

# The Loudon Ledger

PUBLISHED BY THE LOUDON COMMUNICATIONS COUNCIL



**October 2005  
Volume 7, Issue 10**

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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.*

## Loudon's New Veterans' Memorial to Open With Ribbon Cutting

*By Roger Maxfield*

The Veterans' of Foreign Wars Post 4405 of Loudon is pleased to announce that our all-inclusive Veterans' Memorial site at the junction of Recreational Drive and the Maxfield Public Library on South Village Road is now complete. The Town of Loudon and VFW Post 4405 will hold ribbon cutting and dedication ceremonies on Veterans Day, November 11, 2005, 9 a.m., at the Memorial site. The public is cordially invited to attend. Refreshments will be served.

It was the privilege of VFW Post 4405 to provide the funds for this memorial. A small amphitheater connected to the library children's room and new walkways were added to complete the site.

VFW Post 4405 wish to thank the following individuals and companies for their support, equipment, supplies, and manpower: The Loudon Board of Selectmen, Maxfield Public Library Trustees, American Legion Post 88 of Loudon, Site Contractor John Rice (former Loudon Road Agent), Loudon Fire Department, Loudon Highway Department, Perry Monument Co., Harry-O Electrical Corp., Kim and Melinda Bean of K & M Drywall, Ledge View Gardens, Jim Dymont, and Gerry Bean.



*The newly-completed all-inclusive Veterans' Memorial.*



*This stone appears at the beginning of the walkway that winds up the hill to the main portion of the memorial. Also on the site are a number of benches and an amphitheater.*

*FOR MORE PHOTOS SEE PAGE 3.*

**Fire Department Harvest Supper**  
Saturday, October 15  
5:00-7:00 p.m.  
**MARK YOUR CALENDAR NOW!**

## Save Those Box Tops & Campbell Soup Labels!

Loudon Elementary School is saving 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 in the lobby of the Maxfield Public Library. Last year, over 20,000 Box Tops were collected. Each Box Top is worth 10¢ and General Mills sent a check for \$2,000. These funds are used for different projects, activities, and books at the 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. ■

# 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. and Saturdays from 8–9 a.m.

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](mailto: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 Judy Merrow, chairperson of the Council, 783-4467. ■

## “The Loudon Ledger” 2005 Schedule

January–December 2005 / Volume 7

November 2005 Issue — Deadline: October 7

December 2005 Issue — Deadline: November 11

**2006 SCHEDULE WILL BE POSTED NEXT MONTH!**

## PLAN YOUR ADVERTISING IN ADVANCE! TO ADVERTISE, CONTACT:

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

## DISPLAY ADVERTISING RATES:

|                      |                                |                |
|----------------------|--------------------------------|----------------|
| <b>Business Card</b> | 4½"W x 2"H                     | \$35.00/issue  |
| <b>1/8 Page</b>      | 4½"W x 3"H — or — 2¾"W x 6"H   | \$50.00/issue  |
| <b>1/4 Page</b>      | 9¾"W x 3"H — or — 4½"W x 6"H   | \$65.00/issue  |
| <b>1/2 Page</b>      | 9¾"W x 6"H — or — 4¾"W x 11¼"H | \$115.00/issue |
| <b>Full Page</b>     | 9¾"W x 11¼"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:** *Lyford Merrow, Ray Cummings, Judy Merrow, 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](mailto:debbie@debbiekgraphics.com)

*All editorial submissions are approved by the Council before publication.*

**Advertising:** Terri Barton — 783-9123 / [BARTONBOYS@peoplepc.com](mailto:BARTONBOYS@peoplepc.com)  
Samantha French — 783-4601 / [harvestmoon@aol.com](mailto:harvestmoon@aol.com)

## More Photos of the Veterans' Memorial



*Clockwise from left: The original WWI monument has been moved from directly in front of the Library and incorporated into the new memorial. A new Veterans Honor Roll (both sides) includes veterans' names from WWII, Korea, Vietnam, and Desert Storm. The next photo is a close-up view of the monument originally placed in the triangle at the end of Route 129. It was also moved and added to the new memorial, which is handicapped accessible and has plenty of parking.*

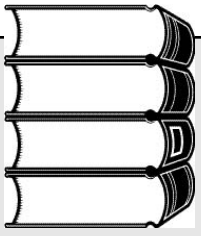


*An official ribbon-cutting ceremony celebrating the beautiful Veterans' Memorial will be held on Veterans' Day, November 11, 2005 at 9:00 a.m. All townspeople are invited.*

*Above: The finished amphitheater is a wonderful addition to the town's facilities. It can be used by the library for various reading programs or by folks just wanting a place to relax and enjoy the sun.*

*Right: Another view of the memorial, looking up from the parking lot on Recreation Drive. The amphitheater is on the right and one of two benches greeting visitors is on the left.*





## Maxfield Public Library News

By Dale Gregory

As Fall approaches and the air turns cool and crisp, why not bring your children to an apple orchard? The story time children will be visiting Meadow Ledge Farms on Monday, October 3rd at 1 p.m. and Thursday, October 6th at 11 a.m. The cost is \$2.50 per child and includes a wagon ride through the orchard, the opportunity to pick a 1/2 peck of apples, a snack of cider and apples, and a brief tour of the orchard's operations. This is a fun learning experience and a great way to celebrate the season. Please stop by the library to reserve a place. Pre-payment is required.

Regular story times will resume on Monday, October 10th at 2 p.m. and Thursday, October 13th at 10:30 a.m. when the children will hear *Ghost's Hour, Spook's Hour* by Eve Bunting. *There Was an Old Witch* by Howard W. Reeves will be the featured story on Monday, October 17th and Thursday, October 20th. On Monday, October 24th, the children will hear *Froggy's Halloween* by Jonathan London. The month will also feature fun seasonal crafts such as Fall trees and jack-o-lanterns.

Also in October, the children will be having their annual Halloween parties on Thursday, October 27th at 2 p.m. and Monday, October 31st at 10:30 a.m. Children are encouraged to wear costumes and parents are asked to bring treats. The library will provide cider, music, and fun. Parents and children will parade around the town buildings in Loudon Village and then enjoy their treats and music.

If you're looking for some good books to get you through the winter months, visit the library book sale on Saturday, October 15th, from 9 a.m.–2 p.m. You can't beat the prices. ■

## Please Join Us!

By Debbie Kardaseski

The Loudon Communications Council continues to seek additional people either as Directors or members. We would like to receive more input from the Loudon community. It has always been hoped that each organization in town would appoint its own representative to serve on the Board or attend monthly meetings. In addition, we would like to have input from interested residents who may not be affiliated with an organization but who would like to help out.

The Board meets monthly to discuss upcoming issues of *The Loudon Ledger*, and other projects such as the website.

The Council needs help writing articles, distributing papers, and reporting on various events in town. If you are able to help, **please join us at our next monthly meeting, Monday, Oct. 10 at 7 p.m. in the Community Building.**

We hope to hear from you. Please contact our Secretary, Amanda Masse, [jaelmasse@comcast.net](mailto:jaelmasse@comcast.net) or 783-0227, for information. ■

## HALLOWEEN October 31, 2005

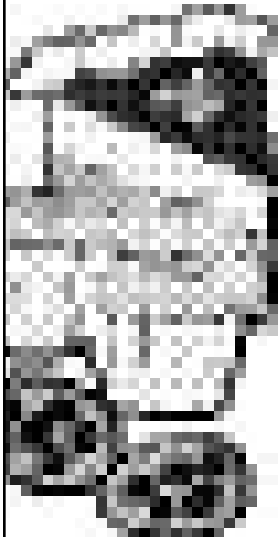
The Loudon Police Department  
encourages TRICK OR TREATING  
between the hours of  
5:00 p.m. - 8:00 p.m.



### Saturday, Oct. 22, 2005 Town Wide Girl Scout Bake Sale at the Maxfield Public Library 9–12 a.m.

All money goes to the  
American Red Cross to benefit  
Hurricane Katrina.

Please come and  
show your support!!!



### The 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  
Air Conditioned 798-4084



### LOUDON POLICE DEPARTMENT D.A.R.E. PROGRAM

## Win your own Orange County Chopper Bicycle!

Raffle Tickets \$1.00.  
Drawing to be held Oct. 31, 2005.

Tickets available from LPD Officers or at the Station.

Generously donated by Dave Swenson d.b.a. SwensCo.



Jennifer Morency

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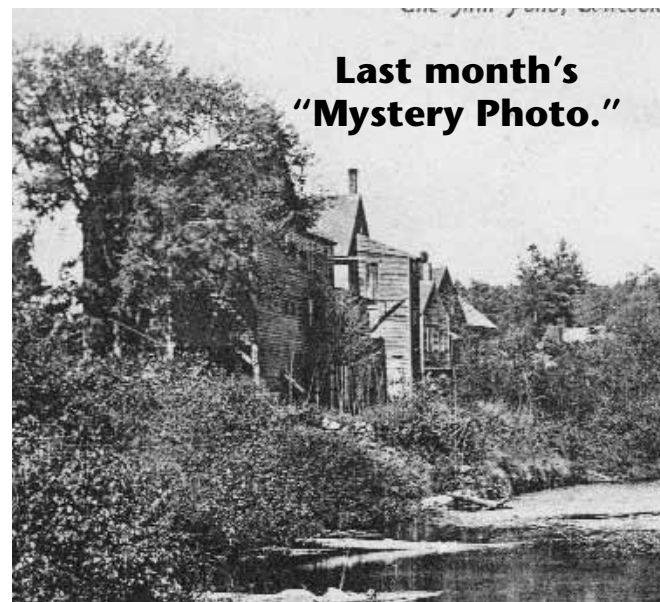


# A LOOK AT LOUDON HISTORY

By Amanda Masse



This month's "Mystery Photo."



Last month's "Mystery Photo."

The mystery photo for last month is located at what is now 7004 Church Street in the Village. The photo was taken around 1930 from the bridge area of the Soucook River looking north and east. This photo was also made into a postcard by Cody Bros. of Canterbury. The home was in the Ordway Family since mid 1800. In 1860 it was purchased by Walter and Jennie (Marden) Ordway. Walter and Jennie raised their son and two daughters in the home. The photo shows a two-story outhouse which was attached to the back of the house on the river side. The home had no running water or power at that time. Water was retrieved from a pump in the dooryard. Walter passed away in 1928. Jennie continued to live in the home until her passing in 1938. At that time their son, Perley, began to restore and repair the home. Perley and his wife, Cora, moved into the house in 1941 with their son, Robert. Perley was a patternmaker by trade but was also a woodworker making furniture and violins in addition to the patterns. Between 1928 and 1930, Perley and his cousin, Caleb Marston, designed and built three airplanes in the wood shop. Those airplanes were flown from the field across from the Lovejoy Farm on Lovejoy Road. Some of the press corps reports of the time called it The Lovejoy Airport in Loudon. In addition to being a woodworker and patternmaker, Mr. Ordway was a rural mail carrier in Loudon and Canterbury from the early 1930's until his retirement in the 50's. Perley passed on in 1965 and Cora in 1967. Perley and Cora's son, Robert, and his wife Pat moved into the home with their two children, Joan and David, in 1967. Bob and Pat lived in the home until 1986. Michael Lanier moved in and later purchased the home from the Ordway's. There were a number of old tools including a band saw, large joiner/planer, table saw, and wood lathe that were still in the shop. This equipment was purchased by the folks at Shaker Village as antiques. The current owners, Ron and Martha Stonis, have lived in the home since 1994. They have nine children, most of whom are now married and moved away. Mr. Stonis owns Stonemark Carpet Cleaners and provides us with the much-appreciated "Clean Home Chat" section which is frequently published in *The Loudon Ledger*. The house has been continuously renovated and restored through the years though the original structure remains the same, minus the outhouse. Mr. Stonis recognized the house immediately and noted that if the outhouse was still there, he would be looking at it while sitting at his desk!

I guess this home wasn't such a mystery for those who have been around town for a bit.... I received nine correct guesses on this photo! Thank you to all those who responded and thank you also for your continued support of *The Loudon Ledger*! Congratulations to Merrill Sinclair: you won the drawing for a *Loudon Ledger* shirt. Remember, the more information I have on the mystery, the more interesting it becomes for all readers, so please call with any details you have!!

Still looking for more mysteries.... I have one for this month; let's see if someone can figure it out! If you think you know where this month's mystery photo is or would like to guess, just contact me, Amanda by e-mail at [jaelmasse@comcast.net](mailto:jaelmasse@comcast.net) or by calling 783-0227. If you have a photo with a story to tell and would like to include it as our mystery picture, please give me a call!!! ■

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Thank You for making our first season successful. We look forward to next year. We will be closing October 30 on Route 106 and will re-open May 5, 2006.

Take-out and Holiday orders:  
505-2630

Route 106 South  
Loudon, NH

We are taking holiday orders now for smoked hams, turkeys, cheeses and beef jerky for November and December. We also smoke wild game during hunting season.

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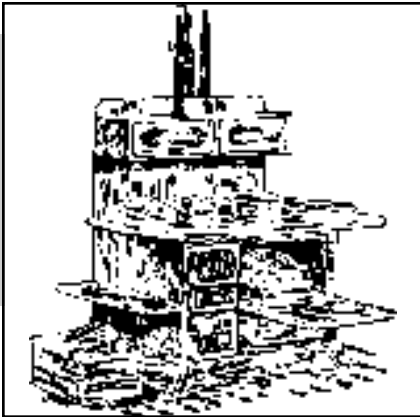
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## What's Cookin'! Recipes from Loudon kitchens...

*This month: Apple Recipes*

Fall is here and with it comes the apple harvest. The Loudon area is blessed with several fine apple orchards and there's no better family outing than a day in the Autumn sun picking apples. **NEXT MONTH:** We'll feature Thanksgiving recipes. It's hard to believe that holiday will soon be here — but our next issue is November! Please send us your family's favorite Thanksgiving recipes. We're looking for vegetable dishes, breads, stuffing, desserts — whatever is a tradition in your home. You may email them directly to the *Ledger*: [debbie@debbiekgraphics.com](mailto: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.

### BAKED APPLES — Submitted by Alicia Grimaldi

This is a nutritiously wholesome recipe that tastes delicious! This recipe is from, "The Self Healing Cookbook" by Kristina Turner.

- 2 large apples
- 1 T. roasted sunflower seeds
- 1 T. raisins
- 1/4 tsp. vanilla
- 1/4 tsp. cinnamon
- 2 tsp. water
- sesame oil

*Variations: sesame seeds, pumpkin seeds, carob chips, slivered almonds*

Slice off and save the tops of the apples. With a small knife or apple corer, hollow out 1" in the center of each apple, being careful not to go through the bottom of the apple. Mix all the other ingredients together and fill the apples. Replace the top slice of apple, and bake at 375 degrees for 30–45 minutes until tender. For juicier apples, cover halfway through cooking. Enjoy!

### APPLE CAKE — Submitted by Dottie Mulkhey

*This recipe was given to Dottie by her Grandmother.*

- 1/2 cup shortening
- 1 cup white sugar
- 1/2 cup brown sugar
- 2 eggs
- 2-1/2 cups flour
- 1 tsp. baking powder
- 1 tsp. baking soda
- 1 tsp. vanilla
- 1/2 tsp. salt
- 1 cup milk
- 2 cups chopped apples

Combine all ingredients except apples. Stir enough to blend. Fold in the apples last and pour batter into a 9" x 13" pan. Sprinkle the top with a mixture of 2 tbsp. sugar and 1/2 cup chopped nuts. Bake at 350° for about 45 minutes.

### APPLE BROWNIES — Submitted by Dottie Mulkhey

- 2 cups sugar
- 1 cup shortening
- 2 eggs
- 2-1/2 cups flour
- 1 tsp. baking powder
- 1 tsp. baking soda
- 1 tsp. salt
- 1 tsp. cinnamon
- 6–8 apples, chopped
- 2 tsp. vanilla

Mix all ingredients together. Pour into a 9" x 13" pan. Bake in a 350° oven for 40 minutes. Cut into squares.

