectman Bowles stated the previous Board of Selectmen approved the request to build the garage on Lower Ridge Road. Mr. Roy Maxfield stated he does not want to see accessory structures on lots without the primary residence. Selectman Bowles stated he does not have a problem with accessory structures if the landowner has a building permit for January and the accessory structure is built in November or December of the preceding year. Discussion ensued regarding people not following through on building the primary residence once the accessory structure is in place. Selectman Little stated the Legislative Body voted in the Zoning Ordinance and he feels they need to be adhered to. Mr. Roy Maxfield stated he would possibly agree to allow an accessory structure if the landowner had a building permit in place. Discussion ensued regarding the property on Lower Ridge Road the possible requirement of posting a bond, requiring a letter of intent, who would authorize the letter of intent, and if it applies to developers as well as residents. The Board agreed Bob Fiske would handle the letter of intent for accessory use structures.

Chairman Maxfield stated Roger Farwell had contacted Planning/Zoning Secretary Tammy Davis regarding Doug Daniels operating a business out of his home on Foster Road. The Board was provided with a copy of the letter Mr. Farwell had submitted back in March of 2005 regarding his concerns for the property owned by Mr. Daniels. Mr. Roy Maxfield stated Mr. Daniels went before the Zoning Board and the building use was denied. Mr. Roy Maxfield stated the home occupation was never approved and Mr. Daniels never came before the Board again. Mr. Roy Maxfield stated the Zoning Ordinance has been expanded since Mr. Daniels was in to see the Board. Bob Fiske discussed the history of the circumstances between Mr. Farwell and Mr. Daniels. He stated that cur-

rently there is no business going on. Mr. Daniels currently does not have employees come to his residence. Mr. Fiske stated this is going to be an ongoing situation between Mr. Daniels and Mr. Farwell. Discussion ensued regarding the lighting ordinance. Mr. Roy Maxfield stated this has been reported to the Compliance Officer.

The Board discussed a building permit extension from Mr. Carlton Sawyer. Mr. Roy Maxfield stated he contacted Town Counsel regarding building permit extensions. Mr. Roy Maxfield said he feels the applicant should be directed to see the Zoning Board of Adjustment and the ZBA should review these requests on a case-by-case basis. Selectman Little stated unless a foundation is in place within that building permit year and at that time, the Board of Selectmen can grant the building permit extension. Mr. Roy Maxfield agreed. Mr. Powelson asked if the Selectmen needed to deny the request and have the applicant appeal to the ZBA. Mr. Roy Maxfield stated that would also be fine if that were what the Board wanted to happen. Selectman Little asked how the Boards felt about proposing a change in the Zoning Ordinance to allow a citizen, not developers, to have a little more leeway in doing this. Mr. Fiske stated he felt no building permit should ever be extended for more than one year. Discussion ensued regarding enforcement issues and each request being determined on a case-by-case basis. The Board discussed the meaning of estoppel as quoted in Mr. Sawyer's letter. Mr. Roy Maxfield stated if the Board granted someone an extension then decided to reverse their position it is not allowed and they would have to go back to their original decision. He said things need to be reviewed on a case-by-case basis.

Chairman Maxfield closed the Board of Permit. Selectman Bowles advised Mrs. Lee to have Mr. Sawyer go to the ZBA for a building permit extension.

The Board met with Police Chief, Code Enforcement/Compliance Officer Bob Fiske.

Mr. Fiske discussed the Homeland Security Grant award. Discussion ensued regarding which line the funds would come from. Mr. Fiske will contact Office Manager Jean Lee to discuss the money flow.

The Board met with Road Agent Davie Rice.

Mr. Rice stated he did not have anything new to report.

Chairman Maxfield read the public notice for the request for sealed Town Report bids.

Chairman Maxfield stated the Board had received two bids as follows:

1. Bridge and Byron Printing of 45 South State Street, Concord, NH. Their bid is in the amount of \$6,021.00.
2. Evans Printing of 276 North State Street, Concord NH. Their bid is in the amount of \$6,170.00.

Chairman Maxfield stated the Town has utilized Evans Printing in the past. Selectman Little stated the bid from Bridge and Byron Printing does not have specific pricing on design layout, typesetting and scans, whereas Evans Printing does. Selectman Little stated there is no actual bottom line figure with the bid from Bridge and Byron Printing. *Selectman Little moved to award Evans Printing the bid for the Loudon 2005 Annual Town Report. Two thousand books at a cost of \$6,170.00. Seconded by Selectman Bowles. All in favor. Motion carried.*

Selectmen — cont. on 21

Building Committee — cont. from page 19

proposal from last year. Ms. Kardaseski and Mr. Cummings debated the proposals from Bollinger Construction as well as the proposal from J.H. Spain. The Committee discussed the bonding process as well as the bid process. Ms. Kluesener discussed how the Library went through their process for construction. The Committee discussed asking the Selectmen to sell the Foster Road property and place that money into the Town Office Building Capital Reserve Fund. Discussion ensued regarding square footage, issues with property lines, not having enough parking, lack of space for fire lanes, and possibly getting a lot line adjustment or easement from the abutting property. Mr. Michniewicz asked if the new building could be built on the Foster Road property. Discussion ensued regarding the desire by some of the Town's people wanting to keep the building on its current site. The Committee discussed their feelings on what they could or could not present at the March Town Meeting. Mr. Michniewicz stated he feels the meetings have become more confused and muddled as time goes on instead of focusing on a plan and moving forward. Mr. Cummings said he feels the Bollinger Construction plan would work. Discussion began regarding if Mr. Bollinger had included money in his figures for the stone portion of the building and removal of the wooden portion. There is \$10,000.00 included for demolition of the wood portion of the existing building. It was asked if the new building was attached to the stone portion of the current building or not. Ms. Kardaseski discussed the numbers that do not appear to be included in Mr. Bollinger's figures. The figures from Mr. Spain were discussed. Mr. Spain utilized the specs from Mr. Lauer, which were arrived, by Mr. Lauer and the Building Study Committee over the past year. Ms. Kardaseski stated she felt the Committee needed to be confident that they could build a building for the money they

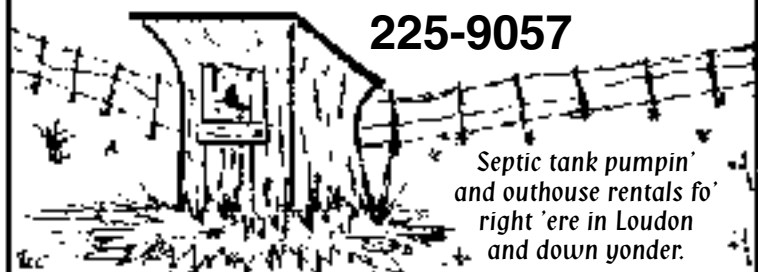
ask for at Town Meeting. She said if they only ask for \$750,000.00 they need to know they can build the new building for \$750,000.00. Ms. Kardaseski stated she felt the plan from Mr. Spain was more detailed and the figures were more realistic than what was submitted by Mr. Bollinger. Mr. McCue stated if the Committee looked at Mr. Spain's plan and worked the numbers that were discussed as funding options there would be \$420,000.00 that would need to be raised or bonded. Mr. McCue discussed Mr. Bollinger's plan and stated after adding some additional figures his plan would be \$787,300.00. Roy Merrill stated the Committee needed to look at the difference in square footage. He stated this plan shows 4,500 square feet of finished space and last year the plan called for 6,400 square feet. Mr. Merrill talked about the difference between the finished space and basement space. The Committee discussed the difference between the Spain plan and Bollinger's plan, which is \$375,000.00. Mr. McCue stated he felt he needed to know if the Unreserved Fund Balance could be accessed before he makes any decision. Mr. Merrill discussed the need to keep the money in the Unreserved Fund Balance for unexpected emergencies that can arise. Ms. Kardaseski stated the Town Hall has not been completely repaired and there is still a chance that the insurance money will not be enough to cover the cost of repairing the building. She stated the Selectmen might have to look to the Unreserved Fund Balance for the remainder of the repairs. The Committee discussed the next date to meet. They will check and see if January 11, 2006 is available to meet in the Community Building.

Ed Michniewicz moved to adjourn the meeting at 8:45 PM. Seconded by Raymond Cummings. All in favor. Motion carried.

*Respectfully submitted,
Bonnie Theriault, Office Assistant*

BEST SEPTIC SERVICE

225-9057



Septic tank pumpin' and outhouse rentals fo' right 'ere in Loudon and down yonder.

Selectmen — cont. from page 20

The Board began their review of weekly correspondence.

The Board received a response from Attorney Mayer regarding the Winter Inclement Weather policy.

The Board discussed road acceptance in Town and reviewed a response from Town Counsel regarding Greenview Drive.

The Board received a copy of a letter from FEMA accepting the Hazard Mitigation Plan.

The Board reviewed the revised Merrimack Valley School District assessment for 2005–2006. Selectman Bowles stated the change is from \$6,717,980.00 to \$5,859,520.00.

Mr. Fiske stated he had spoken with Office Manager Jean Lee regarding the in and out account relative to the grant money. Mr. Fiske stated the Board needed to schedule a public hearing to accept the grant

money. The Board agreed to hold a public hearing on Wednesday, December 28, 2005 at 11:00 AM to accept Department of Homeland Security Grant monies in excess of \$5,000.00.

Selectman Little moved to forward past due ambulance bills account #31752 in the amount of \$645.02 and account #30813 in the amount of \$65.35 to collections. Seconded by Selectman Bowles. All in favor. Motion carried.

The Board received a letter from Comcast regarding their yearly achievements.

The Board discussed the Terry Drive road/driveway issue.

Chairman Maxfield stated he felt the Board was going to approve a gravel road/gravel driveway, Class VI Road with a waiver, a 50-foot wide turnaround/20-foot hammerhead. Selectman Bowles stated it was a gravel road, not a driveway. Chairman Maxfield discussed a letter that had been previously drafted regarding this area.

Selectman Bowles stated this road should be subject to the same requirements as Hilltop Drive. He stated in order to get a building permit the road has to be brought up to Town minimum road standards as specified in attached information, from the beginning of the road to the limits of the lot that you are building on. A bond or security in the amount to cover the cost of such construction along with the amount sufficient to cover periodic inspection by the Town Engineering Firm is required before the building permit will be issued. Selectman Bowles stated that is exactly what was required for Hilltop Drive. Discussion ensued regarding what was required of other Class VI Road's, waivers, and bonds. Selectman Bowles stated he felt Mr. Pearl should be required to bring the road up to gravel standards at 28 feet with a turnaround on his lot. Discussion ensued regarding road size and requirements. Chairman Maxfield stated the Board has accepted many Class VI Road waivers

but they have not required bonds to be in place in the past. Mr. Pearl stated he felt he should be required to bring the road up to today's gravel standards and use the current requirement for the width of the road. Discussion ensued regarding the requirements for the width of the road as well as what Mr. Pearl thought he could put in place. *Selectman Little moved to allow a road as reflected on page 64 of the Land Development Regulations of 2003, gravel road shall be 20 feet wide with 4-foot shoulders type B 65 foot into lot from centerline the turnaround width will be 14 feet wide. Seconded by Selectman Bowles. All in favor. Motion carried.*

Selectman Bowles moved to adjourn at 8:01 P.M. Seconded by Selectman Little. All in favor. Motion carried.

THE LOUDON BOARD OF SELECTMEN

Roger A. Maxfield, Chairman
Dustin J. Bowles, Selectman
David M. Little, Selectman

Selectmen's Minutes — Tuesday, December 20, 2005

Present: Selectmen Maxfield, Bowles and Little.

Also present: Road Agent David Rice and Fire Chief Jeff Burr.

Chairman Maxfield called the meeting to order at 6:30 P.M.

Selectman Little moved to approve the Selectmen's Meeting Minutes of Tuesday, December 13, 2005 with a correction to page 5 to read "Selectman Little moved to allow a road as reflected on page 64 of the Land Development Regulations of 2003, gravel road shall be 20 feet wide with 4-foot shoulders type B turnaround, 65 feet into lot from centerline, the turnaround width will be 14 feet wide." Second by Selectman Bowles. Majority rules. Motion carried.

The Board met with Road Agent David Rice.

Mr. Rice advised the Board that the engine in truck #3 has been lost. It appears that a piston or rod let go. Mr. Rice will get the repairs done as soon as possible.

Mr. Rice discussed Town Counsel's opinion on the *Winter Inclement Weather Policy*. A public hearing will be held on January 10, 2006 at 7:00 P.M.

Selectman Bowles mentioned that there are some hills that need attention following the most recent storms. He also asked that the banks along Recreation Drive be pushed back in anticipation of parking requirements for town meeting.

Selectman Bowles acknowledged that Mr. Rice had placed the "thin ice" sign at the pond by the dam.

Chairman Maxfield stated that he had witnessed a near head-on collision on Coaster Road and recommended that, even though speed appeared to be a factor, additional sand needs to be applied.

The Board met with Fire Chief Jeff Burr.

Chief Burr advised that there is a developer off Clough Pond Road that is looking for driveway permits. The subdivision road has not yet been named. The Selectmen agreed that a procedure should be adopted to ensure that the roads receive names in a timely fashion. The Board will take this under advisement at this time.

Mr. George Page was recognized from the audience. Mr. Page questioned the requirement of combining non-conforming lots. He referenced new construction on Berry Road and the driveway access. He discussed a stop sign being placed at the intersection of Range Road due to increased traffic. The Selectmen agreed to place a stop sign on Range Road, as it enters Berry Road. Selectman Bowles stated that only two houses would be built in that location, not three. These lots are also grandfathered lots, in existence prior to zoning.

The Board began their review of weekly correspondence.

The Board received Revision #2 of the proposed budget for fiscal year 2006–2007 for review.

The Board acknowledged receipt of a request for a building permit extension from Denyse Merullo. Ms. Merullo will be directed to the Zoning Board of Adjustment for consideration of this request.

The Board received a request from Mr. Dan Aversa of Wellington Properties LLC to change the name of their subdivision road. Selectman Bowles said he feels that the road name should remain as is. Chairman Maxfield concurred. Mr. Aversa will be advised of this decision.

Selectman Bowles moved to authorize the Chairman to sign the direction to pay to the Local Government Center for the Foley Buhl Roberts & Associates invoice in the amount of \$390.00. This is for their work at

the Town Hall. Second by Selectman Little. All in favor. Motion carried.

The Board received a copy of the revenue sharing and meals and rooms tax apportionment in the amount of \$198,327.88.

The Board received a copy of the payment for recycling credit from the Solid Waste Co-Op in the amount of \$10,172.68.

The Board received the approval of the FEMA flood disaster grant funds in the amount of \$27,173.07. A public hearing for acceptance of these funds is scheduled for January 10, 2006 at 7:00 P.M.

The Board is in receipt of the 2006 State Education Warrant from Department of Revenue Administration. The amount is \$1,119,822.

Selectman Little moved to adjourn at 7:30 P.M. Second by Selectman Bowles. All in favor. Motion carried.

THE LOUDON BOARD OF SELECTMEN

Roger A. Maxfield, Chairman
Dustin J. Bowles, Selectman
David M. Little, Selectman



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Selectmen's Minutes — Tuesday, January 10, 2006

Present: Selectman Maxfield, Bowles, and Little.

Also present: Road Agent David Rice and Police Chief, Code Enforcement/Compliance Officer Bob Fiske.

Chairman Maxfield called the meeting to order at 6:30 PM.

Selectman Bowles moved to approve the Selectmen's Meeting Minutes of Tuesday, December 20, 2005 as presented. Seconded by Selectman Little. All in favor. Motion carried. Selectman Little moved to approve the Public Hearing Minutes of Wednesday, December 28, 2005. Seconded by Selectman Bowles. All in favor. Motion carried.

Chairman Maxfield explained that the Town of Loudon Welfare Assistance Guideline has been updated to address the changes for shelter, food, and utility costs. *Selectman Little moved to approve the changes to the Town of Loudon Welfare Assistance Guidelines effective January 10, 2006. Seconded by Selectman Bowles. All in favor. Motion carried.*

The Board met with Police Chief, Code Enforcement/Compliance Officer Bob Fiske.

Chief Fiske presented three pistol permits for approval and signature. Chairman Maxfield stated for the record that the three pistol permits were approved.

Chief Fiske provided the Board with quotes from Municipal Pest Management and Dragon Mosquito Control for budgeting purposes regarding EEE and West Nile Virus. Selectman Little stated there is a Warrant Article to be included for the 2006 Town Warrant.

The Board met with Road Agent David Rice.

Mr. Rice advised the Board the truck repairs have been taken care of and the truck that was not working is back in service.

Mr. Rice discussed the vacancy in the Highway Department.