### APPLE CAKE — Submitted by Amanda Masse

- 2 tsp. vanilla
- 2 eggs
- 3/4 cup oil
- 1 cup sugar
- 2 cups sifted flour
- 1 tsp. cinnamon
- 1 tsp. baking soda
- 3 cups sliced, diced apples
- 1/2 cup nuts
- 1/2 cup chocolate chips

Preheat oven to 325°. Grease a bundt pan or a 13" x 9" x 2" pan. Beat together vanilla, eggs, oil, and sugar. Add in sifted flour, cinnamon, and baking soda. With a wooden spoon, fold in apples, nuts, and chocolate chips. Bake 45 minutes for bundt pan and 25–30 minutes for 13" x 9" x 2" pan.

### SOUR CREAM APPLE PIE — Submitted by Debbie Kardaseski

- 2 eggs
- 1 cup sour cream
- 1 cup sugar
- 6 tbsp. all-purpose flour, divided
- 1 tsp. vanilla
- 1/4 tsp. salt
- 3 cups chopped, peeled cooking apples
- 1 unbaked pie shell (9")
- 3 tbsp. butter
- 1/4 cup packed brown sugar

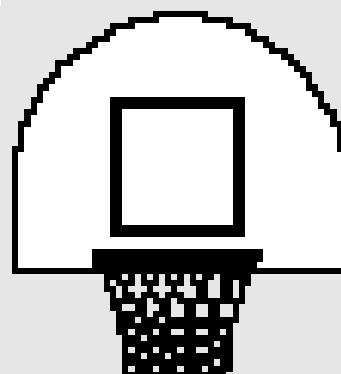
In a large bowl, beat eggs. Add sour cream. Stir in sugar, 2 tbsp. flour, vanilla, and salt; mix well. Stir in apples. Pour into pie shell. Bake at 275° for 15 minutes. Meanwhile, combine butter, brown sugar, and remaining flour. Sprinkle over top of pie. Return to oven for 20–25 minutes or until filling is set. Cool completely on a wire rack. Serve or cover and refrigerate. ■



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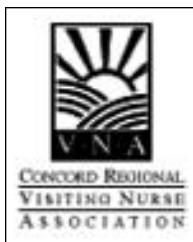
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### Men's Pick-up Basketball

All ability levels welcome.  
Friday nights, 6:30–8:30,  
Loudon Elementary  
School gym.  
For more information contact  
Paul Kowalski,  
267-6290.



## Concord Regional Visiting Nurse Association

### Senior Health Clinics

Concord Regional Visiting Nurse Association is offering the following Senior Health Clinics for the month of OCTOBER 2005:

**10/25 Loudon Community Center, Loudon 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 available in Loudon; call 798-5203.

### Monthly Walk-In Immunization Clinics

Concord Regional Visiting Nurse Association is offering the following affordable monthly walk-in Immunization Clinics for all ages in the month of OCTOBER 2005:

**Monday, October 3, 2005 1:00 P.M.–3:00 P.M.**  
**Tuesday, October 18, 2005 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.

### Monthly Walk-In Blood Pressure Clinic

Concord Regional Visiting Nurse Association is offering the following FREE monthly walk-in Blood Pressure Clinic in the month of OCTOBER 2005:

**Wednesday, October 5, 2005, 10 a.m.–Noon**  
**Hannaford's Pharmacy, Ft. Eddy Rd., Concord**

Concord Regional Visiting Nurse Association offers blood pressure screenings in the areas that it serves. Blood pressure screenings are a good way for individuals to track their blood pressure for upcoming visits to their physician. Blood pressure screenings are free of charge. For more information call Concord Regional Visiting Nurse Association at 224-4093 or 800-924-8620. ■

## Gas-Saving Tips From The Pros

(NAPSI) — There's good news for SUV owners who want to use less gasoline. With a little bit of planning, it's possible to save fuel — and money — while improving your SUV's performance.

Here's some time-tested advice from the experts at the group that tests and certifies automotive technicians — the nonprofit National Institute for Automotive Service Excellence (ASE).

Their plan of action involves keeping your vehicle properly maintained and changing your driving habits.

- *Monitor your tires.* Under-inflated tires or poorly aligned wheels waste fuel by forcing the engine to work harder. Let the tires cool down before checking the air pressure. Out-of-line wheels, as evidenced by uneven tread wear, should be aligned by a professional.
- *Consolidate your daily trips and errands.* Also, try to travel when traffic is light so you can avoid stop-and-go conditions.
- *Avoid excessive engine idling.* Shut off your vehicle while waiting for friends and family.
- *Observe speed limits.* Speeding decreases your SUV's mileage.
- *Drive gently.* Sudden accelerations guzzle gas. Anticipate traffic patterns ahead and adjust your speed gradually. Use cruise control.
- *Remove unnecessary items from the vehicle.* Less weight can mean better mileage. Avoid carrying cargo on the roof, as this greatly increases drag.
- *Use windows and air-conditioning wisely.* Your car's mileage should improve if you keep the windows closed at highway speeds, since air drag is reduced.
- *Keep your engine operating at its peak efficiency.* A misfiring spark plug can greatly reduce gas mileage. Follow the service schedules listed in your owner's manual. Replace filters and fluids as recommended; have engine performance problems, such as rough idling and poor acceleration, corrected at a repair facility.

Given today's high-tech engines, it's wise to have this type of work done by auto technicians who are ASE certified in engine performance.

The National Institute for Automotive Service Excellence was founded in 1972 as an independent organization dedicated to improving the quality of automotive service and repair through the voluntary testing and certification of automotive technicians.

To learn more, visit the Web site at [www.ase.com](http://www.ase.com).

*Don't Be Fuelish* — Experts say with a little planning, it's possible to improve your SUV's gas mileage and performance. ■

**Next Deadline: Friday, October 7, 2005**

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 From Rte. 106: Take Shaker Rd., and follow our BIG RED APPLE SIGNS.

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## Build a Healthier Lunch Box With Your Kids — Part V

By Alicia Grimaldi  
Holistic Health Counselor at "Affirm Your Health, Affirm Your Life"

Well, I hope you were all able to digest last month's article on reading food labels and upgrading your snack foods to ones without trans fats and high fructose corn syrup. It's a great place to begin upgrading your loved ones' lunch boxes.

Now for another upgrade: purchasing organic produce. Organic produce is grown without pesticides, herbicides or chemical fertilizers. Since World War II and the advent of chemical farming and food processing, the soils and foods of much of the world have been depleted of minerals and other nutrients. Pesticides, which have been shown to cause cancer, as well as liver, kidney, and blood disease, must be dealt with by the immune system. Pesticides build up cumulatively over time,

getting lodged in our tissues. Eventually, the built-up toxins weaken our immune system, allowing other carcinogens and pathogens to adversely effect our health.

So, is that enough of a reason why we should buy organics? For most it is not. I like to think the best reason to buy organics is because — first and foremost — *you and your family are worth it!* Secondly, fresh organic produce is 50% more nutritive than conventionally-grown produce. It also tastes better. Try this experiment at home — cut up an organic carrot and a conventionally-grown carrot. Which has more flavor?

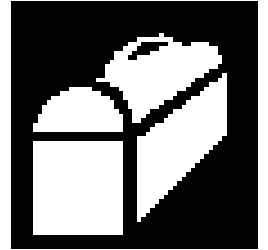
When buying organic you are supporting the efforts to create a healthier environment. The growing market for organics encourages the entire food industry to keep moving toward healthier and more responsible practices, helping to build rich, productive soil, and preserving natural ecosystems.

I often hear, "It's more costly." Organic foods are not really more expensive than intensively-farmed foods, as we pay for conventional foods through our taxes. We spend billions of dollars every year cleaning up the mess that agrochemicals make to our natural water supply. Initially, it may feel like it's hitting your pocketbook, but if you start slowly by purchasing one or two of these, you won't notice those few additional pennies and your body will thank you for it!

Begin by purchasing organics of one or two of these top 12 pesticide-laden conventionally grown foods: peaches, strawberries, apples, spinach, nectarines, celery, pears, cherries, potatoes, raspberries, sweet bell peppers, and grapes.

If this hasn't convinced you to start buying organics or you're unable to at this time, there are a few things you can do. Wash all your produce well and then remove outer leaves or skin. Buy locally. Our bodies respond best to local produce. Get to know your local farmers and find out how they grow and treat their crops. Knowledge is power — the more you know about the health benefits in your food, the better you'll feel serving it up for your family.

If you have any questions regarding this article or have suggestions regarding future articles, please email me at [affirmhealth@yahoo.com](mailto:affirmhealth@yahoo.com). ■



## What Happens To Our Recycled Mixed Paper?

Source: NH Department of Environmental Services

In 2004, Co-op members (this includes Loudon) recycled almost **22 million pounds** of mixed paper through the Co-op. That's a lot of paper! Many of our members have wondered exactly what happens to that material once it leaves their transfer stations, especially since much of the material is not sorted. The process is very simple.

To obtain pulp from recycled fibers, the paper is mixed in a vat with a chemical solution which helps loosen the bonds between paper fibers and begins to lift off any remaining ink residue. Contaminants such as staples, rubber bands, and paper clips are removed either by gravity or a screening process. Following this, some pulps are further deinked or bleached if necessary. From there, the recycled pulp is handled exactly like virgin pulp and joins the regular papermaking process.

Since its inception, the paper industry has worked with recycled fiber, and by the mid '80s, well before the explosive growth of municipal recycling programs, recycled fiber accounted for approximately 25% of the papermaking feedstock in our country.

In the past, recycled pulp was only used in lower-end papers like cereal boxes, egg cartons, and tissues. In recent years, however, technology advances, mounting political pressure, greater availability of low-cost materials, and an increasing demand for recycled content papers have all resulted in wider-spread use of recycled content. Consumers can now find envelopes, copy paper, and even fine stationery with the "recycled content" stamps of approval.

Unfortunately, some businesses and personal consumers still worry that recycled content papers will not perform as well as papers made from virgin pulp. This is no longer true! The quality of recycled content papers has improved so dramatically that there is virtually no difference between products. So when you're shopping for your home or office, look for papers with post-consumer recycled content, the higher the percentage the better. If you're not buying recycled, you're not recycling! ■

## Village Study Committee Minutes — May 4, 2005

Present: Art Colby, Pam Smith, Ned Lizotte, Bob Ordway and Carol Pike.

Meeting was called to order at 7:00 P.M.

Pam Smith moved to accept the meeting minutes of March 16, 2005 as written. Seconded by Bob Ordway. Motion carried.

Ned Lizotte gave an update on the status of the parking and trails project that he and Clem Lyon are working on. Ned Lizotte and Clem Lyon have joined the Town Hall Committee to assist with the parking aspect part of the project. This will serve both the Loudon Village project and the Town Hall Committee. The trail portion that Ned and Clem are working on will be discussed with the Conservation Committee. Ned is hopeful that the trails could be done with volunteers. Another benefit of this project could be to serve as a learning experience for some of the younger volunteers on how to build trails.

The committee members voted to take a summer break for the months of June, July and August. A brief discussion concerning the possible election of officers for next year was delayed until after our summer break.

Ned Lizotte moved to adjourn at 7:58 P.M. Seconded by Pam Smith. All in favor. Meeting adjourned.

Our next meeting is on Wednesday, September 7, 2005 at 7:00 PM in the Community Building, Historical Room.

Respectfully Submitted,  
Carol Pike



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## Selectmen's Minutes—Tuesday, August 16, 2005

*Present:* Selectman Kardaseski and Bowles. Selectman Maxfield is not present.

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

*Selectman Bowles moved to approve the Selectmen's Meeting Minutes of Tuesday, August 9, 2005 as presented. Seconded by Chairman Kardaseski. All in favor. Motion carried.*

Chairman Kardaseski stated for the record three pistol permits were submitted for signature and approval.

The Board met with Dan Aversa and Gary Vermette to discuss their road construction bond.

The Board reviewed information relative to the construction bond/letter of credit for Wellington Properties. Chairman Kardaseski stated she had spoken with Town Engineer Tony Puntin and, while Mr. Puntin is happy with the road construction to this point, he and Road Agent David Rice do not feel any money can be released until at least after the first coat of pavement has been applied and inspected. Mr. Aversa provided the Board with a letter from Simon Leming who had contacted Town Counsel regarding this issue. Chairman Kardaseski stated Tony Puntin and Dave Rice have expressed their concerns and until they agree that the road is to their satisfaction, there will be no release of funds. Selectman Bowles stated the Board respects the recommendations of the Town Engineer and Road Agent and feels that no money should be released until all their concerns are met. Discussion ensued regarding mats being put down on the slopes and unstable slopes. The Board advised Mr. Vermette and Mr. Aversa to discuss their issue with the Planning Board. Chairman Kardaseski stated they could try to arrange a meeting with Engineer Tony Puntin and Road Agent Dave Rice to discuss this issue.

Chairman Kardaseski stated the Selectmen were going to be meeting with the

Loudon Center Freewill Baptist Church Trustees on Thursday, August 25, 2005 at 6:30 PM in the Library meeting room. Discussion ensued regarding the issue of a Town organization needing to use the meeting room at the Library and being denied. Chairman Kardaseski stated she has spoken with Susan Sprague of NHMA regarding the meeting. The Board will advise NHMA of the results of the meeting with the Church Trustees.

The Board began their review of weekly correspondence.

The Board was advised that the Fire Department is looking for volunteers to learn how to use the defibrillator (AED) located in the Community Building. Anyone interested can contact the Loudon Fire Department.

Chairman Kardaseski stated two proposals have been received for the installation of the foam insulation and coating the roof system at the Safety Building. Discussion ensued. The Board will review this information.

The Board reviewed a memo regarding health and dental insurance coverage for part time employees.

The Board received copies of water tests conducted at Clough Pond Beach.

The Board met with Zoning Board Chairman Roy Maxfield.