The Board met with Polly Touzin and Clough Pond residents regarding safety issues on Berry Road.

Ms. Touzin stated she had talked with the Road Agent, Police Chief, and Planning Board members regarding Dee Dee Maratea's property on Berry Road. Ms. Touzin stated the steep driveway is a major safety concern. She went on to say that in December, there was a period of heavy rain, which then froze approximately two to three feet out into the road. Ms. Touzin advised the Board that Andy Chapman from DES had also witnessed this. Ms. Touzin stated the drainage from this property is muddy

and is going into the stream, which is a pollution problem. She said she understood the drainage issue is something that is being worked on. Ms. Touzin stated the lots being built on are substandard according to Loudon's Zoning laws, the lots should have been combined so only one house could have been built there. She stated that she, DES, and the Loudon Conservation Commission feel the house should have never gone up there. Ms. Touzin stated she was here to ask the Board to reconsider what is going on and to get back to her with a plan on what the Board is going to about the situation. Ms. Touzin stated there is already a foundation in place for the second house, she does not know what is going to happen with the septic, shared driveways are not something that the Town wants, and she would like to see a cease and desist order in place. Ms. Touzin stated she would like to have the Selectmen get back to her within the next two weeks and she would be willing to come to the Selectmen's Meeting on January 24, 2006. She stated she felt a big mistake has been made and it needs to be addressed. George Page stated people driving in that area cannot see. Mr. David Pelissier stated he agreed. Chairman Maxfield stated the Planning Board has approved the subdivision; the Fire Department and the Road Agent have approved the law of the roadway. He stated he has spoken with DES and the Town Engineer who are working with the Town to start enforcing RSA 236:13 VI. Chairman Maxfield stated the Board has a letter for Bob Fiske instructing him to contact Ms. Maratea and advise her she will be required to install an adequate drainage system from her driveway on her property to the Town's catch basin at the northeast entrance of Berry Road before any Certificate of Occupancy will be issued to either home. Chairman Maxfield discussed some of the efforts undertaken to ease the drainage problems in this area. Discussion ensued regarding shared driveways in Town. It was stated that in order for someone to have a shared driveway they would now need to get approval from the Zoning Board. It was discussed that a deep catch basin would help with the drainage and the issue of silt going into the brook was discussed. Selectman Bowles stated that by putting in catch basins with deeper sumps it might help filter some of the silt. Selectman Little stated many of the issues that have been brought up were issues that came from old rules that were in place. He stated driveway permits are issued differently now with

both the Fire Chief and Road Agent reviewing the location. Selectman Little stated Ms. Maratea was forced to rush putting in the foundation by December 31, 2005 or she would lose her building permit, which is part of the Zoning Ordinance. Ms. Touzin asked about substandard lots that were supposed to be combined. Bob Fiske stated there has been an ongoing discussion regarding combining lots. He stated all the paperwork has been in a satisfactory matter for Ms. Maratea's property. Mr. Fiske stated Andy Chapman has an issue regarding a septic system being installed on one of the properties. Mr. Fiske stated he felt the Town would not be getting involved in an issue between two State entities. He went on to say that, Water Supply & Pollution gave an approved septic system for both lots independently and if Mr. Chapman has an issue he needs to take it up with Water Supply & Pollution. Chairman Maxfield discussed his conversation with Mr. Chapman. He asked Ms. Touzin what she wanted in writing from the Selectmen. Ms. Touzin stated she wanted a cease and desist on the second house and she wanted the driveway fixed before someone gets hurt. Discussion ensued regarding other driveways on the road. Selectman Little stated that due to the fact Ms. Maratea obtained her building permit legitimately and has followed the requirements to get her extensions, he feels the Town cannot issue a cease and desist order. He stated the Town can look at issues and advise Ms. Maratea before she can get her Certificate of Occupancy, she needs to complete certain requirements to deal with the safety issues, silt issues, etc. Selectman Little stated there have been a couple of instances where the Fire Department has gone to the property to do an inspection and the ambulance had a difficult time getting up the driveway. He stated he hopes the people looking to purchase those homes realize there is an issue with the driveways and for emergency response, there could be some problems. Ms. Touzin stated she feels the Town should deal with this issue and it should not be up to the buyer to have to find out if the fire truck can or cannot make it up the driveway. She went on to say that she felt the Town should not allow Ms. Maratea to build the second house due to the safety issues and that the lots are all in her name under a trust. Selectman Bowles stated as long as those lots are in two different names and are recorded the Town cannot force Ms. Maratea to combine the lots. Ms. Touzin stated she felt the Town should not be

putting lives in jeopardy because of a name issue. She went on to say she knows the Selectmen work hard and she does not like being nasty but she is frustrated. Selectman Little stated he could understand her frustration, as the Board has also been frustrated; however, since the permits have already been issued it is going to be a legal nightmare for the Town. Chairman Maxfield stated with the different Board's in Town approving applications and permits the Selectmen have to enforce the various decisions of the Town Boards. George Page asked about the other two lots Ms. Maratea has on the other side of the road. Chairman Maxfield stated the Zoning Board had granted Ms. Maratea permission to combine the septic system for those lots on the other side of the road. Selectman Little stated there had originally been three lots, one of them has been combined and now there are two lots on that side of the road. He went on to say Ms. Maratea has been through the Shore Line Protection, gone to the State, gotten all permits that were necessary, gotten an approved septic plan, and the only caveat that sits there is her building permit is contingent upon her building on that same exact footprint as the old house was. Mr. Page stated Ms. Maratea had 18-months to rebuild on the footprint, now she had to follow the standards today. He also asked where the driveway would go. Selectman Bowles stated Ms. Maratea has a building permit for that lot. The 18-months have expired. Bob Fiske stated Ms. Maratea could build within the 18-months in the same footprint without obtaining a new building permit. Ms. Maratea has obtained a brand new building permit, which she has all of the required permits for. He stated everyone needs to understand there are two lots up there and they have been taxable buildable lots and whether the fire department or police department has been up there and looked at it they are going to have to deal with it the best way they can. They are aware of the situation, it is no different from a Class VI road, and he doesn't feel it is within the Town's right to hold the property owner of a Class VI road if he's owned that property for 30-years to tell him he can't build on it. Mr. Fiske went on to say it is not up to the Selectmen, the Road Agent, Fire Chief, or the Code Enforcement Officer if they don't plow that in the winter and the ambulance can't get to it, it is not the Town's problem. Ms. Touzin stated those are not

Selectmen — cont. on 23



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Selectmen — cont. from page 22

buildable lots. Mr. Fiske stated Water Supply & Pollution gave them a septic plan approval, which makes it a buildable lot. Ms. Touzin asked if the septic system was going to be a shared one. Mr. Fiske stated the ones on the paved side were not, but the lower ones were. Selectman Little stated it was at the Zoning Board meetings when the objections should have been addressed. Ms. Touzin stated she had shared her concerns with DES and the Conservation Commission. Chairman Maxfield talked about the BTLA decision for the land value of Ms. Maratea's property. He gave a brief history of Berry Road. Mr. Page asked if the Board could do anything about the visibility issue for the driveway. Selectman Little stated there might be some requirements attached prior to issuance of the Certificate of Occupancy. Chairman Maxfield stated it is difficult to attach stipulations to the building permit/CO issuance. Mr. Fiske stated he felt the stipulations and requirements should have been addressed when Ms. Maratea went for her special exceptions. Ms. Touzin stated she was still not satisfied with this situation. Selectman Little advised those present there is a proposed zoning amendment changing the slopes from 30% to 15%. Selectman Bowles stated these lots were lots of record and they have to be dealt with in the best way that can be done. Selectman Little stated he feels people need to be more aware of items on agenda's for the various boards so that their concerns can be dealt with at the time of permitting, as once an approval is in place it is very difficult to make changes later. He stated the agenda's are posted at the Town Office Building, Library, Transfer Station, Beanstalk Store, and the Ivory Rose. Ms. Touzin stated she feels Loudon has a lot of hardworking people looking out for the Town however in this situation she feels like she was unprotected, unrepresented, endangered, and she is very disappointed.

The Board began their review of weekly correspondence.

Chairman Maxfield stated the Town Office Building Committee meeting has been scheduled for Monday, January 16, 2006 at 7:00 PM.

Chairman Maxfield stated currently there are only 4 proposed Warrant Articles for the 2006 Town Meeting.

Chairman Maxfield reviewed revision #4 of the proposed budget and stated the current proposed increase is 1.40% over last year's budget.

The Board received a memo from Bob Fiske regarding outstanding driveway permits.

The Board received a memo from Fire Chief Jeff Burr regarding sprinkler systems for houses in Wellington Lane development.

Chairman Maxfield discussed House Bill 1212 regarding the removal of mobile homes from mobile parks without the taxes being paid by either the unit owner or park owner. He stated State Representative Roy Maxfield has gone to the Chairman of the committee regarding HB 1212 and this bill has been killed.

Discussion ensued regarding sprinkler systems in new developments and whether or not they may someday be required.

The Board received information regarding letters of intent on Hazard Mitigation Grant applications.

Chairman Maxfield opened the public hearing on the Winter and Inclement Weather Policy and Priorities and for acceptance of FEMA Flood Disaster Grant Funds in excess of \$5,000.00.

Chairman Maxfield read the public notice for those present.

Chairman Maxfield read RSA 231:92a. Road Agent David Rice stated the Town's Insurance representative brought up the policy, which is part of the Hazardous Mitigation Program. He stated this policy gives the procedures the Town will follow in case there are questions from residents in Town. Mr. Rice stated while there is a line that states the Highway Department will begin plowing when there is three inches of snow, there will be areas that have less than three inches as well as areas that may have more than three inches of snow on the ground before the plow reaches its destination. He stated it takes roughly 4-1/2 hours to plow one route with one truck. Mr. Rice went on to say that if one truck goes down for mechanical issues all of the other routes will have approximately one extra hour added on to plow a portion of the route that lost a truck. He stated there are six plow routes. Chairman Maxfield stated the plowing priority list states paved roads will be plowed first, followed by bus routes, and then gravel roads.

Raymond Cummings stated he felt on page one, section three-A the wording was not correct. Mr. Rice stated this policy as written has been reviewed by Town Counsel and has been recommended as written. *Selectman Little moved to accept the Town of Loudon Winter and Inclement Weather Policy and Priorities effective January 10, 2006. Seconded by Selectman Bowles. Selectman Little stated this is something that has been recommended by the Property Liability Trust and Town Counsel. All in favor. Motion carried.*

Chairman Maxfield stated the Town has applied for the FEMA Flood Disaster Relief Funds in the amount of \$27,173.07 and have received the funds for this grant. *Selectman Little moved to accept the funds. Seconded by Selectman Bowles. Chairman Maxfield stated the damage was to Lovejoy Road, Old Shaker Road, Beck Road, and Currier Road. Hearing no comment from the audience. All in favor. Motion carried.*

Chairman Maxfield closed the public hearing.

The Board continued with their review of weekly correspondence.

The Board received information from the Secretary of State regarding the statewide Voter Registration program. David Rice stated the voting booths from the Town Hall need to be cleaned up due to the fire.

The Board received an announcement from DRA regarding the new auditor for Loudon. Chairman Maxfield stated the new auditor is Jeannie Sams.

The Board received the January Planning Board agenda, December 6, 2005 Zoning Ordinance Workshop minutes, December Planning Board minutes, and the December 19, 2005 Zoning Ordinance Workshop minutes.

The Board received a copy of the easement deed from George Duprez for Bear Hill Road.

The Board received the October and December Cate Van meeting minutes.

The Board received a notice of the EEE and West Nile Virus briefing at Concord Hospital on January 31, 2006.

The Board received information from Sherry Brooks regarding Van Transportation Grants. The Cate Van Committee has been forwarded a copy of this information.

The Board received the November monthly report from ESMI.

The Board received the Annual Report from Northeast Resource Recovery Association.

The Board discussed the draft letter regarding Ms. Maratea's driveway and drainage issues. Selectman Bowles stated he felt the Board needed to try to rectify any issues as soon as possible. Discussion ensued regarding recommendations from Andy Chapman of DES. David Rice stated if the Town does not advise Ms. Maratea that she is responsible to fix the problems, DES will mandate the Town to fix the problems at a cost to the Town as well as fine the Town. Mr. Rice stated the State is trying to work with the Town to have these issues addressed. Chairman Maxfield stated felt the draft letter to Ms. Maratea should be reviewed by Town Counsel for comment. Selectman Little stated he felt the question needed to be answered by Attorney Mayer as to what authority the Selectmen have regarding enforcement of these issues.

The Board met with Raymond Cummings to discuss the Town Office Building Study Committee's plans.

Mr. Cummings stated the next meeting for the Town Office Building Study Committee would be Monday, January 16, 2006. He asked the Board if they would consider using some of the money from the Unreserved Fund Balance to help fund the new Town Office Building. Chairman Maxfield discussed the fact that DRA would like the Selectmen to maintain at least 5% in the Unreserved Fund Balance for emergencies. They have said they would agree to go as low as 4%; however, they would not suggest going any lower. Chairman Maxfield went on to discuss the overlay account and issues that could arise if the Unreserved Fund Balance was depleted. He stated \$200,000.00 was used to reduce this year's taxes. Mr. Cummings stated he is not advocating taking all of the money out of the Unreserved Fund Balance; he would like to see the Selectmen utilize \$500,000.00 leaving \$146,000.00 until the end of June when any new balance would be added to the Unreserved Fund Balance. Chairman Maxfield stated he thought the Town Office Building Study Committee was not going forward to

this Town Meeting with a plan. Mr. Cummings stated the Committee members wanted more information to work with. He gave the Board a brief overview of figures that he had for different possibilities for the new Town Office Building. The Capital Improvements Plan was discussed regarding the figures included for possible renovations of the current Town Office Building. Mr. Cummings discussed his findings for options of building new on the current site as well as building on a different site. The housing for the Cate Van was discussed as well as the Town Office Building Capital Reserve Fund. Chairman Maxfield stated he was the Chair of the Town Office Building Study Committee this past year and gave a brief summary of its progress. He stated he feels the Committee has no intentions of going to Town Meeting this year with a proposal to build a new Town Office Building. He thinks they may come in with information that says here is a proposal and costs to build on this site, and here is a proposal to build on another site. Discussion ensued regarding issues with building on the current site. Selectman Little stated he thought it would be better to put money away and work on finding another site. Discussion ensued regarding the Merrill property and Foster Road as well as what would happen to the Office staff during renovation/construction. Chairman Maxfield stated he has a couple of letters for the Building Study Committee for Monday night's meeting. Discussion ensued. Selectman Little stated regardless of what might happen with a new Town Office Building the current building needs to be repaired. Mr. Cummings stated he felt if a new building were to pass at Town Meeting, he did not feel the Selectmen should spend any money on the current site. Discussion resumed regarding the Capital Reserve and Unreserved Fund Balance. Selectman Little stated he feels that from all the discussion they are all in agreement that the current location is not the best site for the new Town Office Building to be built.

Selectman Little moved to adjourn the meeting at 8:35 PM. Seconded by Selectman Bowles. All in favor. Meeting adjourned.

THE LOUDON BOARD OF SELECTMEN
Roger A. Maxfield, Chairman
Dustin J. Bowles, Selectman
David M. Little, Selectman

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Planning Board Minutes — December 15, 2005

MEETING CALLED TO ORDER AT 7:00 P.M.

ATTENDANCE:

Gary Tasker, Chairman; Dustin Bowles, Ex-Officio; Henry Huntington, Tom Moore, Stanley Prescott and alternates Clem Lyon and Jason Masse were present. Vice Chairman Tom Dow and Bob Ordway were not present. Alternate Clem Lyon will be a voting member to replace Tom Dow and alternate Jason Masse will be a voting member to replace Bob Ordway.

Conservation Commission representative Dan Geiger was present.

Highway Department representative Dave Rice, Road Agent, was present.

ACCEPTANCE OF MINUTES:

November 14, 2005 Zoning Workshop. Clem Lyon made a motion to accept the minutes as written. Seconded by Stanley Prescott. All were in favor.

November 17, 2005 Public Hearing. Jason Masse made a motion to accept the minutes as written. Seconded by Dustin Bowles. All were in favor.

Bob Ordway joined the Board. Jason Masse stepped down.

Gary Tasker stated tonight's meeting was published on December 6, 2005 in the *Concord Monitor*, giving nine days notice instead of the normal ten days. Mr. Tasker stated all abutter's letters were mailed in a timely manner and public notices were posted at the Ivory Rose, Beanstalk, Library, Town Dump and the Town Offices on time. Mr. Tasker asked if anybody had any issues with the newspaper notice being a day late. There were no objections.