Mr. Maxfield advised the Board Tammy Davis would be doing the majority of her duties at her home. He stated that there would be times when she would need to be in the office. Mr. Maxfield said he and Mr. Tasker were not in a position where they could do much else. He said this is pretty much what he had told the office manager three or four months ago: to expect the baby to be in the office and to expect Mrs. Davis to continue working. With everything that was going on, he said the functions that need to be maintained are the minutes, getting notices posted, and abutters notices out in a

timely fashion. He said currently there are two issues facing possible litigation: Cross Brook Road and Currier Road. He said Mr. Tasker has had a conversation with Attorney Mayer and he does not have an issue with it. Selectman Bowles said he could not have talked with Attorney Mayer, unfortunately, as he is on sabbatical. Chairman Kardaseski stated Mr. Tasker had spoken with Attorney John Teague and did not provide Attorney Teague with the whole story. Chairman Kardaseski said Mrs. Davis has no legal right to bring the baby to work, and the Board will not under any circumstances allow her to bring the baby to work. She stated the decision was the Board of Selectmen's to make and Attorney Teague advised her it was up to the Board of Selectmen. Mr. Maxfield stated the Board of Selectmen can make their decision, but they (he and Mr. Tasker) will appeal it to the ZBA and see where it goes from there. Chairman Kardaseski stated this was not something that is appealed to the ZBA; this is an employee personnel issue. Mrs. Davis works for the Town of Loudon, the Selectmen sign her check, and the final liability falls on the Selectmen. Mr. Maxfield stated Mrs. Davis does not work for the Selectmen; she works for Planning and Zoning. Discussion ensued regarding signing payroll checks. Chairman Kardaseski said the personnel issues and personnel decisions rest with the Board of Selectmen. She stated the Board's decision is Mrs. Davis is not allowed to bring her baby to work and if she continues to bring the baby to work, she could be terminated. Mr. Maxfield said the Board does not have the right to terminate her and he will cross that bridge when it gets here. Chairman Kardaseski said they (the Board) do have the right. Mr. Maxfield said he would like to know when the Board intends to do it so he can have Channel 9, *Concord Monitor*, and the town attorney present. Chairman Kardaseski stated she was not going to entertain threats from Mr. Max-

field. Mr. Maxfield said it was not a threat, it was simply a position that the Board has taken and he whole-heartedly does not agree, as does Mr. Tasker. Chairman Kardaseski said they had six months to arrange for this situation. Mr. Maxfield said no, only four months. He said the Board of Selectmen has known for three or four months and they could have told him and Mr. Tasker it was not an acceptable situation. Chairman Kardaseski said he was told the baby was not to be in the building and he was to discuss this with Mrs. Davis and get back to the Selectmen, and at no point did he do it. Mr. Maxfield said he was never told, maybe his board was told, but he was never told. Selectman Bowles stated he found out last week what the decision by Mr. Maxfield and Mr. Tasker was. He added that the Board asked both Mr. Maxfield and Mr. Tasker to meet with Mrs. Davis two or three months ago to discuss this situation and it is his understanding they had met with her. Selectman Bowles said Mr. Maxfield or Mr. Tasker had not contacted the Board with the results of the meeting as the Selectmen had requested. Selectman Bowles said as far as he is aware, there has not been any documentation stating any meeting with Mrs. Davis had taken place or with the terms of the discussion. Selectman Bowles went on to say last week they were accused of not being team players. He stated he feels every person in the office building has been a team player in assisting Mrs. Davis with carrying heavy objects, etc. He said he was appalled by the comment from Mr. Tasker that the office staff were not being team players. Selectman Bowles said the office staff is a good group and they are team players, including Mrs. Davis. Chairman Kardaseski said as soon as Mr. Tasker finished talking about not having team players in the office, he refused to come in and help in the office. Mr. Maxfield said he felt

*Selectmen — cont. on 10*

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**Selectmen — cont. from page 9**

the liability issue to the town would be if Mrs. Davis were terminated. Chairman Kardaseski said she did not feel that was the issue. She said she felt it was not unreasonable for the Board to ask Mrs. Davis to have child-care available for the few hours she needs to be in the office building. Mr. Maxfield said she does not have to be in the building much, but if she does come in, she will be bringing the child with her. Chairman Kardaseski said there is no government or municipal office where this is allowed. She said, "Your tax money and my tax money pays her salary, and there is no way she can give full attention to her job with an infant in the office with her." Chairman Kardaseski stated she does not want to pay Mrs. Davis to baby-sit her child. Mr. Maxfield asked if he was understanding that the baby was not to be in the office at all. Chairman Kardaseski said she does not want the baby to be in the office. Mr. Maxfield said then he is understanding that the Board does not want Mrs. Davis in the office at all. Both Chairman Kardaseski and Selectman Bowles said no, that is not what they are saying. Mr. Maxfield said the Board must honor the deal he and Mr. Tasker had made. Both Chairman Kardaseski and Selectman Bowles replied there is no deal. Mr. Maxfield said it was non-negotiable. Chairman Kardaseski said there is no deal and Mr. Maxfield is not in a position to be doing this. Mr. Maxfield went on to say if Mrs. Davis comes in, the baby comes with her. Chairman Kardaseski said no. Selectman Bowles said he did not understand why this was a conversation about "let's make a deal." Mr. Maxfield said Mrs. Davis has every legal right to maternity leave until her doctor says she can return to work. Chairman Kardaseski said yes, she is entitled to maternity leave but maternity leave does not involve bringing your child to work. Mr. Maxfield said Mrs. Davis was making a deal out of the goodness of trying to get the work done, and also going back to Mrs. Davis not being up front about the pregnancy when she was hired. Chairman Kardaseski said Mr. Maxfield and Mr. Tasker have known since January other arrangements needed to be made to cover the office when she had the baby, and at no point in time have the Selectmen been told that Mr. Maxfield and Mr. Tasker had made the decision to allow Mrs. Davis to bring her baby to work with her. Mr. Maxfield said he had no intention of sitting here and being ridiculed by the Selectmen. Chairman Kardaseski said the Board is not ridiculing Mr. Maxfield; however, we are telling you that the decision is not yours to make. Selectman Bowles said he thinks the Selectmen have a responsibility. He said if he were sitting on the other side of the table, he

would have more compassion for the situation. Unfortunately, he was elected to sit on this side of the table. He added that, given the information the Board is receiving from attorneys and insurance companies, having a child in the building, which has environmental and structural issues, is just wrong. Having a child at work in a government position, which is what Mrs. Davis is in, is wrong. This is not Tasker Landscaping, Dustin Bowles Contracting or Debbie K Cartographics [sic]. This is the Town of Loudon — a government operation. Government offices do not have children in the workplace and this is where the Selectmen have to take the position that this is unacceptable. It cannot be done. If we allow this now, the town will have children riding around in the highway dump trucks. The Town does not need this kind of liability, and unfortunately, this is the line the Board must take. Mr. Maxfield said he is hearing "liability," "loss of productivity," but Mrs. Davis cannot function and do all the things she needs to do without coming into the office. Selectman Bowles and Chairman Kardaseski said they understand that, and Mrs. Davis needs to find a baby sitter for those hours that she comes into the office. Chairman Kardaseski said she does not feel this is being unreasonable at all. Selectman Bowles added that Mr. Maxfield and Mr. Tasker have known for as long as anyone else has known that this situation was coming. Mr. Maxfield said he had discussed the baby issue with Jean Lee three or four months ago and that should have been the time for the Selectmen to make their position known. Mr. Maxfield said if the information was not given to the Board at that time, then Jean Lee was remiss in not providing this information to the Board. Chairman Kardaseski said she cannot believe Mr. Maxfield would even consider it appropriate for someone to bring an infant to work. She added it is not appropriate to have a baby in an office environment when you are working. Chairman Kardaseski said she cannot believe the amount of time and legal costs that have been wasted on this issue. Chairman Kardaseski said Mr. Tasker had been informed it was not necessary for him to contact Town Counsel, but he did anyway. Mr. Tasker was also told if he did not provide answers to the Board by Friday, August 12, the Selectmen would take care of the situation. The decision at that time was Mrs. Davis could move her computer to her house so that she could work at home. If she required items from the office, they could be delivered to her. Mr. Maxfield said it is not the Selectmen's decision. Chairman Kardaseski responded, "Yes, it is." Mrs. Davis works for the Town of Loudon, her payroll check says Town of Loudon, not Roy Maxfield or Gary Tasker. Mr. Maxfield said they do not say Debbie Kardaseski either. Chair-

man Kardaseski said she is a representative of the Town of Loudon. Mr. Maxfield said there would be no resolution to the issues as he and the Selectmen do not see eye to eye on the situation. Selectman Bowles asked how long the "program" that Mr. Maxfield and Mr. Tasker have entertained is supposed to last. Mr. Maxfield responded the thirty days stipulated by Mrs. Davis' doctor. The Selectmen asked for a date that Mrs. Davis would be returning to work, without the child. Mr. Maxfield said he did not know exactly. Selectman Bowles said this information should have been brought to the Selectmen so that the Board could have worked something out instead of waiting until the last minute. Mr. Maxfield said he will find out that information and will be happy to provide it to the Board. Chairman Kardaseski said they had asked for the same information last week and had been told September 1. Mr. Maxfield questioned whether Mrs. Davis had already provided this information. Chairman Kardaseski said the doctor's statement, provided by Mrs. Davis, states that Mrs. Davis can work 10 hours per week for five weeks, which would end on August 31. Chairman Kardaseski said therefore, as of September 1 her maternity leave is over and without a note from her doctor; she is expected to be back to work full time, no baby. Mr. Maxfield said we agree on that. He also said both he and Mr. Tasker feel Mrs. Davis' willingness to help out during her maternity leave has been a big plus to the Town. Chairman Kardaseski and Selectman Bowles expressed their concerns for the safety of the child and potential liability should an accident occur. Chairman Kardaseski asked if there was any reason that Mrs. Davis could not find childcare for the few hours that she needs to be in the office. She questioned whether Mr. Davis could assist his wife during that time. Mr. Maxfield said this was not the "deal" he had made with Mrs. Davis and he was not going to go against that because she could be staying home and doing nothing for the Planning and Zoning Boards. Selectman Bowles said maybe Mr. Maxfield and Mr. Tasker should have had plan B ready to implement should the situation arise, as it has now, that Mrs. Davis could not come back to work immediately and need the full six weeks maternity leave. Mr. Maxfield said given the fact that it is now half of the way down the road to full time employment and child care, and given that all she is in the office for is to pick up mail and check emails, an hour at the most, he is not willing to fight this issue. Chairman Kardaseski asked why Mrs. Davis could not find a baby sitter for one hour. Mr. Maxfield said she certainly could do that, but he will not order her to do that, as this is not the arrangement that had been agreed on. Chairman Kardaseski said she was stunned that Mr. Maxfield and Mr. Tasker would enter into an agreement like this without consulting the Selectmen. Mr. Maxfield said he would rather have some work accomplished rather than none. The Selectmen responded that they would not have absolutely nothing, had they made an alternative plan to hire someone to work part-time during Mrs. Davis' maternity leave. Mr. Maxfield said if they had done that, he and Mr. Tasker would have had to spend a great deal of time in the office and they were not ready to do that. Chairman Kardaseski said unfortunately, that comes with the territory when you take

office. She also said Mr. Tasker had stated he felt the town office employees were not being team players in assisting Mrs. Davis during this time, but by Mr. Tasker refusing to spend any time in the office, he is also stating he is not a team player. Mr. Maxfield said the Chairman could include him in the same category then. Selectman Bowles said he could understand that, but there are always unforeseen circumstances. Mr. Maxfield said he would rather have an employee contributing something rather than nothing. He said he and Mr. Tasker agreed to Mrs. Davis' request due to the investment they already have in her time in the office. Chairman Kardaseski said then the Board needs to speak with Mrs. Davis, as Mrs. Davis needs to understand that she works for the Town of Loudon. Mr. Maxfield said Chairman Kardaseski does not need to speak with Mrs. Davis and he resents the fact that Chairman Kardaseski called Mrs. Davis at home. Mr. Maxfield said Mrs. Davis does not work for Chairman Kardaseski. Selectman Bowles said Chairman Kardaseski is not saying Mrs. Davis works for her personally, Mrs. Davis works for the Town of Loudon and the Selectmen, who are responsible for the Town of Loudon. Chairman Kardaseski said the Board's decision, as Mrs. Davis' employer, is she does not bring the child to work, she can find childcare for an hour per week, or not come in. That is her option. Mr. Maxfield asked if the Selectmen then also accept the responsibility of the Planning and Zoning requirements. Chairman Kardaseski said the Chairmen of the Boards should be able to step in as team players and help. Chairman Kardaseski said she would pay for a babysitter for one hour per week if that is the problem. Mr. Maxfield said Chairman Kardaseski does not understand the deal. Chairman Kardaseski said there is no deal. She added Mrs. Davis has no legal right to bring the baby to work, the decision as to whether she does or does not is the Selectmen's, and that is directly from the Town's attorney. Mr. Maxfield said if Mrs. Davis is not allowed to bring the child in, there is no one else capable or suitable to do the work and provide the necessary support for the Planning Board meeting coming up. Chairman Kardaseski asked if Mrs. Davis was bringing the baby to the Planning Board meeting. Mr. Maxfield replied, "Of course not." Mr. Maxfield said an agreement had been accepted that would allow some material value to the town. Chairman Kardaseski stated she felt the discussion was over and the Board will continue with their weekly correspondence review.

Chairman Kardaseski discussed the correspondence sent to Claire Crowley regarding the maintenance bond on Greenview Drive. There has been no response from Mrs. Crowley so another letter will be generated.

The Board discussed the issue of obtaining the 2005 tax maps and electronic format of the maps for Cartographic Associates as has been requested from Lee Eddins.

Selectman Bowles moved to adjourn at 8:06 P.M. Second by Chairman Kardaseski. All in favor. Motion carried.

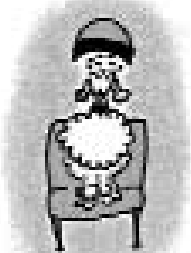
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**Next Deadline:  
Friday, October 7, 2005**

## Selectmen's Minutes—Tuesday, August 23, 2005

*Present:* Selectman Kardaseski and Bowles. Selectman Maxfield was not present.

*Also present:* Sgt. David Girard and Fire Chief Jeff Burr, Sr.

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

*Selectman Bowles moved to accept the Selectmen's Meeting Minutes of Tuesday, August 16, 2005 as printed. Seconded by Chairman Kardaseski. All in favor. Motion carried.*

The Board met with Sgt. Dave Girard.

Chairman Kardaseski stated for the record three pistol permits were submitted for signature and approval.

The Board met with Fire Chief Jeff Burr, Sr.

Chief Burr advised the Board Road Agent Dave Rice was not going to be at the meeting tonight as he is working on the paving on the Ridge.

Discussion ensued regarding the quotes for the insulation for the Safety Complex. The Board stated they would like to arrange a meeting with the companies to go over their proposal.

Chairman Kardaseski discussed the letter from NH Haz-mat Team regarding reimbursement. Chief Burr stated they would not include administrative costs in the reimbursement, however they will allow for FICA. The Board will get together with Chief Burr to resolve this issue.

Chief Burr asked if the Board had anything they would like him to pass along to Road Agent Dave Rice. Chairman Kardaseski stated Tony Puntin had faxed the Landfill Post Closure Monitoring proposal agreement, which needs to be reviewed with The Louis Berger Group and the State of NH.

Chairman Kardaseski asked if Chief Burr could remind Mr. Rice about the trees that need to be trimmed at the Recreation Field.

The Board met with Tammy Davis.

Chairman Kardaseski asked Mrs. Davis if she wanted a public meeting or an executive session. Mrs. Davis stated she would have preferred an executive session; however, since last week's meeting was public, she would like to have a chance to tell her side of the issue as the minutes will be published in the *Ledger*. Mrs. Davis stated she was appalled the discussion was in an open session last week and that she was stuck in the middle of the turf war. She went on to say the word "terminated" was thrown around and all she was trying to do was help the Town. Mrs. Davis stated she understood the Town Attorney feels the Selectmen are the final authority and she has no problem with that. She said she has no problem with not bringing in her baby to work. Mrs. Davis stated it wasn't that she couldn't find child-care, it's that the State of NH will not allow a licensed daycare to accept a child under 6 weeks of age. She said she was not trying to make the Town pay for her daycare.

She works more than ten hours per week. Mrs. Davis stated it has been made very clear by people in the office that because her doctor's note says she can only work ten hours per week, that is all she is putting on her timesheet. She stated she had spoken with her husband, as it has been a horrible six weeks, and she has decided she will take the full twelve weeks of maternity leave. She stated she would not be coming in to the office at all.

Mrs. Davis stated she has no problem with helping Mr. Tasker and Mr. Maxfield with the minutes and coming in to the meet-

ings at night and she will do as much as she can at home. She stated she is not happy with the way she was treated and she knows that it was nobody against her, but everything has been dumped on her.

Chairman Kardaseski advised Mrs. Davis she has not been employed by the Town long enough to qualify for Family Medical Leave which is what states she is entitled to 12 weeks off. Mrs. Davis stated then the Town should start proceedings to replace her. Chairman Kardaseski stated no one wants to replace her and that is not what she was saying. She was trying to advise Mrs. Davis that after the first six weeks, Mrs. Davis would have to pay for her medical insurance in full and when she comes back full time her benefits would be reinstated.

Mrs. Davis stated this issue was not about money, she didn't need to work, she was trying to help out the Town, but it backlashed on her. Chairman Kardaseski stated it was unfortunate that Mrs. Davis had the attitude she was caught in the middle. If she had come to the Selectmen or talked to her (the Chairman) when she had contacted her last week, an awful lot of these problems could have been eliminated. She went on to say if Mrs. Davis' supervisors had handled the situation when they found out Mrs. Davis was pregnant and arranged for some temporary help to come in, this discussion would not be happening.