DISCUSSIONS:

Dave Rice — Mr. Rice stated the Driveway Regulations drafted by Lucy St. John from Central New Hampshire Regional Planning Commission dated November 21, 2005, were discussed at the December 6, 2005 Zoning Workshop he was unable to attend. Mr. Rice stated number five should read minus 2% on the pitch and number eight should be added back in. Stanley Prescott stated number five should read

pitched 12 feet a minimum of minus 2% away from the road. Dave Rice stated yes it should be pitched a full twelve feet. Gary Tasker stated in number six "greater" should be "no less." Pauline Touzin asked if it was the appropriate time to address the driveway on Berry Road. Mr. Tasker stated not by this Board; could check with Code Enforcement. Mr. Rice stated that permit was issued prior to him. Mr. Tasker stated these need to be sent to Town Council for review. The Zoning Amendment for driveways is as follows:

208.4 Driveways.

C. **Standards:** A residential driveway shall serve two or fewer lots or housing unit. Each housing unit of a condominium type of development shall be treated as a separate unit for the purposes of this definition. In addition the following shall be used in defining a new driveway and standards for a driveway.

1. Be pitched a minimum of -2% away from the road for a distance of twelve feet and paved, so not to create unsafe conditions such as the creation of puddles of water, formation of ice patches and create additional drainage onto the road network.
2. The width of the driveway shall be dictated by the existing and proposed uses, with proper consideration given to providing adequate turning radius for emergency vehicles and the type of vehicles which typically frequent the site, no residential driveway shall be no less than ten (10) feet in width.

CONCEPTUAL CONSULTATION:

Steven Luger — Three lot subdivision for Walter and Sarah Lampron on Route 129 and Clough Hill Road. Mr. Luger stated they are proposing to subdivide the corner of 129 & Clough Hill into a 7.82 acre lot, 23-16-2, with a lot of swamp in the corner; subdivide the field area into a 2.07 acre lot, 23-16-1, and the remainder land, 23-16, to be 96 acres for Mr. & Mrs. Lampron. Mr. Luger stated there is an area behind lot 23-16-1 that drains into the larger wetland; lot 23-16-1 has 2 acres of contiguous upland and lot 23-16-2 has a little over 2 acres of contiguous upland. Stanley Prescott stated the 180'x240' box needs to be put on the plans. Mr. Prescott also asked that the State highway plan for Route 129 be checked for the right-of-way. Mr. Luger stated they are in the process of getting that plan; they have received State subdivision approval. Gary Tasker asked how much of an easement for drainage is on Clough Hill Road. Mr. Luger stated they are not doing anything at this stage in the game. Mr. Tasker stated the Board would like to see where the driveways are located on the plans. Stanley Prescott

pointed out there is a driveway on top of the roadway on the plans; it should be fixed. Mr. Luger stated they have gotten a hold of the Conservation Commission. Dan Geiger stated there are three different demarcations on the plan and would like to know which the wetland buffer line is; he would like the 75' wetland buffer shown. Mr. Luger stated they used septic design lines and will mark the wetland buffer zones. Mr. Geiger stated there is a significant peat bog out there and there must be adjacent wetlands. Mr. Luger stated they will get a wetland scientist out there. Mr. Prescott asked if the soil types on the two smaller lots are the same for the larger lot. Mr. Luger stated yes. Mr. Prescott stated the right-of-way on Clough Hill Road is 45' and the Board usually asks for 50'. Mr. Tasker stated it should be 25' from the center of the actual traveled way.

Web Stout — Web Stout of FWS Land Surveying presented Wayne Thistles concept for Young's Hill Road that has been to the Board for conceptual review before. Mr. Stout stated around a year ago the house was subdivided off the property and now there are four lots left. Mr. Stout added there is about 800' of new road, 600' to the cul-de-sac; Peter Schauer delineated the wetlands. Mr. Stout stated they are 2 acre lots except lot four is 24 acres. Mr. Stout stated the driveway for lot 3 would come up to the 25' wetland buffer and they will need ZBA relief because the driveway is in the side setback. Mr. Stout stated they have preliminary engineering plans for the road; the road comes in at a 2% pitch and turns into a 6 1/2% pitch, they will need a waiver for the slope. Mr. Stout stated they are 99% sure this subdivision will not require site specific only subdivision approval from the State. Stanley Prescott asked if the topography was done in the field. Mr. Stout stated yes and they will show the driveways on the plan. Gary Tasker asked how far back from Route 129 the subdivision is. Wayne Thistle stated about 750'. Mr. Tasker suggested Mr. Thistle meet with the Road Agent to discuss Young's Hill Road and the Fire Department to discuss the cul-de-sac and water supply. Mr. Stout stated they are planning to meet with the Conservation Commission. Dan Geiger stated he recalled the back area was steep sloping and the large swamp area is the primary concern, the Commission is hoping for as much buffer as they can get in that area. Mr. Geiger stated they should come to the next conservation meeting. Mr. Stout stated the lots are flagged if anyone wants to take a look at it.

OLD BUSINESS:

Application #05-25, Michael Minery, Minor Subdivision, Located on Route 129, in the RR District. Map 30, Lot 26. No abutters were present. Gary Tasker read a continuance request from the applicant. *Dustin Bowles made a motion to continue this hearing. Seconded by Bob Ordway. All*

were in favor. This application will be heard on January 19, 2006, at 7:00 pm, at this facility. This is the only notice.

Application #05-11, Wildwood Sanctuary Association, Inc. — Major Subdivision, Located on Youngs Hill Road, in the AFP District. Map 34, Lot 2. No abutters were present. Gary Tasker stated the applicant called to request to continue. *Henry Huntington made a motion to continue this hearing. Seconded by Dustin Bowles. All were in favor.* This application will be heard on January 19, 2006, at 7:00 pm, at this facility. This is the only notice.

NEW BUSINESS:

Application #05-32, Northern Design Precast, Inc. — Major Site Development, Located on 51 International Drive, in the C/I District. Map 50, Lot 24. No abutters were present. Owner Bradley Thompson presented the project. Mr. Thompson stated his son came in last month for a conceptual review; since then they have changed the addition to 84' long. Mr. Thompson stated this is a better length for Morton Design. Mr. Thompson stated they have added some parking spaces on the side based on the Zoning Ordinance. Mr. Thompson stated they currently have thirty spaces out front that are rarely always used. Mr. Thompson stated the addition is being done by the same manufacturer as the original building with the same height, slope, siding and roofing material. Mr. Thompson stated the grade in back of the addition is being built up 2 1/2' and they are adding some windows and walk out doors to the facade. Mr. Thompson stated the visual impact is minimal from International Drive. Mr. Thompson stated they have met with the Fire Department and they came out and did an inspection. Mr. Thompson stated they requested a 24hr. fire alarm system, a KNOX box and current MSDS logs. Mr. Thompson stated they are planning to add the fire alarm system to not only the addition but the whole building. Mr. Thompson stated they do not intend to have any new employees. Pauline Touzin asked what the business does and if there are a lot of chemicals. Mr. Thompson stated they manufacture architectural pre-cast concrete products, trim work for the masonry industry. Mr. Thompson stated their product is usually manufactured and sandblasted to simulate some other product like granite, limestone or marble. Mr. Thompson stated hazardous materials are limited to paints, coatings and varnishes. Gary Tasker asked if there were any more questions or comments from the public. There were none. The hearing was closed to the public and open to the Board only. Mr. Tasker stated this has not been accepted as complete yet and the Board does not have plans stamped by a surveyor yet. Mr. Thompson stated the issue with the plans is because his surveyor is no longer in business and he is working on submitting new plans to the office. Dustin Bowles stated this is the same situation with plans as on Mudgett Hill. Mr. Tasker stated the Board can give recommendations and by next month tie this up. Stanley Prescott asked about the gas line on the plans. Mr. Thompson stated they tap into ESMI's line. Mr. Tasker stated the Board can make a note of the issues that have been agreed upon with the Fire Department. *Tom Moore made a motion to continue this hearing. Seconded by Stanley Prescott. All were in favor.* This application will be heard on January 19, 2006, at 7:00 pm, at this facility. This is the only notice.

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Planning — cont. from page 24**BOARD DISCUSSIONS:**

Zoning Workshop — Gary Tasker stated he would like to go over each item and then submit them to Town Council. Mr. Tasker stated they will be discussing the most recent changes from a letter dated December 9, 2005 by Lucy St. John. Mr. Tasker asked the Board if they would like to put the buildable area into the definitions as written and use the explanation provided. The Board agreed no changes to the definition were necessary. Henry Huntington stated there should be some sort of explanation for the new definition and that the Planning Board recommends this. Bob Ordway stated the explanation should state the existing ordinance does not include a definition and we are adding this definition for clarification; this should also be used as the explanation for the contiguous area definition. The Board agreed. The Board agreed the contiguous area definition was okay as written. Mr. Tasker asked if the wetland definition was okay. Dan Geiger stated the current ordinance uses the state definition from RSA 482-A; the new definition includes reference to RSA 482-A and further includes items that may be redundant. Stanley Prescott stated it sounds like 674:55 clarifies things. Mr. Geiger stated he is okay with the new definition of wetland. Mr. Tasker stated the next amendment is to add a new section 301.6 buffers and other wetland criteria. Henry Huntington asked if someone could further explain #4. Stanley Prescott stated this prevents someone from cutting up a wetland by placing some of it on each lot. Mr. Huntington stated the definition of contiguous area states you cannot divide the minimum buildable area up and the buildable area definition states you cannot include wetlands in the buildable area. Roy Merrill stated #3 states no wetlands on the minimum lot size, so you cannot build on any area less than 2 acres of upland; this use to be based on a percentage. Mr. Prescott stated the contiguous area definition states 70% and this new section is only for the wetland conservation district. Dustin Bowles stated the wetland conservation dis-

trict is any area with a wetland over 2,000sq.ft. Mr. Merrill stated in the AFP district that would mean 5 acres of high and dry ground. Mr. Merrill stated he would never vote for this the way it is worded. Mr. Bowles stated this is going a little too far and #3 and #4 should be removed. Mr. Prescott stated the Conservation Commission recommended this. Mr. Merrill stated #1 states a 75 foot undisturbed buffer. Dan Geiger stated the Conservation Commission worked hard on their definition in the Land Development Regulations and that should be used as the model to follow. Mr. Geiger stated #3 and #4 should be removed and replaced with 23.12 Section 5 of the Land Development Regulations and #1 should read, "A 75 foot buffer, the first 25 feet undisturbed and the next 50 feet consistent with the shoreline protection act, shall protect all wetland area in excess of 2,000 square feet." The Board agreed. Mr. Tasker stated section 301.3, delineation of wetlands, was okay as written. The Board agreed. Mr. Tasker stated section 302, steep slope overlay district, was okay as written. The Board agreed. Mr. Tasker read the recommendation to remove sections 401, 205.2.B, and 205.2 Note and replace with the new proposed open space section 401. Dan Geiger asked if C.b)1) needs to be consistent with the previous proposed wetland amendments. Mr. Bowles stated as long as it is defined previously it will reflect here. Gary Tasker stated C.a) does not say the Board reserves the right to review smaller tracks of land and needs to be added back in. The Board agreed. Mr. Huntington stated the numbering of this section needs to be consistent with our numbering system. Mr. Tasker stated there is a note that section 701.3.G needs to reflect the current adopted Master Plan, not the 1985 Master Plan. The Board agreed to add this amendment. Roy Merrill asked if anybody knows what C.b)3) means. Stanley Prescott and Dan Geiger understood the section. Mr. Geiger stated this is the language used for septic designers. Clem Lyon stated C.c) reads, "Such details shall include details including,..." for clarity it should read, "These details shall include,..." also, soil classification

was excluded in this list and needs to be added. The Board agreed. Roy Merrill stated C.d) reads that in the RR District a lot must have 1½ acre and in the AFP District 3½ acre lot sizes. Mr. Merrill also stated the side setbacks in C.f) have been cut down to 10 feet and the front setback to 25 feet. Mr. Ordway stated Tom Dow has notes as to the intent of the subcommittee. Mr. Prescott stated at the last meeting the Board felt the well radius and septic should be contained on the lot. Mr. Merrill stated the committee had a few points and now it is a big complicated regulation. Mr. Bowles stated Lucy St. John explained in a true cluster you don't even have lot lines. Mr. Ordway stated with no lot lines you have a condominium and we took out the word cluster and called this open space. Mr. Tasker stated C.d) has problems. Mr. Merrill stated there are problems with C.f) too. Tom Moore suggested the section mirror the Village District. Bob Ordway stated if you are going to require smaller lots, smaller setbacks should be allowed. Stanley Prescott agreed. Mr. Prescott stated on the previous issue if you get rid of "for that district" in C.d) it should read better. Henry Huntington stated 2½ acres in the AFP district does not work for the intent of the ordinance. The Board agreed it does not matter if the well radiuses overlap or go into the common area. Henry Huntington asked if there is time to work on these some more. The Board reviewed the calendar deadlines. Mr. Tasker stated there should be another workshop with Tom Dow present to address these issues. Roy Merrill stated Tom Dow has notes from all the subcommittee's meetings. The next Zoning Workshop is scheduled for Monday, December 19, 2005, at 6:30 pm, at the town offices.

Capitol Improvements Program — Tammy Davis stated there are copies of the Capital Improvements Program FY-2006/07 to FY-2011/12 for everyone to take home and review for next month. Ms. Davis stated the CIP Subcommittee has accepted this CIP and is presenting it to the Board for adoption at the January 19, 2006 public hearing.

Report of the Board of Permit — Bob Ordway stated there were four items on the

agenda. Mr. Ordway stated the first was compulsory merging of non-conforming lots. Mr. Ordway stated he thought someone was thinking of doing this but it turns out no one was. Mr. Ordway stated the second concerned accessory buildings; people on the building permit list want to build accessory buildings so they are in a better position when they start building their residence. Mr. Ordway stated the Board concluded the Building Inspector could secure a letter of intent from the builder if they wish to put up an accessory building first. Mr. Ordway stated the third item was a discussion about two adjacent homeowners on Foster Road that does not belong at the Board of Permit; the last item was about building permit extensions. Mr. Ordway stated the Board decided each extension case will need to go to the ZBA to be handled on a case by case basis. Dustin Bowles stated his concern with non-conforming lots stemmed from the issue with the Berry Road lots, the Selectmen had no intention of going from door to door and forcing owners to combine lots. Stanley Prescott stated the Town violated the Zoning Ordinance by allowing people to have two building permits on some of those lots. Mr. Bowles stated there is nothing that can be done about those lots now so don't waste time and energy on them, we now know what to do in the future.

ADJOURNMENT:

A motion to adjourn was made by Tom Moore at 10:15pm, seconded by Stanley Prescott. All were in favor.

*Respectfully submitted,
Tammy Davis, Secretary*

**Next
Deadline:
Friday
Feb. 17, 2006**

Zoning Board Minutes — December 22, 2005

REGULAR HEARING

Chairman Roy Maxfield called the Loudon Zoning Board of Adjustment meeting on December 22, 2005 to order at 7:30 PM at the Loudon Community Building.

The following members were present: Roy Maxfield, Chairman; Steve Ives, Dave Powelson, Roy Merrill and alternates Jon Huntington and George Saunderson. Ned Lizotte, Vice Chairman was not present.

Jon Huntington will be a voting member to replace Ned Lizotte.

ACCEPTANCE OF THE NOVEMBER 23, 2005 MINUTES:

Steve Ives made a motion to accept the minutes as written. Seconded by George Saunderson. All were in favor.

PUBLIC HEARINGS:

Case #05-24 — Wildwood Sanctuary Association, Inc. — Special exception for wetland crossings. Young's Hill Road, Map 34, Lot 2. Abutters have been notified. Raymond Shea from Sanford Surveying represented the applicant. Chairman Maxfield stated the Board has received letters from the Compliance Office, Planning Board and Conservation Commission. Mr. Shea stated this is a special exception to impact wetlands for a subdivision on the North-East

side of Young's Hill Road. Mr. Shea stated the property is 65 acres with a new road to nine new five plus acre house lots. Mr. Shea stated the road has just under a 3,000sq.ft. impact to wetlands. Mr. Shea stated the last time he presented before the ZBA he was asked to get letters from the Planning Board, Conservation Commission and Compliance Officer and he has. Chairman Maxfield stated it seems the Conservation Commission has a problem with the back lot and asked how it will be addressed other than taking the lot out of the subdivision. Developer Len Lapadula stated it will be up to the Planning Board to decide because there are economic factors for them to consider. Mr. Lapadula stated no matter what happens to that lot the wetland crossings will still be the same. Chairman Maxfield stated at the site walk there were issues with mapping. Mr. Shea stated at last Tuesday's conservation meeting Schauer Environmental presented new findings and the commission was satisfied these areas were not wetlands. Chairman Maxfield asked if there were questions from the Board. Roy Merrill asked what has been done to access the neighboring Town lot. Mr. Lapadula stated a new path to the lot has been identified. Chairman Maxfield stated the Board should look at lot #5 as not

being part of the picture. Chairman Maxfield stated the building lots are in the wetlands too. Mr. Shea stated there are wetlands on the building lots but there is no direct impact to these wetlands. Chairman Maxfield asked if there was anyone that would like to speak for or against the applicant. Chairman Maxfield stated he would vote against the last lot unless the developer can convince him otherwise. Mr. Lapadula stated the last lot does not have a significant wetland issue; the Conservation Commission is concerned with continuity of conservation land behind the lot. Mr. Lapadula stated the Conservation Commission felt if you built on that lot you would break up that continuity. Mr. Lapadula stated for him the issue is economics if he keeps the lot or not. Chairman Maxfield asked how much area is uplands. Mr. Shea stated the whole lot is 11 acres and there is at least 1½ acres buildable area as per land regulations. Chairman Maxfield closed this hearing and it will be taken up under unfinished business.