Chairman Kardaseski stated she felt Mrs. Davis deserved some time to be home with her baby and felt that, while Mrs. Davis was trying to help, she should not have been put in the position where she even had to help. She stated other arrangements should have been made for that office. Chairman Kardaseski went on to say this is absolutely no reflection on Mrs. Davis or her job performance. The Board is very happy with it, but she feels badly that Mrs. Davis got caught in the middle of it.

Mrs. Davis stated she didn't understand and questioned whether she had five bosses. Chairman Kardaseski stated, no, and the letter Mrs. Davis had received was written by an Attorney and clearly outlined the situation. Mrs. Davis stated it says the Selectmen have final say over the Town employees and it sounds as though she needs to answer to the Selectmen, even though Mr. Tasker and Mr. Maxfield are the ones who hired her. She asked, "Whom do I have to answer to?"

Chairman Kardaseski stated the ultimate responsibility for employment status, which includes maternity leave, vacation time, intermittent sick leave, paid holidays, insurance, and anything to do with the money she makes, is the Town of Loudon, which is represented by the Board of Selectmen. She stated there are three tiers: there is Mrs. Davis, her immediate supervisors Mr. Maxfield and Mr. Tasker, and then there is the Town of Loudon, who is represented by the Board of Selectmen, who has the ultimate responsibility to the safety of the employees of the Town by law.

Chairman Kardaseski stated it was unfortunate that this was never made clear to Mrs. Davis when she was hired and it bothers her that at no point did Mrs. Davis make an effort to talk with the Selectmen. Gary Tasker stated it was his and Mr. Maxfield's recommendation that Mrs. Davis not contact the Selectmen based on the belief they had regarding the situation. Mr. Tasker stated he had contacted the Town Attorney and felt Chairman Kardaseski should not have contacted Mrs. Davis until after getting a reply from the Town Attorney. Chairman Kardaseski stated she had contacted the

Town Attorney before contacting Mrs. Davis. Mr. Tasker said he felt Chairman Kardaseski should not have contacted Mrs. Davis; she should have contacted him and Mr. Maxfield. Chairman Kardaseski stated she had contacted Attorney Teague and advised him (Atty. Teague) that Mr. Tasker had questioned him on whether or not she had spoken with him. She was upset her Mr. Tasker implied she would lie about her discussion with the Attorney. Mr. Tasker stated there were two attorney's working on this and he didn't imply that Chairman Kardaseski was lying. Chairman Kardaseski stated she spoke with John Teague, who is replacing Bart Mayer while Attorney Mayer is on sabbatical. When Attorney Teague initially spoke with her, he did not have a problem with the issue. Then he received all of the information and at that point he did have a problem with it.

She went on to say the whole thing astounds her especially with the amount of time and taxpayers' money that has been wasted on a discussion they shouldn't even be having. Chairman Kardaseski stated anyone with any common sense knows you do not bring a baby to work and anyone with any common sense who runs a business knows you do not allow your employees to do this. Mr. Tasker said, "Do not sit here and preach to me." Chairman Kardaseski said "Don't you start with me, Gary." Mr. Tasker said, "I'm telling you right now don't do it. I'm here, I'm being calm and I respect the Attorney's decision. But I'm not going to sit here and have you lecture me."

Chairman Kardaseski asked Mrs. Davis what the dates were she would not be coming into the office. Mrs. Davis replied "July 15, twelve weeks from that date." Chairman Kardaseski said, "So you are not working at home or in the office at all at this point in time beginning now." Mrs. Davis said, "I worked all day today." Chairman Kardaseski said, "You're not on maternity leave if you're working." Mrs. Davis said, "I guess I haven't been on maternity leave since four days after I gave birth." Chairman Kardaseski said, "You're right, you haven't been. You have not been, and this is what I can't understand. You've been on intermittent leave right now with a note from your doctor. Maternity leave means you stay at home with your baby and at this point you are on intermittent leave with a doctor's note."

Chairman Kardaseski advised Mrs. Davis that the note from her doctor was for 10 hours per week for five weeks which is up on August 31 and at that point in order for Mrs. Davis to work at all, ten hours or whatever her doctor feels is safe and whatever Mrs. Davis is comfortable with, she will need to provide another note. Chairman Kardaseski stated maternity leave is staying at home and she wished Mrs. Davis had been able to feel she could do that. She went on to say that the Board is not planning on terminating her; however, based on a con-

versation with the Attorney, the Board could terminate her. Because she was never told about the chain of command the Board will not do that. Mrs. Davis said she had two Chairmen to answer to who could terminate her. Chairman Kardaseski stated, "No, they can't, they can not. You work for the Town of Loudon; you do not work for Gary Tasker or Roy Maxfield. You work for the Town of Loudon and the only ones who can terminate you or anything of that nature is the Board of Selectmen. We have absolutely no intention of doing that."

Mr. Tasker said, "I don't know if that is actually true, but that aside, we are willing to work with Tammy in any capacity she is willing to continue. She's been a great employee to the Town, with only the best interest, and I feel a little bit to blame that we put her in this position and I know that she is willing to work this thing through. I also wish that the Selectmen would keep rumors to themselves. The word 'terminate' has leaked out and has been planted by someone and could only come from the Selectmen."

Chairman Kardaseski stated, "It's not a rumor, it's in the minutes." Mr. Tasker said, "Along with other issues that should not be discussed with other office personnel in that office."

Selectman Bowles stated this whole issue should never have happened this way. He said, "When the Chairman of the Planning Board and the Zoning Board were asked to address the issue and get back to the Selectmen, it would have been the perfect opportunity to address the situation." Selectman Bowles said that, "at no point in time has he ever had any issues or wishes to see Mrs. Davis terminated — at no point. She has done a remarkable job for someone not knowing anything about how that office ran. It was in tiptop shape when she took over from the previous employee and I think she grasped it very well she is doing an extremely good job and I think this situation should have been handled differently. That's all I can say."

Mr. Tasker said, "I hope this is a new start and I am willing to do what I can to be sure it works. When I said that I would get back to you that day, I went home. I did have a question, and I think I had a right to legally find out what that question was, and I did. And that's the only thing I did and I did not get an answer on Friday so I did not get back to you."

Selectman Bowles stated, "I'm talking about three months ago or better. We asked. I know that you guys had a meeting with Mrs. Davis because I was in the office visiting with Dave Wiley on abatement issues and we never heard anything back from that at all. That I think is where this whole thing started to go wrong. This making a deal, you gentlemen should have come to us and said

*Selectmen — cont. on 12*

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*Selectmen — cont. from page 11*

look this is what we've got at hand, what should we be doing, how do we work this through."

Mr. Tasker stated, "I'd like to work this through and I'd like to work it through now, and I'd like to start today, and I'd like to put a plan in place. You have offered some assistance and we appreciate it. Is that offer still open?" Chairman Kardaseski stated "Yes."

Mr. Tasker stated Mrs. Davis does not have internet access. "I don't believe the computer is an option, but as far as things being delivered to her or if she has some communication with somebody in the facility can help out, is that true?" Chairman Kardaseski said, "Yes, and that is something we have always been open to. Roy last week made it very clear that the only way this was going to happen was if she came in to the office with the baby and that's what got our hackles up. He absolutely refused."

Mr. Tasker said, "I don't want to rehash that." Chairman Kardaseski said, "What we would like to do is, as of Wednesday of next week we'll need another note from your doctor letting us know whether it's OK to continue to work the ten hours. If he says you shouldn't be working more than ten hours, you really shouldn't. You need to get your rest, and I would say probably up until you're approved for about twenty hours per week, you could work from home. I think after that it is probably time to come back in the office. Does that seem logical?"

Selectman Bowles said "Yeah, and if she needs to come in the office for some reason, then she can. I don't want anybody to get the idea she's not allowed in."

Chairman Kardaseski said, "What I'm saying is once the doctor says OK, now you're approved to work twenty-five hours per week, at that point those twenty-five hours should be at the office, not at home. That's what I'm saying. At this point if you're approved for ten and wants to spend eight at home and two in the office that's fine. The only issue here, the only issue that has ever been an issue, is bringing the baby to work, reporting to work with the baby."

Mr. Tasker said, "We understand." Chairman Kardaseski said, "If she wants to work eight hours at home and come in the office a couple hours per week that's fine."

Mr. Tasker said, "The legal implications if something should happen, I don't know but I feel that at this point, I may need somebody to sit in there to get stuff ready, maybe three or four hours per week. If I could find somebody to do that, does that work pay wise? If somebody can fill in for three hours on a Thursday, then people will know they can drop off applications and then if Tammy needed something they could have direct communication with that person."

Chairman Kardaseski asked if Mr. Tasker had someone in mind. Mr. Tasker said "Not at this time." He went on to say, "It could be somebody that knows something about the position or it could be somebody that doesn't know about the position. I can't put people in there and ask them to do

anything that has legal implications if they don't know anything and that's the hard part."

Chairman Kardaseski said, "Well, like I say, we could have eliminated all of this a long time ago."

Mr. Tasker said, "To make it easier on Tammy, maybe if that was the case."

Chairman Kardaseski said, "I would let you guys work that out but you have got to let us know what your plans are, because the people in the office have a right to know who they are going to be working with. They are all willing, if somebody comes in and they need forms and maps or something like that when Tammy isn't there, they are all willing to work with members of the public. Whether Tammy wants people calling her at home for work or not, that's her choice."

Mr. Tasker said "I'll talk to her about that and I'll talk to her about this afterwards but right now there won't be anybody there and we'll be relying on what ever time Tammy might be able to give to come in there or somebody gathering information and leaving it for her. And if I can find somebody to spend three hours in there, I'll let you know."

Chairman Kardaseski said, "I would not hesitate to ask for help. I know that you have issues with Jean, but she's very efficient, very thorough, and she's good with the public. I would rely on her or Bonnie if you can. Obviously, with Tammy not working full-time, there's money in the budget to get somebody else in there. My concern is that we get Tammy through this. I don't want you (Tammy) to feel that your job is threatened in any way. The only way your job would be threatened at this point, is if you come to work with the baby. If you stop in to visit and you've got the baby that is different, but if you're coming in to work, you can't be bringing her. And that's the only issue we've had. As far as how many hours you come in versus how many hours you work at home, you know what you need to do to get your work done. I leave that up to you."

Mrs. Davis said "I just want to make sure everyone understands I am not coming in to the office, whether I work at home or not, I am not coming in to the office until my twelve weeks is up. I would like a copy of a letter stating that the Chairmen cannot take action against me and the Selectmen can hire, fire, and discipline."

Chairman Kardaseski said, "One Selectman can do nothing." Mrs. Davis said "No, what I'm saying is I have two Chairmen, and I can't speak for Gary, or Roy and he's not here, but should they not like my decision on what I decided to do?"

Chairman Kardaseski said, "They can't. They can't, and the letter you got very clearly states the Board of Selectmen has the final authority over all personnel. So it won't happen. We don't want to loose you. We really do want to get this worked out. Do you have any other questions or anything else?" Mrs. Davis said "No."

Chairman Kardaseski advised Mrs. Davis the Board would look in to the medical insurance so she would know exactly where she stood with it. Mr. Tasker asked about the issue of medical insurance regarding medical leave. Chairman Kardaseski stated while the personnel policy is vague on this subject, the agreement with the health insurance company is that all Town employees working a minimum of 15 hours per week can purchase the insurance, however they have to pay the full premium themselves. The Town only pays their portion for fulltime employees. She advised Mr. Tasker and Mrs. Davis the Board would get an answer as soon as possible. Selectman Bowles thanked Mr. Tasker and Mrs. Davis for coming in.

Chairman Kardaseski asked Mr. Tasker if he could stay for a few minutes during the discussion with Chip Davis. Mr. Tasker stated he could but that he had another appointment he needed to get to.

The Board met with Chip Davis regarding his subdivision called Kincaid Haven on Lovejoy Road.

Mr. Davis stated he had received a conditional approval at the July Planning Board meeting and he went right out and took care of things right away. He stated he met with the Town Engineer, got the well covered immediately, and spoke with the Fire Department representative and had taken care of their issue. Mr. Tasker stated Planning Board member Stan Prescott had brought up the issue of the requirement for Mr. Davis to meet with the Conservation Commission and Mr. Tasker asked Conservation Commission Chairman Julie Robinson if she needed to meet with Mr. Davis to discuss things. She stated "yes." Mr. Tasker stated it was just a formality and Mr. Davis just needed to give her a call. Mr. Davis stated he had no problem with that, but it wasn't part of his approval. Selectman Bowles stated there were too many conditions placed on the approval and there was discussion that it was being left up to the Conservation Commission to make the final decision as to what happens to the open space. Mr. Davis stated they wanted the Town to take possession of it. Selectman Bowles said he didn't think a decision had been made, as one member of a board sitting in the meeting doesn't have the authority to make that decision. Mr. Davis stated Mrs. Robinson spoke up at the meeting and said she wanted the Town to take possession. Selectman Bowles stated he didn't think a decision had been made. Chairman Kardaseski asked Mr. Tasker what his recollection of the meeting was. Mr. Tasker said he had no recollection of it. Mr. Davis stated his problem is that somebody adds something — a condition — and comes back to next month's meeting and changes somebody's plan. Mr. Tasker said everybody sat at the meeting and agreed to it, they didn't disapprove it, so therefore he thought the decision stands. Mr. Davis stated he could not get on the building permit list because the plan has not been recorded. Discussion ensued regarding what Mr. Davis needed. Mr. Tasker stated Mr. Davis needs to contact the Conservation Commission and once that is set, he could sign the plans. Then they could be recorded. Mrs. Davis stated she had the letter from the Fire Department. Discussion ensued. Mr. Davis stated Mr. Prescott felt something had been left out of the minutes and the Board changed the minutes to reflect that. Selectman Bowles stated this was why the Board had decided to not grant approvals with conditions. Chairman Kardaseski asked Mr. Davis if he was at the August Planning Board meeting. He said no, he had conditional approval from the July meeting and felt he had addressed all of the conditions. He said Mr. Prescott added a

fifth condition at the August meeting that he was not made aware of. Mr. Davis said he felt that Mrs. Robinson had determined the Town would accept ownership of the open space land. Mr. Tasker advised Mr. Davis he should contact Mrs. Robinson in the morning and then advise him of the outcome. Selectman Bowles stated he agreed Mr. Davis should contact Mrs. Robinson. He went on to say the Conservation Commission is doing a lot of research regarding how these properties are going to be monitored and maintained. Mr. Davis stated he had only learned about this condition at 4:00 P.M. today. Chairman Kardaseski stated that since Mr. Davis got his revised plans in today, there wasn't much that could have been done anyway. Mr. Davis stated that he had turned in his revised plan fifteen or sixteen days ago and had only learned about the condition today, which is keeping him from getting on the building permit list. Mr. Davis stated he also had a problem regarding the building permit, which states it requires a septic plan "as submitted to the State." It doesn't say a "State stamped septic design." He stated you have to get the approval number but it can take three weeks to get the actual stamped plan back, which creates issues when you are trying to get on the building permit list. Discussion ensued regarding what has been required in the past, as well as wording on the building permit application. Selectman Bowles stated the Planning Board members who were at the July meeting recalled there was the condition relating to the Conservation Commission and felt there were too many conditions for the approval. Mr. Davis stated he feels if there are changes that effect someone's application the Board should notify them if they are not present at the meeting. Chairman Kardaseski stated she felt if the Board members were in agreement, the discussion must have taken place at the meeting Mr. Davis was at; therefore, they would not feel there was a reason to notify him, as he was present during the discussion. She stated she does not believe anyone was just changing the minutes or adding conditions. Mr. Davis said the condition relative to him meeting with the Conservation Commission was not in the draft minutes. It was not until last Thursday's meeting that it was included. If he had a copy of the minutes prior to Thursday, it wouldn't have had anything about the condition in it. Discussion ensued regarding listening to the tape of the minutes, writing down the conditions as they are being given out, and not approving applications with conditions.