Case #05-29 — Eric DeCato & Darlene Trudeau — Special exception for a reduced setback. Chichester Road, Map 11, Lot 12. Abutters have been notified. Chairman Maxfield stated this is for a 25' driveway off of Chichester Road. Chairman

Maxfield stated the Code Enforcement officer has researched this as an established lot. Mr. DeCato stated the access way is 25' wide at Chichester Road and goes into the lot 300', widening to 120' between the next set of pins. Chairman Maxfield asked how wide of a driveway is proposed. Mr. DeCato stated as wide as the Fire Department requires. Chairman Maxfield stated Mr. Blake is on one side of the driveway, can the driveway be moved closer to one lot line than the other. Mr. DeCato stated if he angled the driveway down one side he would need to cut down more trees and it would end up creating a larger looking driveway. Chairman Maxfield asked what is there for drainage. Mr. DeCato stated it is all downhill to a culvert underneath the existing road. Chairman Maxfield stated this is for a single family residence with no businesses. Mr. DeCato stated he has one 1-ton pickup for his established business but is not running trucks out of the lot and the gravel pit is separated from this lot completely. Chairman Maxfield asked if there were any questions from the Board. Dave Powelson asked if this was subdivided to be a residential lot. Roy Merrill stated yes.

Zoning — cont. from page 25

Chairman Maxfield stated the frontage is on Route 106 but they cannot get a curb cut on 106. Chairman Maxfield asked if there was anyone that would like to speak for or against the applicant. Evangia DeCato stated when she submitted the subdivision she gave a survey map with the driveway included, this subdivision was approved and she assumed the driveway was permitted. Robert Blake stated he abuts the property for 300' and would like to present details on the topography of the area. Mr. Blake stated Chichester Road on the Southerly side is below grade and his property is the lowest of the group; he receives all the runoff from Chichester Road and this property. Mr. Blake stated the Northerly side of Chichester Road is ditched and water sits in this ditch and leaches across the road onto his property. Mr. Blake stated if the driveway ground is hardened it will increase runoff if it is not ditched and properly drained. Mr. Blake stated the air quality is so that if someone burns their woodstove it sets off his attic smoke detector, smoke and dust collect and stay in the area. Mr. Blake stated an unpaved road within feet of his sideline will create a dust bowl that sits over his property and reduces the value of his home. Mr. Blake stated he has provided an outline of the requirements for a special exception and the impact to his property. Mr. Blake stated there will have to be a means devised and agreed to by all parties for snow removal. Mr. Blake stated there should be construction restrictions on the location of the driveway and snow removal, and a dust and noise barrier constructed. Mr. Blake stated he brought this up to the Planning Board and was told this was a ZBA issue. Chairman Maxfield asked if there are trees separating the properties. Mr. Blake stated the trees are on his property. Mr. Blake stated it seems to him a considerable number of ordinances have been violated. Roy Merrill asked how close Mr. Blake's driveway is to the property line. Mr. Blake stated 15 feet. Mr. Merrill asked why Mr. Blake feels his driveway can be inside the setback line but Mr. DeCato's cannot. Mr. Blake stated his driveway was preexisting but he feels he has 150' of frontage to put his snow that is not in anybody else's vision or property. Mr. Merrill stated one of the complaints was three driveways within 50' when Mr. Blake could move his driveway and not be infringing upon that 50'. Mr. Blake stated he is not infringing upon anybody. Chairman Maxfield stated Mr. Blake is correct this is a ZBA issue and the ZBA requires side setbacks. Chairman Maxfield stated this right-of-way has been here a long time; Mr. Blake does bring up a good point and I would require the drainage from this drive-

way does not inflict upon either abutter and Mr. DeCato be required to pave a certain distance in. Mr. DeCato stated he felt paving was unreasonable but he could take care of the snow issue. Chairman Maxfield asked if there was anyone else that would like to speak for or against the applicant. Ken Green asked if this was a residential driveway and this was the only right-of-way to the lot. Mr. DeCato stated it is residential and this is the only access to the lot. Chairman Maxfield stated there are snow, dust and water issues with the driveway. Mr. DeCato stated he was under the impression this was a pre-existing driveway before Mr. Blake had a house here and he is willing to work with Mr. Blake within reason. Richard Landry stated the applicant is not going to increase the water, the rain is already there. Chairman Maxfield closed this hearing and it will be taken up under unfinished business.

Case #05-30 — Blaisdell Realty Trust — Special exception. 61 Route 129, Map 30, Lot 23. Abutters have been notified. Justin Belair presented the application. Chairman Maxfield stated this is to allow a grandfathered, non-conforming 1.5 acre lot currently used for residential purposes and located within the C/I District to be grandfathered as a conforming commercial/industrial lot able to be developed for commercial purposes without the need to seek further special exceptions or a zoning variance because it does not comply with the minimum lot dimensions as set forth in the Zoning Ordinance. Chairman Maxfield stated the special exception is authorized in Article II, Section 206.4. Chairman Maxfield stated we are looking at a non-conforming use converting into a more conforming use. Mr. Belair read the special exception application. Chairman Maxfield asked Mr. Belair to explain #4. Mr. Belair stated the drafters of the ordinance anticipated a specific amount of municipal use to be expected from the property. Mr. Belair stated they are not increasing traffic because they are not proposing anything on the property yet. Chairman Maxfield stated the Board is looking at section 602 of the Zoning Ordinance and if this is applied to the land we are switching from residential use on a non-conforming lot to commercial use covered under the grandfathered clause. Chairman Maxfield stated they generally look favorable on changing something to a more conforming use. Chairman Maxfield asked if there were any questions from the Board. Chairman Maxfield asked if there was anyone that would like to speak for or against the applicant. Chairman Maxfield closed this hearing and it will be taken up under unfinished business.

UNFINISHED BUSINESS:

Case #05-24 — Wildwood Sanctuary Association, Inc. — Special exception for wetland crossings. Young's Hill Road, Map 34, Lot 2. *Jon Huntington made a motion to open this for discussion. Seconded by Dave Powelson. Roy Maxfield made a motion to approve the special exception with conditions. Seconded by Steve Ives.* Chairman Maxfield stated he does not necessarily agree it is a Planning Board decision to decide if lot 5 is buildable or not, he feels it is this Board's decision weather to withdraw this lot or not. Mr. Ives stated if the ZBA takes lot #5 out, the Planning Board cannot upgrade Young's Hill Road and we are taking the decision out of the Planning Boards hand. Roy Merrill stated the ZBA needs to keep in mind they are not impacting wetlands on lot #5 and the Conservation Commission did not want a house there because it abuts their land. Chairman Maxfield stated that is not the Conservation Commission's call. Chairman Maxfield stated the condition is the Planning Board can review and decide if lot #5 can be developed without infringing on existing wetlands and with minimal impact on adjoining conservation easement. *Roll call vote: George Saunderson — yes, Jon Huntington — yes, Roy Merrill — yes, Dave Powelson — yes, Steve Ives — yes, Roy Maxfield — yes. All in favor, application approved.*

Case #05-29 — Eric DeCato & Darlene Trudeau — Special exception for a reduced setback. Chichester Road, Map 11, Lot 12. *Steve Ives made a motion to reduce the side setbacks from 30' on both sides to 4' on both sides with consideration given to snow removal and drainage. Seconded by Dave Powelson.* Chairman Maxfield stated the new driveway ordinance is going to require the first 12' to be paved. Mr. Ives stated ledgepack will mitigate the dust. Roy Merrill stated he can ditch both sides for storm runoff. The conditions are: 1) setbacks of four (4) feet must be maintained to each abutting property. 2) Drive to be paved 12 feet in from Chichester Road. 3) Suitable material (ledgepack) be placed on the driveway to the back abutting property lines. 4) Drive to be sloped for water and snow runoff to insure minimal impact on abutters. *Roll call vote: George Saunderson — yes, Jon Huntington — yes, Roy Merrill — yes, Dave Powelson — yes, Steve Ives — yes, Roy Maxfield — yes. All in favor, application approved.*

Case #05-30 — Blaisdell Realty Trust — Special exception. 61 Route 129, Map 30, Lot 23. *Dave Powelson made a motion to approve the special exception as presented. Seconded by Steve Ives. Roll call vote: George Saunderson — yes, Jon Huntington — yes, Roy Merrill — yes, Dave Powelson — yes,*

Steve Ives — yes, Roy Maxfield — yes. All in favor, application approved.