The Board began their review of weekly correspondence.

The Board received copies of the draft MS1 and MS4 reports. The Board will review them and advise Mrs. Lee of any questions or changes.

The Board received a letter from Tom McCue regarding Claire Crowley's road maintenance bond. Discussion ensued regarding the maintenance bond figures from Town Engineer Tony Puntin as well as the history of the road construction phases. The Board will take this under advisement at this time.

The Board received a copy of ESMI's 2nd quarter 2005 Host Community Fee.

The Board reviewed a copy of a memo from Tony Puntin regarding Wellington Properties design review.

The Board met with Chip Davis again to discuss his phone conversation with Conservation Chairman Julie Robinson.

Mr. Davis stated Mrs. Robinson advised him the Conservation Commission is still working on a plan and there is nothing she can do. She advised him he could meet with the Committee; however, until such time as

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## Selectmen's Minutes—Tuesday, August 30, 2005

*Present:* Selectman Bowles and Maxfield. Chairman Kardaseski is not present.

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

Selectman Bowles called the meeting to order at 6:30 P.M.

Selectman Bowles stated the Selectmen's Meeting Minutes of Tuesday, August 23, 2005 could not be approved as Selectman Maxfield did not attend that meeting and Chairman Kardaseski is not present. The minutes will be brought back for approval next week.

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

Mr. Fiske discussed the issue of the speed limit on School Street, which has been 25 MPH during the road construction. It was agreed the speed limit on School Street is now back to 30 MPH to Batchelder Road and 35 MPH from Batchelder Road to the Concord line.

Mr. Fiske discussed the surveillance camera at the Recreation Field. Discussion ensued regarding Mr. Rice talking with Marcia Flynn for permission to cut a tree on her property to have better visibility. Mr. Rice stated if Mrs. Flynn wanted the stump

removed then they would have to reset the corner stone pin.

Mr. Fiske discussed the request from Harry Maclauchlan to put a sap house on his property on Bumfagon Road. Chief Fiske stated he had advised Mr. Maclauchlan he needed to obtain a building permit for an accessory building for agricultural use as long as the Selectmen agreed that this was allowable. Mr. Maclauchlan has already been advised about the current use penalty relating to the curtilage surrounding the sap house and driveway. The Board agreed Mr. Maclauchlan could proceed.

Mr. Fiske discussed the building permit application relative to some changes in the wording for the 2008 building permit application. Discussion ensued regarding the proposed changes. Selectman Bowles and Maxfield stated they did not have a problem with the changes.

Selectman Bowles stated one pistol permit was submitted for signature and approval.

The Board met with Road Agent David Rice.

Mr. Rice advised the Board Ridge Road is all done and they have a little more to clean up on School Street.

Mr. Rice advised the Board the mower is on the back of the John Deere and they are going to begin work with it. Mr. Rice also stated Alan Minery would begin roadside mowing next week.

Selectman Maxfield discussed Loudon Ridge Road. He said the road is nice from Route 106 to Route 129.

Mr. Rice stated he needed to replace a culvert on Oak Hill Road and one on Ricker Road. He stated the ditches would be put back in on both the tar hills on Currier Road so they can be resurfaced. Selectman Bowles discussed an area on Flagg Road that is going to need to be repaired.

Selectman Maxfield gave an update on the Veterans Memorial at the Maxfield Public Library being donated by the VFW Post #448. He stated the construction was going along very well. There is currently one 30-foot flagpole in place, and two 25-foot flagpoles would be installed soon. He stated it would be for the American, State, and POW Flags. Selectman Maxfield went on to say that the project was brought before the Planning Board, Selectmen, and the American Legion membership for their review. He stated there has been one objection to moving the current Memorial located at the triangle on Village Road. Selectman Maxfield stated in all the presentations and included in the plan was the relocation of the current Memorial. He stated the plan is to move forward with the original plan to include the relocation of the current Memorial. Selectman Maxfield asked Selectman Bowles what he wanted to do. Selectman Bowles stated he did not want to make the decision, as he is not a Veteran. He feels the people involved with any war or service should be the ones who make the decisions. Selectman Maxfield stated it is a nearly unanimous decision among the Veterans to move forward with the project. Mr. Fiske stated he is not trying to make a problem, but it was his understanding that the plan was a conceptual plan. He went on to say he did not think it was proper to move the Memorial as it has been memorialized for years. Selectman Maxfield stated the objective is to memorialize all Veteran's. Mr. Fiske stated he is 100% behind the intent. Selectman Maxfield stated the Selectmen approved it and the Planning Board approved it. Mr. Fiske asked when they approved it, as he just was made aware that the Memorial was going to be moved. Selectman Maxfield said Chairman Kardaseski said she had no problem with it and obviously, he had no problem with it. Selectman Bowles stated he still stands on his statement that it was up to the Veterans and Service personnel and if they were all in agreement with it then it was fine. Selectman Maxfield said he felt the information was included on the plan and it had been discussed that it was going to be relocated. Mr. Fiske stated he felt that, while

he can appreciate the new memorial site, he feels its almost like moving a gravestone.

The Board began their review of weekly correspondence.

Selectman Bowles stated the Selectmen and Church Trustees met last Thursday to discuss the Town Hall/Freewill Baptist Church reconstruction. He stated they are working on a contract with Steve Fifield to rebuild the roof and exterior of the structure before winter. Mr. Fifield will contact Selectman Bowles with the information.

The Board received a copy of the storage trailer lock combinations. Discussion ensued regarding possibly having the pews refinished at the State Prison as well as the need to move some of the remaining furniture to other areas.

The Board received a letter from FEMA regarding the Hazard Mitigation Plan.

The Board received copies of the draft audit report from Auditor Paul Mercier.

The Board reviewed a request to waive ambulance fees due to extreme hardship. *Selectman Maxfield moved to reduce the ambulance bill for account of #30933 by \$300.00 leaving a balance of \$313.52. Seconded by Selectman Bowles. Selectman Maxfield asked that Office Manager Jean Lee forward a letter to the parties making the request. All in favor. Motion carried.*

*Selectman Maxfield moved to send past due ambulance bills account #24240 in the amount of \$68.25, account #30527 in the amount of \$449.44, account #29487 in the amount of \$236.08, account #17023 in the amount of \$1,305.54, account #29836 in the amount of \$415.44, account #29714 in the amount of \$432.44, account #29313 in the amount of \$105.66, account #29272 in the amount of \$589.00, account #29461 in the amount of \$474.50, and account #27743 in the amount of \$622.42 to collections. Seconded by Selectman Bowles. All in favor. Motion carried.*

Selectman Bowles asked if anyone in the audience had any questions or comments.

John Plummer asked if it were necessary for the Board to forward the past due ambulance bills to collection. He asked if the Town was successful in recouping the costs. Selectman Maxfield stated they have been successful in getting approximately 80% or better. He stated almost all of the accounts being sent to collection this evening are from out of town. Selectman Maxfield contacted Office Manager Jean Lee and was advised the Town was currently getting approximately 70% of collections.

*Selectman Maxfield moved to adjourn at 7:40 P.M. Seconded by Selectman Bowles. All in favor. Meeting adjourned.*

**THE LOUDON BOARD OF SELECTMEN**  
Deborah A. Kardaseski, Chairman  
Dustin J. Bowles, Selectman  
Roger A. Maxfield, Selectman

### Selectmen — cont. from page 12

the Conservation Commission makes their recommendation to the Planning Board, there is nothing that can be done. He stated if the Open Space Subdivision is included in the regulations, this is something that should have been taken care of at that time. Mr. Davis went on to say that, due to this issue, he will probably miss getting on the building permit list even though he has a State-approved subdivision, he has met all the conditions of the building permits, has been approved conditionally by the Planning Board, and the only thing that is holding him up is the issue of how to deal with the open space land. Mr. Davis went on to say he wants to listen to the tapes of the Planning Board meeting and, if the condition is on the tape, then he will apologize, but if it is not, then it will cost him a lot to loose the building permits. Chairman Kardaseski suggested Mr. Davis contact Gary Tasker. Mr. Davis stated Mr. Tasker said he would sign the plans after hearing the decision of the Conservation Commission. Mrs. Robinson stated they were not ready to make that determination; therefore, he does not feel Mr. Tasker will sign the plans. Mr. Davis stated he is caught in a catch 22 because a decision has not been made on how to accept the land. Selectman Bowles stated there is a long-term plan that needs to be put in place and, unfortunately, it is not ready. A decision will be made while working together with the other boards. They will

try and see that Mr. Davis can get on the building permit list, and while this is happening, he asked that Mr. Davis ease off and not hound the Board. Discussion ensued regarding the regulation. Chairman Kardaseski stated this is a Planning Board discussion and should be taken up with them. Selectman Bowles stated the Open Space Subdivision is a State regulation; it is not in there because the Town put it there voluntarily. It has to be there. Selectman Bowles stated there is a lot of research being done by the Conservation Commission and other Towns and once the information has been digested, a decision will be made. Chairman Kardaseski suggested Mr. Davis contact Mr. Tasker and just discuss the situation.

The Board continued their review of weekly correspondence.

Chairman Kardaseski stated there was a notice for another municipal building project workshop. She stated she felt Selectman Maxfield would benefit from this workshop, as he is the Chairman of the Building Study Committee.

*Selectman Bowles moved to adjourn the meeting at 8:00 P.M. Seconded by Chairman Kardaseski. All in favor. Meeting adjourned.*

**THE LOUDON BOARD OF SELECTMEN**  
Deborah A. Kardaseski, Chairman  
Dustin J. Bowles, Selectman  
Roger A. Maxfield, Selectman



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## Planning Board Open Space Subcommittee Minutes — July 25, 2005

MEETING CALLED TO ORDER AT 6:30 P.M.

### ATTENDANCE:

Tom Dow, Stanley Prescott, Clem Lyon, Roy Merrill, and Gary Tasker were present.

Committee members discussed the following issues in regards to the current open-space regulations:

- setbacks
- conservation easements
- compare subdivisions
- number of dwellings and the length of the road
- lot sizes and frontages

- open-space preservation of significant natural features
  - abolishing open-space
  - open-space subdivisions in the AFP district only
  - preserve 100+ acres in other districts
  - save fields, build only in wooded areas
- The next workshop will be held August 8, 2005, at 6:30 p.m., at this facility. This is the only notice.

### ADJOURNMENT:

The meeting adjourned at 8:00pm.

*Respectfully submitted,  
Tammy Davis, Secretary*

## Planning Board Open Space Subcommittee Minutes — August 8, 2005

MEETING CALLED TO ORDER AT 6:30 P.M.

### ATTENDANCE:

Tom Dow, Dustin Bowles, Stanley Prescott, Clem Lyon, Roy Merrill, and Julie Robinson were present.

Committee members discussed:

- current use, take out.
- benefits to the town.
- 150' buffer from abutters and roadways
- open space area to become owners of the open space
- Common land – for ten houses you need 20 acres (2 acres per house/ or 5 acres per house in the AFP district).

No further subdivision of the land is allowed.

- percentage of the property to open space.
- managing the open-space not monitoring it.
- the liability of ownership of open-space.

The next workshop will be held August 15, 2005, at 6:30 p.m., at this facility. This is the only notice.

### ADJOURNMENT:

The meeting adjourned at 8:00 p.m.

*Respectfully submitted,  
Tammy Davis, Secretary*

## Planning Board Open Space Subcommittee Minutes — August 15, 2005

MEETING CALLED TO ORDER AT 6:30 P.M.

### ATTENDANCE:

Tom Dow, Dustin Bowles, Tom Moore, Stanley Prescott, Clem Lyon, Roy Merrill, Julie Robinson, Colin Cabot, and Pauline Touzin were present.

Committee members discussed increasing the total acreage required to 100 acres. They discussed handing ownership of the open-space to the property owners and having the property owners divide the taxes owed on the land amongst them. The com-

mittee members discussed dividing the subdivision into 50% open space and 50% useable land for the developer. The land development regulations were reviewed and made changes to. The committee will present these changes to the Planning Board at the August 18th meeting for their recommendations.

### ADJOURNMENT:

The meeting adjourned at 8:00 p.m.

*Respectfully submitted,  
Tammy Davis, Secretary*

## Planning Board Minutes — July 21, 2005 (Approved)

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

### ATTENDANCE:

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

Conservation Commission representatives Bob Butler and Dan Geiger were present.

Fire Department representative Lieutenant Jim McNeil was present.

### ACCEPTANCE OF MINUTES:

**June 16, 2005 Public Session** — Stan Prescott made a motion to accept the minutes with two revisions. 1) Deputy Chief Rick Wright was in attendance not Deputy Chief Rodney Phillips, 2) Mr. Prescott wanted the 17th line, in paragraph 1, on page 7 revised. It now says "Mr. Prescott stated he felt the Board has made a mistake with the current open-space regulations" and should be replaced with "Mr. Prescott stated that in his opinion this not what the town considers to be open space." Seconded by Clem Lyon. All were in favor.

**June 22, 2005 Site Walk** — Tom Dow made a motion to accept the minutes. Seconded by Gary Tasker. All were in favor.

### DISCUSSIONS:

**Lan Le** — Ms. Le explained that she would like to open a nail studio/barber shop. This would be located in the same building as the Village Store. When facing the building there is an apartment on the right this studio would replace that apartment. The Board discussed that fact that years ago there was a barber shop at that location and at some point (before Ms. Le bought the building) that shop became an apartment. The Board concurred that this use would probably need a special exception. They directed Ms. Le to see the Zoning Board of Adjustment for "use" approval and then come back to the Planning Board for a minor site development approval. The Planning Board would need to see things such as parking, hours, lighting, signage etc.

**Mark Aubrey** — Mr. Aubrey explained that it is the intention of ESMI to purchase two lots adjacent to their facility. The lots will be filled and the grade be brought up to match the property that ESMI currently has, a berm buffer with plantings will be added. The ZBA has given their approval. Mr. Aubrey is asking what if anything this Board needs. Mr. Tasker stated that because of the amount of material to be moved it seems to him that this would be a major site development. The other Board members concurred. Mr. Tasker stated that he would like to see 7-8' evergreens no more than 15' apart on the berm. Mr. Prescott asked if the existing ESMI facility is considered commercial or industrial. Mr. Aubrey stated that it is industrial however; they won't be processing on the new lots just storing product for retail sale. Mr. Prescott stated that an industrial use requires more frontage and acreage than a commercial use so the two lots may need to be merged to create one lot large enough to support an industrial use. Mr. Bowles stated that he sees it as the existing industrial business being expanded, so the lots will need to be merged. Mr. Dow asked about drainage. Mr. Aubrey stated

that the berm will contain any water. The Board discussed the material, berm, drainage, and the general amount of changes anticipated for this project and concurred that ESMI would need to submit an application for a major site development.

**Lorraine Duprez** — Ms. Duprez explained that she had been before the Board before with a 5-lot subdivision. There were problems with the cost of upgrading the road and culvert, so she ended up subdividing off one lot that had an existing house. She wants to subdivide the remaining 4 lots. She spoke to the conservation Commission and has decided to give the last lot to the town. Dan Geiger stated that this lot would abut Bee Hole Brook and is the kind of high quality property that the Commission is trying to protect. He stated that this property would be deeded to the town. Ms. Duprez stated that she wants to get this subdivision done so that she can get on the 2007 building permit list. Mr. Prescott explained that she needs to come in with an application for a major subdivision for the plan that includes all four lots. Mr. Tasker stated that if she deeds that last lot to the Conservation Commission she won't have to upgrade the culvert.

### DESIGN REVIEW:

**Application #05-03, Land of Moser & Duprey — Major Subdivision, Located on Currier and Clough Hill Roads, in the RR district. Map 42, Lot 7.** Stan Prescott made a motion to continue this hearing. Seconded by Tom Dow. All were in favor. This application will be heard on August 18, 2005, at 7:00 p.m., 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. Raymond Shea from Sandford Surveying represented the applicant for this 10-lot open space development. Mr. Shea stated that the Board was looking for two things last month. 1) Information about any PSNH easement. Mr. Shea found that there is an easement across the property and has shown that on the plan. He stated that this easement would not affect the open space or conventional plan. 2) the Board asked to see a 10-lot conventional subdivision plan. Mr. Shea showed the Board a plan and stated that it would work on the property. Mr. Tasker asked if the applicant has seen the letter from the Conservation Commission. Mr. Shea stated that they have not however; the property owner Leonard Lapadula did attend the Conservation Commission meeting. Mr. Tasker paraphrased the letter and asked Dan Geiger from the Commission if he prefers open space to conventional subdivision. Mr. Geiger stated that in this case the Commission prefers the open space plan as it doesn't impact the wetlands as much as a conventional subdivision would. Mr. Bowles stated that this doesn't look like a cluster subdivision to him because there are four lots in the front and six in the back, this plan as laid out is not what he had in mind for open space development. Mr. Bowles also has concerns with the impact on the town when the open space is deeded to the town. The town will then have issues with parking and access to that land. He suggested that if the intention of open space development is for people to have access then maybe there needs to be a parking lot so that people won't be parking on the road. Mr. Prescott said that he would

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**Planning — cont. from page 14**

rather see eight good lots than ten and open space. Mr. Dow stated that another way to look at is that there are benefits to open space development such as collecting taxes on 10-lots, getting some roadway improvements and the town will get use of the open space land. Alvin Davis stated that he spoke to the Conservation Commission and they sometimes want open space left unmarked and with no parking lot because of hooligans, litter, etc. Mr. Bowles asked what would be the point in the town taking this open space if there is no access to it. Mr. Geiger stated that Commission would study each area individually and decide the use, access, trails etc. Lieutenant McNeil asked about fire protection for this development. Mr. Shea stated that the applicant will meet with the Fire Department before a formal application is submitted to this Board. Stan Prescott stated that overall this is the best open space concept he has seen however he feels that public access needs to be available. Mr. Tasker asked that the applicant work with the Conservation Commission on that. Clem Lyon requested that the lot not be clear cut before the town gets it deeded to them. Mr. Lapadula agreed. Roy Merrill asked about taxes, as these lots will be smaller than the 5-acre lots allowed in that district in a conventional subdivision. It is his opinion that these lots be taxed based on 5-acres. Mr. Tasker stated that it is this Boards job to properly develop land and not get into tax issues. Mr. Tasker asked about traffic. Mr. Shea stated that he presented a traffic report at last months meeting. He will be meeting with the town engineer and road agent to discuss road improvements before submitting his application.

Tom Dow made a motion to continue this hearing. Seconded by Dustin Bowles. All were in favor. This application will be heard on August 18, 2005, at 7:00 pm, at this facility. This is the only notice.

**OLD BUSINESS:**

**Application #05-02, Villages at Loudon, Major Subdivision & Major Site Development, Located on Foster Road, in the RR District. Map 29, Lot 7.** Tony Marcotte from Bedford Designs represented the applicant. Mr. Marcotte stated that the two remaining issues from last month's meeting were 1) state subdivision approval — has received that and 2) sidewalks. Mr. Marcotte submitted a letter to the Board about sidewalks. Mr. Tasker stated that he has not seen a landscape plan. Mr. Marcotte stated that the Board reviewed it last month. He gave Mr. Tasker a copy for his review. Mr. Tasker asked that the poplars be replaced with a more hardy specimen, stated that after this year the burning bush will no longer be available so that should be replaced and anything listed as height of 4' should be changed to at least 5'. Mr. Tasker asked if the road bond cost has been submitted. Mr. Marcotte stated that he will work with the town engineer on that. Mr. Tasker asked if the comments from the town attorney about the condo documents have reviewed. Mr. Marcotte stated that he has not received a copy however, they will make any change that town attorney requests. Mr. Tasker asked if there were any questions or comments from the public. There were none. The hearing was closed to the public and open to the Board only. Discussion ensued about a sidewalk along the Southerly side of S. Village Road adjacent to the intersection of School Street and Old Concord Road. The applicant believes that an engineer would need to evaluate the steep embankment in the area before a sidewalk could be installed. Mr. Tasker asked if they will put down a sidewalk without disturbing the banking. He

thinks it is necessary because of the close proximity to the Village. Mr. Bowles stated that he has a problem with pavement going down with no drainage etc. Mr. Tasker stated that the road agent will review it and if he says it needs drainage or engineering the Board can call it off. Mr. Prescott stated that he thinks an engineer needs to look at it. Discussion ensued about the sidewalk. It was agreed that the developer will put down approximately 300' of pavement and gravel and 50-100' of granite curbing. The town will bear any other costs associated with the sidewalk if any. Mr. Prescott stated that the sidewalk should be completed by the end of the project. Mr. Dow asked how much more or longer would the excavation be going on. Mr. Marcotte stated about two years. Mr. Dow stated that with this approval restoration should begin. Mr. Marcotte agreed. Stan Prescott made a motion to accept this application as complete. Seconded by Tom Dow. All were in favor. Stan Prescott made a motion to approve this application with the following conditions: 1) The Board wants a letter from the property owner agreeing to the sidewalks 2) The road agent and town engineer need to review the sidewalk 3) A road bond must be established 4) The plant list must be revised. Seconded by Clem Lyon. All were in favor.

**Application #05-15, Michael Minery, Major Site Plan, Located on Route 129, in the RR District. Map 30, Lot 26.** Tom Dow made a motion to continue this hearing. Seconded by Dustin Bowles. All were in favor. This application will be heard on August 18, 2005, at 7:00 p.m., at this facility. This is the only notice.

**Application #05-20, Kinkade Haven, Major Subdivision, Located on Lovejoy & Batchelder Roads, in the RR District. Map 39, Lot 11.** Abutters Huntley Halverson and Mark Seltzer were present. Tom Dow made a motion to accept this application as compete and move directly to a public hearing. Seconded by Stan Prescott. All were in favor. Alvin Davis presented this application. Mr. Davis explained that the Board conducted a site walk on June 22nd; he submitted test pit data as requested and has asked his engineer to be at this meeting to discuss the concerns from the town engineer. Mr. Tasker asked Mr. Davis about a letter from the Conservation Commission concerning covenants. Mr. Davis agreed that he will revise the covenants per their letter, removing any restrictions associated with the open space. Mr. Tasker asked that Marty Wilson from Burd Engineering go over each of the concerns of the town engineer. Mr. Wilson handed out new plans and explained each of the changes that he made. Mr. Wilson explained that he did not make all the changes requested by the town engineer. He stated that he doesn't agree with them all and will meet with the town engineer to discuss them. Mr. Halverson asked how wide the new road will be, will it be a private or town road and where it will come out compared to his driveway. Mr. Wilson said it is 20' wide with 4' shoulders and is offset from Mr. Halverson's driveway by approximately 50'. Mr. Davis stated that the road will be built to town specifications as he intends to ask the town to accept it. Mark Seltzer asked where the cistern will be located. Mr. Davis stated that it will be located on the back side of the cul-de-sac however he will work with the Fire Dept. on the exact location. Mr. Tasker asked if there were any questions or comments from the public. There were none. The hearing was closed to the public and open to the Board only. Mr. Bowles stated that the Board usually goes along with the town engineer and because in this instance there are so many issues is disagreement he wants Mr. Wilson, Mr. Davis, the town engineer and a Selectmen or Board member to meet and


discuss the issues. Mr. Davis stated that because of the building permit issue he is requesting a conditional approval. Mr. Bowles asked about the green area with a possible gazebo that was previously discussed. Mr. Davis stated that although he will probably install a playground or something he is not going to commit to it. Mr. Bowles asked if the Mr. Davis would consider a sidewalk to the green area. Mr. Davis stated it doesn't think that is necessary with 4' shoulders. Mr. Prescott asked is there would be any future subdivision of this property and asked where the public access is located. Mr. Davis stated it will not be further developed and pointed out the 150' access on the plan. Mr. Lyon asked about an abutters well that is on this property. Mr. Davis stated that the well is on the portion of land that will be deeded to the town, not in the area of the cul-de-sac. Mr. Prescott asked if the well is covered. Mr. Davis stated that it is dilapidated. Mr. Bowles stated that before the town gets the property, it will need to be covered properly. Mr. Dow stated that this Board is going with this open space development and don't feel the need to ask for a conventional subdivision plan in this instance. He stated however, that this decision should not be used against the Board in the future. They may or may not request that comparison. Clem Lyon made a motion to approve this application with the following conditions: 1) The applicant must come into an agreement with the town engineer. 2) A proper cover must be put on the well 3) Revised covenants must be submitted 4) The Board must get a letter from the Fire Department with their approval. 5) Applicant meet with the Conservation Commission to discuss the open-space and report back to the Planning Board. Seconded by Dustin Bowles. In favor: Clem Lyon, Dustin Bowles, Tom Dow. Against: Stan Prescott (too many conditions). Majority rules. Application approved.

**NEW BUSINESS:**

**Application #05-22, Atlas Pyrovision Productions, Major Site Development, Located on Route 106 North, in the C/I District. Map 60, Lot 32.** The applicant was not at the meeting. Stan Prescott made a motion to continue this hearing. Seconded by Tom Dow. In favor: Tom Dow, Stan Prescott and Clem Lyon. Opposed: Dustin Bowles. Majority rules. Application continued. This application will be heard on August 18, 2005, at 7:00 p.m., at this facility. This is the only notice. Michael Harris asked for a minute of the Boards time. He stated that he had attended this meeting specifically to discuss this application and would like to offer a few informal comments for the Board to consider. He would like to see this application rejected or at least some conditions attached to any approval. He stated even though this is a legal activity, it is illegal in some areas. He is concerned with the close proximity to the speedway. He suggested that the speedway and police have been fighting a battle with fire works over the years and by making them available so close to the track it will cause more problems. Tom Dow stated that Mr. Harris brought up a good point. Mr. Tasker concurred however Zoning allows this use at this location. The Board thanked Mr. Harris for his time and comments.

**Application #05-23, J & D Repairs LLC, Minor Site Development, Located on 56 Mudgett Hill Road, in the C/I District. Map 60, Lot 29.** Dustin Bowles made a motion to accept this application as complete and move directly to a public hearing. Seconded by Tom Dow. All were in favor. No abutters were present. Jim and Delena Leonard presented this application. Mr. Leonard explained that they own the building on Mudgett Hill Road, widely known as


**Planning — cont. on 16**



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## Planning Board Minutes — August 18, 2005 (DRAFT)

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

#### ATTENDANCE:

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

Conservation Commission representative Julie Robinson was present.

Fire Department representative Chief Jeff Burr was present.

#### ACCEPTANCE OF MINUTES:

**July 21, 2005 Public Session** — Stan Prescott stated application #05-20 was missing a fifth condition stating the applicant will meet with the Conservation Commission to see what is going to happen to the open-space and report back to the Board. *Tom Dow made a motion to accept the minutes with the addition of condition #5. Seconded by Dustin Bowles. All were in favor.*

#### DISCUSSIONS:

**DJP Realty** — Web Stout of FWS Land Surveying stated last month's approved lot line adjustment put the original lot lines

from an older subdivision plan back. Mr. Stout stated the Board requested a letter from the State for subdivision approval. Mr. Stout stated he talked to Joann McKenny from the State and she said it would not need a new subdivision number because the lot line adjustment is following the same lot lines as the original subdivision plan. Mr. Stout stated the Board could call the State to confirm this information and the Planning Board secretary had called Ms. McKenny as well. The Board concurred this was okay. Mr. Stout stated the Board had inquired what would happen to the space in the past and Mr. Stout brought conceptual plans for the larger lot for the Board to look at. Mr. Stout displayed both conventional subdivision and open-space subdivision plans. Mr. Stout stated the open-space plan may not work because of the 150' setback. Mr. Stout stated the 4 lot conventional plan works with a longer road and larger cul-de-sac. Shane Stewart, the developer, stated he would prefer an open-space plan but can do a conventional plan. Dustin Bowles stated the smaller open-space plans do not seem to work with the criteria as well. Tom Dow stated the Board is looking for preservation of significant natural features. Gary Tasker added that the open-space is not the way the developer should go and the Board appreciates the effort but the conventional plan is the better choice. Mr. Stout asked if the Board is in the process of changing the regulations. Mr. Tasker stated yes but the current regulations are flexible enough for the Board to say this is not what we want.

#### DESIGN REVIEW:

**Application #05-03, Land of Moser & Duprey — Major Subdivision, Located on Currier and Clough Hill Roads, in the RR district. Map 42, Lot 7.** The applicants requested to continue until next month. Dustin Bowles stated the applicants have not provided a reason for the continuance and this is now the third continuance in a row. *Tom Dow made a motion not to continue and to re-notify abutters when the applicants return. Seconded by Stanley Prescott. All were in favor.*

**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 applicants are finished with their Design Review phase and will submit a complete application soon. Abutters will be notified.

#### OLD BUSINESS:

**Application #05-15, Michael Minery, Major Site Plan, Located on Route 129, in the RR District. Map 30, Lot 26.** This application has been withdrawn. Abutters will be notified when it is re-submitted.

**Application #05-22, Atlas Pyrovision Productions, Major Site Development, Located on Route 106 North, in the C/I District. Map 60, Lot 32.** *Tom Moore made a motion to accept this application as complete and move directly to a public hearing. Seconded by Dustin Bowles. All were in favor.* No abutters were present. Richard Bruss from Bruss Construction presented this application. Mr. Bruss stated they are using the existing curb cut for the driveway to a 39-space parking lot. Their lighting plan and landscaping plan meet all the regulations. The exterior of the building is cedar clapboard with a blue canopy and a fiberglass shingle roof with a cupola. Mr. Bruss stated there are two entry doors for shoppers and a single display area inside. Shawn Cross from Atlas described the interior fire

protection system; he explained they are using an FM-200 system and use it in two other buildings. Mr. Cross stated the building needs to be approved by the State Fire Marshal and added that class C fireworks have never been known to explode. Mr. Cross stated the hours of operation and Mr. Tasker asked for a copy of these hours for the file. Chief Burr stated he is concerned with the shrubbery around the building and would like to see the fire repression system before he will approve anything. Mr. Tasker stated stone mulch around a facility like this one is acceptable. Mr. Tasker asked for the landscaping between Route 106 and the parking lot be enhanced to brighten up the 106 corridor. Mr. Tasker requested someone with knowledge of plants to design the plans and consider irrigation issues. Chief Burr stated the neighbor across the street does not allow fireworks and this would create issues the two race weekends. Chief Burr stated the Police department might have issues as well. Tom Dow suggested the store close during those two weekends. Tom Moore added motorcycle weekend might also be a concern. Mr. Cross stated the Belmont store has never had an issue motorcycle weekend; the bikers tend to buy their fireworks on their way out of town. Mr. Cross stated he will address the issue of closing race weekends with the owner and possibly they can open Sunday afternoon. Mr. Tasker requested the updated landscape plan show all the green space on it. Stanley Prescott stated the side setback on the plan needs to be adjusted to 30'. Henry Huntington asked if the plan could state no storage trailers will be stored on site. Mr. Cross stated the building is a single story and they are required to post no smoking signs and no discharging of fireworks on all four sides of the building in 4" lettering. Mr. Cross stated this store is modeled after the Londonderry store and the Board is welcome to visit that store; take 93 South to exit 5, go left and the store is 1.6 miles on the left. Pauline Touzin inquired about bright lighting. Mr. Tasker stated their lighting all falls within regulation. Mr. Dow stated the changeable type on the freestanding sign could only be 1/3 of the total sign area equaling 20 sq.ft. Mr. Dow stated the changeable area is 32 sq.ft. on their sign. Mr. Bruss stated they included the area on the canopy to get their total sign area. Mr. Dow stated they could only use 1/3 of the freestanding sign area. Mr. Moore stated the sign on the canopy is a sign that projects off the side of the building and could only be 50% of the freestanding sign. Mr. Moore asked how much traffic they expect. Mr. Cross stated the parking should be adequate if they need overflow parking for 4th of July they can use the gravel area in back of the building. Mr. Tasker asked if there were any questions or comments from the public. There were none. The hearing was closed to the public and open to the Board only. Mr. Dow stated they Board needs the hours of operation and the hours for race weekends. Mr. Moore stated the track is busy the whole week, campers start coming at the beginning of the week. Mr. Prescott stated the Police Department might have something to say. Mr. Tasker asked the applicant to contact the Police Department and get approval in writing from them. Dustin Bowles asked if they will be using the lot for race parking and if they do they should only be allowed to do one or the other. *Henry Huntington made a motion to continue this hearing. Seconded by Dustin Bowles. All were in*