DISCUSSIONS:

Volunteers of America — Julia Wilcox stated the Volunteers of America came to the ZBA in May 2005 and received a variance and special exception for a senior housing complex. Ms. Wilcox stated since that time it has come to their attention the property is in the flood plain in the rear so the wells and septic could not be placed there anymore creating an acreage shortage. Ms. Wilcox stated abutter Mr. Brown passed away this summer and Mrs. Brown agreed to sell her land to the Volunteers of America; purchasing this land will increase the overall amount of buildable land. Ms. Wilcox stated the concept has not changed, only the location of the building has; they are required to have six buildable acres for the building, septic and well. Chairman Maxfield asked if the Brown property is in the elderly housing overlay district. Tony Marcotte from Bedford Design Consultants stated yes. Dave Powelson asked if the building will have to be moved onto the new lot. Mr. Marcotte stated the Brown property still needs to be surveyed and then the final determination for the building placement will be made. Chairman Maxfield stated if the layout is changed a special exception will have to be granted for the move. Steve Ives stated the location of the building had a lot to do with the variance and abutters will have to be re-notified if that changes. Chairman Maxfield stated the variance was for the building but the special exception was for the use of the lot and will have to be reheard when the property layout changes. Chairman Maxfield stated he feels the variance is for the compact size of the unit and should not have to be reheard. Ms. Wilcox asked if she would put in an application for special exception under both lots. Chairman Maxfield stated once the Volunteers of America determine what the properties are going to be, and lock into a purchase and sales, submit an application for a special exception on the expanded area. Bob Ordway stated he would like to have the public hearing at the Planning Board during site plan review, ultimately the lot lines are going to change and the ZBA has already approved the requirements for the special exception for the land use. Mr. Ordway stated he does not feel moving the building 200' will have any effect on the approval, the placement of the building is up to the Planning Board during site plan review. Chairman Maxfield agreed and stated the ZBA only has to approve a special exception for the new piece of property and then turn it over to the Planning Board for site plan review. Chairman Max-

Zoning — cont. on 27



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Zoning — cont. from page 26

field stated they will have a public hearing for the special exception next month.

Carleton Sawyer – Chairman Maxfield stated this next issue is a building permit extension; Roy Merrill raised the issue of once having granted extensions in the past we can no longer refuse one. Chairman Maxfield stated the Board all has a handout on estoppels and he has spoken with the Town Attorney and he feels the Board can rule on a case by case basis. Chairman Maxfield stated the Selectmen have incorrectly heard these in the past and from now on they will be referred to the ZBA. Chairman Maxfield asked the Board if they agreed they have a right to hear these cases and rule on a case by case basis. The Board all agreed. Carleton Sawyer stated he visited Bob Fiske and was told the rules had changed regarding extensions. Mr. Sawyer stated the property is at 978 Loudon Ridge Road, Map 65, Lot 8 and is a little over 7.5 acres. Mr. Sawyer stated there were several reasons for the delay including the weather and the assumption an extension would be granted. Roy Maxfield made a motion to extend the building permit for 6 months to June 15, 2006. Seconded by Steve Ives. Chairman Maxfield stated that would be for the cellar hole and Mr. Sawyer would have a year from then to frame and close. Roy Merrill asked if Mr. Sawyer is going to live there himself. Mr. Sawyer replied maybe, maybe not his financial circumstances are changing. Chairman Maxfield stated they get into problems with speculators taking up building permits, if it is for personal use they don't have an issue. Mr. Merrill stated he wants Mr. Sawyer to know if he does not

live there for a year he will be fined a \$10,000 penalty if he acquired a resident building permit. Mr. Sawyer stated he did not know this. Craig Thomas stated he is a personal friend of Mr. Sawyers and his wife has developed a medical condition so it may not be financially possible to keep the property for himself. Mr. Thomas also added if they had known if they could or couldn't get an extension two weeks ago they may have had time to get a foundation in. Mr. Sawyer stated when he applied for the permit in 2001 his wife was in good health. Chairman Maxfield stated there have been extenuating circumstances and a six month extension seems reasonable. All were in favor. Building permit extended.

Jim Bond – Chairman Maxfield stated the Board has a letter from Mr. Bond, he would like to put a barber pole on the Fox Pond Plaza sign. The Board reviewed the sign ordinance. Chairman Maxfield stated the sign is already lit so the pole can be lit as well. Chairman Maxfield stated the office will draft a letter to Mr. Bond stating the barber pole fits our Zoning Ordinance.

Denyse Merullo – Chairman Maxfield stated the Board received a letter requesting a building permit extension. Chairman Maxfield state the board needs more information from Ms. Merullo to issue a decision. Chairman Maxfield stated the office can send her a letter requesting her presence to answer questions the board may have.

ADJOURNMENT:

Jon Huntington made a motion to adjourn this meeting at 9:01 p.m., seconded by Roy Maxfield. All were in favor.

Respectfully submitted,
Tammy Davis, Secretary

Add Your Event to the Calendar

Add your your organization's meeting date, time, and location by our deadline each month to be included in the calendar. There is no charge for organization dates. If you'd like your birthday, anniversary or other important date celebrated, please send \$5.00 per insertion and we'll add it to the calendar.

Meeting information and personal dates with checks should be mailed to: The Loudon Communications Council, PO Box 7871, Loudon, NH 03307. Information must be received by each month's deadline.

Your name: _____

Address: _____

City/State/Zip: _____

Telephone: _____

Email: _____

Event #1: _____ Date: _____

Time/Location: _____

Event #2: _____ Date _____

Time/Location: _____

Event #3: _____ Date _____

Time/Location: _____

Event #4: _____ Date _____

Time/Location: _____

TOTAL ENCLOSED: _____ (Organizations FREE. Personal dates \$5.00 each)

February 2006 in Loudon

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
			1 6:30 p.m. • Selectmen's Meeting/Rescheduled from January 31.	2	3	4
5	6 6:30 p.m. • Happy Hill 4-H Club at American Legion	7 6:30 p.m. • Selectmen's Meeting/Board of Permit 7:00 p.m. • Loudon Lions Club at Library	8 6:30 p.m. • Loudon Old Home Day Committee, Com. Bldg.	9 7:00 p.m. • Second Budget Hearing/Final Warrant Articles review	10	11
12	13 8:00 p.m. • Fire Dept. Mtg. at Safety Building	14 VALENTINE'S DAY 11:15 • Young at Heart meets at Com. Bldg. to leave for "Food for Thought" 6:30 p.m. • Selectmen's Meeting	15	16 7:00 p.m. • Planning Board at Com. Bldg.	17 9:00 a.m. • Young at Heart Steering Committee LEDGER DEADLINE	18
19	20 PRESIDENT'S DAY TOWN OFFICES CLOSED 6:30 p.m. • Communication Council at Com. Bldg.	21 6:30 p.m. • Selectmen's Meeting 7:00 p.m. • Loudon Lions Club at Library	22	23 2:00 p.m. • Cate Van Committee at Com. Bldg. 7:00 p.m. • Book Discussion Group at Library 7:30 p.m. • Zoning Board at Com. Bldg.	24	25
26	27 9–12 • Senior Health Clinic at Com. Bldg. Call 224-4093, x4830.	28 6:30 p.m. • Selectmen's Meeting/Work Session 7:00 p.m. • LYAA at Maxfield Public Library	1 7:00 • Meet the Candidates at Com. Bldg.	2	3	4 9–2 • Book Sale at Library to benefit Children's Room

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