### Planning — cont. from page 15

the Auction House. He explained that they want to put an addition on the south side with the roofline staying the same. Mr. Tasker reviewed a letter from the Fire Department. Mr. Tasker stated that the letter says that access road will have at least a 20' unobstructed width and unobstructed vertical clearance of at least 13'6". Mr. Leonard agreed. Mr. Tasker stated that no roads around the building be blocked. Mrs. Leonard stated that there is never less than 20' around the building. Mr. Tasker stated that there needs to be a certain amount of parking. Mr. Leonard stated that there is more than enough. Mr. Tasker stated that there are waiver requests. Mr. Tasker read the list. The list includes the following items #7, 8, 9, 11, 12, 13, 14, 15, 16, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29-a-d, 30. *Tom Dow made a motion to grant all waivers. Seconded by Stan Prescott. All were in favor.* Mr. Bowles asked if any additional egress doors were to be added. Mrs. Leonard stated that there are. Mr. Tasker asked if there were any questions or comments from the public. There were none. The hearing was closed to the public and open to the Board only. Stan Prescott stated that the plan needs a surveyor or engineer stamp. *Tom Dow made a motion to approve this application with the condition that 4 paper copies and 2 mylars all with a surveyor or engineer stamp be submitted. Seconded by Dustin Bowles. All were in favor.*

**Application #05-24, DJP Realty Trust, Lot Line Adjustment, Located on Bee Hole Road, in the RR District. Map 12, Lots 30 & 4.** Dustin Bowles made a motion to accept this application as complete and move directly to a public hearing. *Seconded by Tom Dow. All were in favor.* No abutters were present. Shane Stewart presented this

application. Mr. Stewart explained that the plan is to move lot lines so that lot #4 which is 37 acres will become 53 acres and lot #30 which is 19 acres will become 2.799 acres. There will be no additional lots. Mr. Stewart explained that in 1999 lot # 30 was part of a subdivision, in 2000 the lot was enlarged and now they want to bring it back to where it was in 1999. Discussion ensued as to whether state subdivision approval is needed as lot #30 will be less than 5 acres. *Dustin Bowles made a motion to approve this lot line adjustment with the condition that the applicant verifies in writing that they don't need state subdivision approval because the original approval number still stands. Seconded by Tom Dow. All were in favor.*

#### BOARD DISCUSSIONS:

**Report of the Zoning Board of Adjustment:** Brenda Pearl reported that the Board has four public hearings on the agenda, Michael Paquin; Steven Esonis; and Daniel Ramsey is applying for special exceptions for reduced setbacks; and Currier Road Holdings have submitted a soil application request.

**Report of the Board of Permit:** Tom Dow stated that he did not attend the meeting and that there were two hawkers and peddlers permits on the agenda.

**Open Space Sub-Committee:** A meeting has been scheduled for Monday, July 25, 2005 at 6:30 in the Community Building.

#### ADJOURNMENT:

*A motion to adjourn was made by Dustin Bowles at 10:47 p.m., seconded by Tom Dow. All were in favor.*

*Respectfully submitted,  
Brenda M. Pearl, Secretary*

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**Planning — cont. from page 16**

*favor.* This application will be heard on September 15, 2005, at 7:00 pm, at this facility. This is the only notice.

**NEW BUSINESS:**

**Application #05-25, Michael Minery, Minor Subdivision, Located on Route 129, in the RR District. Map 30, Lot 26.** No abutters were present. Bryan Bailey from Turning Point Land Surveyors & Land Planners presented the application. Mr. Bailey described the odd shaped 4-1/2-acre lot with existing buildings and two houses. Mr. Bailey explained the shape of the two new lots to fit the required area, frontage and leave each house on its own lot. Mr. Bailey stated they have done test pits on both lots even though both lots have working septic systems. Tom Moore stated the applicant could make a cleaner lot by going to the Zoning Board and getting relief. Mr. Bailey stated he would have to prove hardship and that there was no other way to subdivide to the ZBA and he has already proven he could do it. Gary Tasker asked Roy Merrill if the ZBA sees cases like this. Mr. Merrill stated as Mr. Bailey said he has already proven he could do it. Mr. Tasker stated the Board has not approved this yet. Stanley Prescott asked Mr. Minery what his plans are for a vacant lot he owns behind this lot. Mr. Minery stated he would like to build a house eventually. Mr. Prescott stated the back lot would require a 50' access way to build a house there and to plan for this now. Mr. Prescott added that the Board does not like jerry meandered lines and the sideline could be straightened. Mr. Bailey stated Mr. Minery was hoping to save the front corner of the lot for his site development. Mr. Prescott asked if Mr. Minery could utilize the back lot to help fix the lot lines in the front lot. Tom Dow stated utilizing the back lot would give it frontage on Rt. 129. Mr. Bailey stated this is just an exercise to please the geometry of the Board's eye. Mr. Bailey stated he will do whatever the Board decides but it doesn't really change anything, no new houses are going on these lots. Mr. Prescott stated the Board is trying to address Mr. Minery's plans for the back lot now before issues arrive later. Mr. Bailey stated if he changes the back lot he would need to conform to current zoning regulations and cannot configure three lots out of that area. Mr. Tasker asked if there were any questions or comments from the public. There were none. The hearing was closed to the public and open to the Board only. *Stanley Prescott made a motion to continue this hearing. Seconded by Dustin Bowles. All were in favor.* This application will be heard on September 15, 2005, at 7:00 pm, at this facility. This is the only notice.

**Application #05-26, Patrick Picardi, Minor Subdivision, Located on School Street, in the RR District. Map 38, Lot 8.** Dustin Bowles made a motion to accept this application as complete and move directly to a public hearing. *Seconded by Henry Huntington. All were in favor.* No abutters were present. Mark Sargent from Richard Bartlett & Associates presented the application. Mr. Sargent stated the subdivision plan for the 5.63-acre lot is to create one lot with 200.89' frontage and 2.67 acres with 2.46 acres of buildable area and a second lot with 200' frontage and 2.96 acres with 2.6 acres

of buildable area. Mr. Sargent stated they have received state subdivision approval. Tom Dow remarked that when this was part of the larger lot DES had issues with clear cutting. Mr. Dow asked if the Conservation Commission has been involved with this lot. Mr. Sargent replied that he was unaware of any violations on this lot but does know there are some on the lower lots. Julie Robinson stated the Conservation Commission did not look at this area when they had their site walk of the previous subdivision. Ms. Robinson stated she felt a site walk is warranted because of all the previous violations on the larger lot and this lot does have some wetlands on it. Mr. Dow stated that the new owners of the property assume responsibility for the lot and any violations it may have. The site walk is scheduled for Thursday, August 25, 2005 at 4:00 p.m. *Stanley Prescott made a motion to continue this hearing. Seconded by Dustin Bowles. All were in favor.* This application will be heard on September 15, 2005, at 7:00 p.m., at this facility. This is the only notice.

**Application #05-27, Bill's RV, Major Site Plan, Located on Cooper Street, in the C/I District. Map 21, Lot 18.** Abutters Marcia Flynn, Arthur Colby, and property owner William Towle were present. Gary Tasker stated there are no surveyed plans and the applicant is asking for a waiver for the plans. *Stanley Prescott made a motion to deny the waiver request. Seconded by Tom Moore. All were in favor. Waiver denied.* Mr. Tasker stated the applicant should come back to the Board when he has stamped site plans by a surveyor. Mr. Tasker stated when the applicant is ready to return the abutters will be re-notified. Bill Baril stated he has plans but they are not by a surveyor. Mr. Baril stated he needs to know if he can put his building here for the bank to close on the property. Mr. Baril stated they are trying to get a 75' setback from the road. Mr. Tasker stated he was not happy with the building at the proposed previous location and especially not now in the Village. Mr. Tasker stated the landscaping should be increased and the siding material should be looked at. Mr. Tasker stated he would like the overhead doors not face Route 106. Mr. Prescott inquired to the tree plantings. Mr. Baril stated they are 40' apart with bushes in between them. Tom Dow stated the Board will need to see parking areas on the plan. Mr. Tasker added the Board will need a lighting plan and landscape plan. Mr. Prescott stated the Board will want down-cast lighting. Mr. Dow stated the Board will need to see parking and lighting for the house you intend to use as offices. Mr. Tasker stated the Board will need to see your sign designs to make sure it meets the regulations. Mr. Baril stated he needs to know if he does all this can he put this building here. Henry Huntington stated this is a legitimate shot but the Board needs a lot more information before we can say yes. Mr. Tasker asked if there were any questions or comments from the public. Arthur Colby asked if the entrance to the facility is on Route 129 or Cooper Street. Mr. Baril stated they are using the existing driveway on Cooper Street. David Colby stated Route 129 is not wide enough to handle fire trucks and motor homes at the same time. David Colby suggested vehicles leaving the facility only be allowed to make a right-hand turn onto Route 129. Marcia Flynn stated her

concern is the competition with the fire department on Cooper Street. Mr. Tasker stated the road agent and the fire department should review the site plan. Arthur Colby asked if the property has been bought yet or if this is all speculation. Mr. Baril stated he has a purchase and sales but is running out of time to see if he can do this. Mr. Baril stated the hours of operation are 9-6 weekdays, 9-9 Thursday and Friday and 11-4 weekends. Mr. Baril stated he will not be lighting the units for sale, only the building. William Towle stated the State is willing to open the driveway cut to Route 129 if traffic exits to the right only. Marcia Flynn stated she feels the Conservation Commission should be involved with this site. The hearing was closed to the public and open to the Board only. Clem Lyon stated a drainage plan showing run off should be done. Mr. Tasker stated when Mr. Baril has the required plans abutters will be re-notified by mail.

**BOARD DISCUSSIONS:**

**Gary Vermette:** Dan Aversa has spoken with the office on releasing some of the funds from our letter of credit for the road bond for Wellington Estates. Mr. Vermette stated the construction has begun. Gary Tasker read a letter from the Town engineer regarding releasing these funds. Mr. Tasker stated Mr. Vermette has been to the Selectmen and they recommend they come to the Planning Board as per the regulations. Mr. Tasker asked if the Selectmen have an opinion. Dustin Bowles stated he went on a site walk this morning, he is not an engineer but he is not convinced 50% of the work is completed. Mr. Tasker stated the Planning Board does not have to release all they are asking for. Stanley Prescott stated in the Town's best interest someone should look at the road and check what has been done; the Town's engineer should be looking at the schedule of values and check off what has been done. Roy Merrill stated as a taxpayer

he would like the Town's engineer to inspect this road. Mr. Tasker stated the Board will be looking for a checked off list of values and the Board will reduce the bond after they receive that.

**Report of the Zoning Board of Adjustment:** Tammy Davis reported that the Board has five public hearings on the agenda, Michael Paquin, Ron Bresciani, and Nancy Rondeau for reduced setbacks. Lan Le is asking for a special exception for a nail studio and Peter Schauer's appeal to a ZBA decision.

**Report of the Board of Permit:** Tom Dow reported that there was no meeting this month.

**Open-Space Subcommittee:** Tom Dow stated the open-space subcommittee has a draft of the revised regulations for the Boards review. Mr. Dow stated the committee needs to schedule a workshop to discuss the changes to the Land Development Regulations and have a public hearing to adopt these regulations. Dustin Bowles stated the committee has done a lot of work on these regulations and this town is not the only community having a tough time with these issues. Julie Robinson stated Laura Scott from Five Rivers Conservation Trust is coming in to help with these issues at the next meeting. Mr. Bowles stated the Zoning regulations need to be tightened as well before December. An open-space workshop is scheduled for September 12, 2005 at 6:30 p.m. in the Community Building. Public Hearing is scheduled for Monday, October 3, 2005 at 6:30 p.m. in the Community Building.

**ADJOURNMENT:**

*A motion to adjourn was made by Henry Huntington at 10:10 p.m., seconded by Dustin Bowles. All were in favor.*

*Respectfully submitted,  
Tammy Davis, Secretary*

## Planning Board Minutes — Sitewalk — August 25, 2005

**SITE WALK STARTED AT 4:00 P.M.****ATTENDANCE:**

Gary Tasker, Chairman; Tom Dow, Vice Chairman; Dustin Bowles, Ex-Officio; Tom Moore, and Stanley Prescott.

Mark Sargent, Tony Merullo, and Peter McGrath were present.

A site walk for Application #05-26, Patrick Picardi, Minor Subdivision, Located on School Street, in the RR District. Map 38, Lot 8. The two lots were walked and the wetlands were viewed. Damaged areas were noted. A plan by Gove Environmental Services was reviewed and areas requiring restoration were located on the plan. Mark Sargent from Richard Bartlett & Associates stated he will review the areas to be restored with Gove. Peter McGrath stated the areas will be repaired as soon as possible. Gary Tasker noted there were no representatives from the Conservation Commission present but that the Conservation Commission will walk the property on their own and report back to the Planning Board.

**ADJOURNMENT:**

*The site walk adjourned at 5:00 p.m.*

*Respectfully submitted,  
Tammy Davis, Secretary*

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## Zoning Board Minutes — July 28, 2005 (Approved)

### REGULAR HEARING

Roy Maxfield called the Loudon Zoning Board of Adjustment meeting on July 28, 2005 to order at 7:30 p.m. at the Loudon Community Building.

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

Jon Huntington will be voting members to replace Dave Powelson.

### ACCEPTANCE OF THE JUNE 23, 2005 MINUTES:

*Roy Merrill made a motion to accept the minutes as written. Seconded by Ned Lizotte. All were in favor.*

### BOARD DISCUSSION:

**TTG Environmental Consultants LLC — Joe Ducharme** — Roy Maxfield stated Mr. Ducharme came to discuss the ESMI environmental review. Chairman Maxfield stated part of ESMI's permitting process stipulated that an environmental review would be conducted on an annual basis. Mr. Ducharme stated in April he met with Chairman Maxfield and Compliance Officer Chief Fiske and discussed what they would like included in the review. Mr. Ducharme stated he started his review at the Department of Environmental Services and reviewed the air and solid waste permit files; there were no red flags in any of this. Mr. Ducharme stated he included these updated permits in his report. Mr. Ducharme stated he went out to the ESMI facility to inspect the sand bedding beneath the concrete slab that ESMI removed from the soil dumping area; the sand bedding was clean and the liner was intact and in very good condition. Mr. Ducharme stated they also sampled the monitoring wells, surface water retention pond, pretreated soil and post-treated soil; in all cases except for one monitoring well everything came back within permit limits. Mr. Ducharme stated his recommendation is to have this well re-tested; this particular well is located on the western side, it is more of a background well, and this is the only time this well has ever detected Antimony. Mr. Ducharme stated they spent 3-4 days reviewing monitoring records and found a glitch in pounds and emissions but were within permit limits. Mr. Ducharme stated they took soil samples from the Currier Road site; initially surface water samples were to be taken but upon examination of the site there is no significant drainage off of Currier Road across the site. Mr. Ducharme added the Currier Road

composite soil samples were all within permit limits. Chairman Maxfield asked Mr. Ducharme if annual reviews were necessary in light of the oversight by the Department of Environmental Services and based on his experience after his two extensive semi-annual reviews. Mr. Ducharme stated that ESMI has state and federal oversight and is a participant in the STAR program; in his opinion, annual reviews by an independent town engineer in addition to this oversight are not necessary. Chairman Maxfield asked how often ESMI gets audited by the EPA. Stephen Raper, ESMI Compliance Manager, stated DES was in on 2003, the EPA would audit if there is a problem but the large corporate entities like Mobil will audit us more frequently because they do not want the liability. Chairman Maxfield stated the Board would take this into consideration for future years. Chairman Maxfield thanked Mr. Ducharme for all his time and effort put into this review.

**Application for Re-Hearing — Peter Schauer** — Chairman Maxfield stated the Board has the opportunity to deny the application and letting the applicant continue the re-hearing process through the court system or re-open the case and review the points brought forth in the re-hearing request. Chairman Maxfield stated the Board would decide tonight if they will re-hear the case but will not start a re-hearing tonight. Chairman Maxfield stated one of the three members who decided to deny the application is not here tonight but he has not changed his mind although he would be receptive to new information and perhaps a more compromising position on behalf of the applicant. Steve Ives stated he voted to deny but he would listen to more testimony and is open to re-hear. Chairman Maxfield stated if they have the same situation they had two months ago he would have the same decision. Roy Merrill stated he would vote in favor again, this is allowed in every other neighborhood and if this neighborhood shouldn't allow businesses it would have been up to Mr. Thistle to put covenants on the deed to that effect. Mr. Merrill added the Board should allow the man the same opportunity they do everyone else in the RR District. Jon Huntington stated he felt the Board should have approved the application. Ned Lizotte stated he feels very strongly this is a workable situation and there are other businesses on the road. Chairman Maxfield stated he would be open to additional information. George Saunderson stated he would be in favor of re-hearing the case. *Roll call vote: Jon Huntington — yes, Roy Merrill — yes, Steve Ives — yes, Ned*

*Lizotte — yes, Roy Maxfield — yes. All in favor, re-hearing approved.* Chairman Maxfield stated the Board would be interested in hearing from neighbors and new information on the size of the business. Chairman Maxfield asked Scott Spradling to ask the neighbors if they would be open to discussing the issues without the Board to get their opinions together. Chairman Maxfield stated litigation can be very costly for both sides and this may avoid that. Mr. Spradling stated tensions on the road have increased over the last few months. Mr. Spradling added some neighbors might not want to be in the room with other neighbors.

### PUBLIC HEARINGS:

**Case #05-13 — Michael Paquin — Special Exception for a reduced setback. 11 Tote Road, Map 49, Lot 69.** Abutters have been notified. The applicant was not present. Ned Lizotte stated there was a site walk of the property and he, George Saunderson and Roy Merrill attended. Mr. Lizotte stated there is now a for sale sign on the property. Mr. Merrill stated Mr. Paquin was at the Planning Board meeting last week and may have come to the wrong meeting. Mr. Merrill also stated Greg Fillmore has not heard from Mr. Paquin. Chairman Maxfield asked the Board if the application could be resolved tonight. Roy Merrill stated no because the applicant was not sure where his property lines are and was asking for a 0' setback. Mr. Merrill added that Greg Fillmore maintains he owns Tote Road and the Board suggested Mr. Paquin get in contact with Mr. Fillmore at the last meeting. Mr. Lizotte stated Mr. Fillmore was not at the site walk. Mr. Merrill added Mr. Paquin has not gotten in touch with Mr. Fillmore. Chairman Maxfield stated he would not open the case without Mr. Paquin or any abutters present.

**Case #05-15 — Steven Esonis — Special Exception for a reduced setback. 115 Beck Road, Map 59, Lot 38.** Abutters have been notified. The applicant was not present. Ned Lizotte stated there was a site walk conducted for this application. Mr. Lizotte stated the neighbor was concerned with the position of the building in relation to her line of sight coming out of the driveway. Chairman Maxfield opened the case and read the special exception application to the Board. Roy Merrill stated the neighbors concerns were put to rest during the site walk. Mr. Maxfield asked if there was anyone that would like to speak for or against the applicant. There were none. Mr. Maxfield closed this hearing and it will be taken up under unfinished business.

**Case #05-18 — Currier Road Holdings — Soil Application Request. Currier Road, Map 40, Lot 9.** Abutters have been notified. Chairman Maxfield asked if there was anyone present from ESMI to discuss the soil sampling invoice. Chairman Maxfield stated he feels ESMI is responsible to pay for the testing and he does not want third party involvement. Applicant D. Alden Moore stated this application is to place 150,000 tons of ESMI soils on the third phase of the project. Mr. Moore stated they have reclaimed half of the site, grass has started growing and things have held up very well. Stephen Raper stated that Mr. Ducharme mentioned he took samples from Currier Road and asked if the testing has already been done. Chairman Maxfield stated it has been done and he has spoken with Robert Manz who feels he should not be responsible to pay for this testing. Ned Lizotte stated the Zoning Ordinance states the applicant is responsible to pay for test-

ing. Mr. Moore asked the Board if his approval could be conditional upon him working out payment for the test either from himself or ESMI. Mr. Moore stated he would be willing to work this out with ESMI. Chairman Maxfield stated he would accept that but it is the principal of the matter; the original application for the plant said no soil would be put in Loudon. Chairman Maxfield stated there are liability issues for the Town and the Town needs to do everything it can to prove it is good clean soil. Chairman Maxfield stated it is ESMI's soil and he wants to collect the money from ESMI; whether the applicant pays ESMI for the testing is fine but the payment needs to come from ESMI. Roy Merrill stated the Board decided last month the responsibility falls on the applicant. Chairman Maxfield pointed out that the ordinance directs the property owner to pay for the background sampling on the property where soil is to be placed, but that the ESMI soil and subsequent tests remain the responsibility of the company and asked the Board if they understood the distinction. Mr. Raper stated he couldn't agree to anything but he will bring this matter to ESMI's attention tomorrow. Chairman Maxfield read the soil application request and stated the Board would condition this application on Mr. Moore and ESMI resolving the previous review as well as ESMI consenting to a reasonable sampling as has been done with other sites. Mr. Merrill asked if the sampling is for the current site or for when the additional 150,000 tons is placed. Chairman Maxfield stated this is for random samples from the new deposit. The Board discussed the costs for the testing done by TTG and the costs for testing the additional soil. *Steve Ives made a motion to approve the soil application for 150,000 tons with the condition the financial obligations are resolved as discussed. Seconded by George Saunderson. Roll call vote: George Saunderson — yes, Jon Huntington — yes, Roy Merrill — yes, Steve Ives — yes, Ned Lizotte — yes, Roy Maxfield — yes. All in favor, application approved.*

**Case #05-19 — Daniel Ramsay — Special Exception for a reduced setback. 637 Loudon Ridge Road, Map 54, Lot 38.** Abutters have been notified. Roy Maxfield stated this application is for a two-entry road driveway. Mr. Ramsay stated when the driveway was originally built they did not know it would be so steep therefore causing a dangerous situation in the winter. Mr. Ramsay had Road Agent Dave Rice come out to the house to look at the driveway and he agreed the lower end of the lot would be a much safer place to have a driveway. Mr. Ramsay stated he would move the driveway even further up from the side setback but there is a telephone pole in the way. Steve Ives asked if they would maintain two driveways or close off the old one. Mr. Ramsay stated if the Board wanted he would close one off. Mr. Maxfield asked if there was anyone that would like to speak for or against the applicant. There were none. Mr. Maxfield closed this hearing and it will be taken up under unfinished business.

### UNFINISHED BUSINESS:

**Case #05-19 — Daniel Ramsay — Special Exception for a reduced setback. 637 Loudon Ridge Road, Map 54, Lot 38.** Ned Lizotte made a motion to open this hearing for a discussion based on an 18' side setback. Seconded by Roy Merrill. Steve Ives stated his only issue is leaving the old driveway open and possibly the Road Agent has

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## Zoning Board Minutes — August 25, 2005 (DRAFT)

### REGULAR HEARING

Roy Maxfield called the Loudon Zoning Board of Adjustment meeting on August 25, 2005 to order at 7:30 p.m. at the Loudon Community Building.

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

Jon Huntington will be voting members to replace Dave Powelson.

### ACCEPTANCE OF THE JULY 28, 2005 MINUTES:

*Ned Lizotte made a motion to accept the minutes as written. Seconded by Steve Ives. All were in favor.*

### PUBLIC HEARINGS:

**Case #05-13 — Michael Paquin — Special Exception for a reduced setback. 11 Tote Road, Map 49, Lot 69.** Abutters have been notified. The applicant was not present. Mr. Maxfield asked if there was anyone that would like to speak for or against the applicant. There were none. Mr. Maxfield closed this hearing and it will be taken up under unfinished business.

**Case #05-23 — Peter Schauer — Appeal of ZBA decision. 138 Cross Brook Road, Map 12, Lot 44.** Roy Maxfield stated that the applicant's lawyer requested to continue this hearing due to a scheduling con-

flict. Mr. Maxfield stated the Board would honor this request. This application will be heard September 22, 2005, at 7:30 p.m., at this facility. This is the only notice.

**Case #05-20 — Ron Bresciani — Special Exception for a reduced setback. 25 Staniels Road, Map 1, Lot 28.** Abutters have been notified. Roy Maxfield stated the applicant is looking to reduce the side setback from 30' to 15'6". Mr. Bresciani stated he would like to build a 24' x 24' garage. Mr. Bresciani stated the garage is angled to assist vehicles in making turns in and out of the driveway and to complement the house angle. Mr. Bresciani stated the existing driveway will not be altered. Roy Merrill stated he spoke with abutter Heffron Materials and they are okay with this. Mr. Maxfield read the application. Mr. Maxfield asked Mr. Bresciani if he measured from the center of the road out 16' to find the front property line. Mr. Bresciani stated he measured to the blacktop and that is 58'. Mr. Maxfield asked if there was anyone that would like to speak for or against the applicant. There were none. Mr. Maxfield closed this hearing and it will be taken up under unfinished business.

**Case #05-21 — Nancy Rondeau — Special Exception for a reduced setback. 106 Berry Road, Map 58, Lot 58.** Abutters have been notified. Roy Maxfield stated this is for a deck measuring 10' x 20' on an existing non-conforming lot. Roy Merrill stated

she already meets one side and the rear setback for the area she is building on in this lot. Ms. Rondeau stated it is her understanding that because she wants to construct on a non-conforming lot she needs to obtain the reduced setback for the side that does not meet regulations. Mr. Maxfield asked what the setback from the water needs to be and stated Ms. Rondeau needs the non-conforming side setback to be 24'6" in order to get a building permit and for bank information. Mr. Maxfield read the application. Mr. Maxfield looked up the State RSA on shore land protection and stated she can build up to the shoreline. Mr. Maxfield asked if there was anyone that would like to speak for or against the applicant. There were none. Mr. Maxfield closed this hearing and it will be taken up under unfinished business.

**Case #05-22 — Lan Le — Special Exception for a nail studio. 40 South Village Road, Map 20, Lot 24.** Abutters have been notified. Roy Maxfield stated this is for a nail and hair salon and that this is a permitted use with a special exception in the Village District. Mr. Maxfield read the application. Ms. Le stated there will be around seven customers per day and it will be either a nail studio or a hair studio but not both. Mr. Maxfield stated it should be called a beauty salon to cover either a barbershop, hairdresser or nail studio. Ms. Le stated the beauty salon will be in a separate space from the store with its own entrance; the salon will be a unisex salon. Mr. Maxfield asked if there was anyone that would like to speak for or against the applicant. There were none. Mr. Maxfield closed this hearing and it will be taken up under unfinished business.

### UNFINISHED BUSINESS:

**Case #05-13 — Michael Paquin — Special Exception for a reduced setback. 11 Tote Road, Map 49, Lot 69.** Tammy Davis stated she spoke with the applicant and he stated he would attend this meeting. Roy Maxfield asked the Board if this case was one that could be decided without the

applicant. Ned Lizotte stated the applicant was unsure of his property boundaries and was asking for a 0' setback. *Roy Merrill made a motion to drop this case. Seconded by Roy Maxfield. All in favor; application withdrawn.*

**Case #05-20 — Ron Bresciani — Special Exception for a reduced setback. 25 Staniels Road, Map 1, Lot 28.** Ned Lizotte made a motion to open this hearing for a discussion based on a 14' side setback. Seconded by Roy Merrill. Steve Ives stated if the front setback is not 50' to the town's property Mr. Bresciani can come back for a front reduced setback. Roll call vote: Jon Huntington — yes, Roy Merrill — yes, Steve Ives — yes, Ned Lizotte — yes, Roy Maxfield — yes. All in favor; application approved.

**Case #05-21 — Nancy Rondeau — Special Exception for a reduced setback. 106 Berry Road, Map 58, Lot 58.** Ned Lizotte made a motion to open this hearing for a discussion based on a 24'6" side setback to add a deck on an existing non-conforming structure. Seconded by Jon Huntington. Roll call vote: Jon Huntington — yes, Roy Merrill — yes, Steve Ives — yes, Ned Lizotte — yes, Roy Maxfield — yes. All in favor; application approved.

**Case #05-22 — Lan Le — Special Exception. 40 South Village Road, Map 20, Lot 24.** Jon Huntington made a motion to approve a beauty shop. Seconded by Ned Lizotte. Roy Maxfield added the condition that copies of all State approvals be filed at the Zoning Board office. Roll call vote: George Saunderson — yes, Roy Merrill — yes, Steve Ives — yes, Ned Lizotte — yes, Roy Maxfield — yes. All in favor; application approved.

### ADJOURNMENT:

Jon Huntington made a motion to adjourn this meeting at 8:11 p.m., seconded by Roy Maxfield. All were in favor.

*Respectfully submitted,  
Tammy Davis, Secretary*

### Zoning — cont. from page 18

an opinion on this. Chairman Maxfield stated a condition of this application would be the Road Agent decides if the original driveway needs to be closed off. Roll call vote: George Saunderson — yes, Jon Huntington — yes, Roy Merrill — yes, Steve Ives — yes, Ned Lizotte — yes, Roy Maxfield — yes. All in favor; application approved.

**Case #05-15 — Steven Esonis — Special Exception for a reduced setback. 115 Beck Road, Map 59, Lot 38.** Ned Lizotte made a motion to approve the application as submitted. Seconded by Roy Merrill. Roll call vote: George Saunderson — yes, Jon Huntington — yes, Roy Merrill — yes, Steve Ives — yes, Ned Lizotte — yes, Roy Maxfield — yes. All in favor; application approved.

### DISCUSSIONS:

**Lan Le** — Mrs. Le stated she would like to open a nail studio in the Village Store on South Village Road. Mrs. Le stated there is a room on the right hand side of the store in front of the handicap parking where she

would like to have the studio. Chairman Maxfield stated in the Village District Mrs. Le would need to fill out a special exception application. Jon Huntington asked if the State is involved at all. Mrs. Le stated she needs to be licensed by the State. Chairman Maxfield asked Mrs. Le to include a copy of her State license with her application.

**Ron Bresciani** — Mr. Bresciani stated he is the last house on Staniels Road, behind the lot on Rt. 106 with the Smoke Shack. Mr. Bresciani stated he would like to put a garage with a 5:12 pitch, 24' x 24', with no upstairs apartment. Mr. Bresciani stated he is asking for a 15'6" side setback, and he measured from the surveyed property line.

### ADJOURNMENT:

Jon Huntington made a motion to adjourn this meeting at 8:50 p.m., seconded by George Saunderson. All were in favor.

*Respectfully submitted,  
Tammy Davis, Secretary*

**Please note that both Planning and Zoning Minutes are DRAFT minutes, i.e., they have not been approved yet. For a copy of the approved minutes, please contact the Planning/Zoning Office after their monthly meetings (798-4540).**



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Volume 7, Number 10**

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