

APPENDIX E  
APPLICATION FOR SITE PLAN REVIEW  
MULTI-FAMILY RESIDENTIAL & NON-RESIDENTIAL USES

PLANNING BOARD  
NEW LONDON, NH

DATE APPLICATION FILED: 11/22/16

APPLICATION FOR:

- Phase I: Concept Site Plan Review
- Phase II: Preliminary Site Plan Review
- Phase III: Final Site Plan Review

NAME OF APPLICANT: Timothy and Lizette Sliter

ADDRESS: 92 Summit Road Sutton, NH 03260

DAYTIME PHONE NUMBER: 630-8403 FAX: \_\_\_\_\_

NAME OF PROPERTY OWNER: Elizabeth Traynor Trust William Clough (Sole Trustee)  
(If other than applicant)

ADDRESS: 431 Shaker Street New London, NH 03257

DAYTIME PHONE NUMBER: \_\_\_\_\_ FAX: \_\_\_\_\_

LOCATION OF PROPERTY: 431 Shaker Street New London, NH 03257

111-018-000  
TAX MAP/Lot: 111-019-000 ZONE DISTRICT: ARR  
111-020-000

DESCRIPTION OF USE(S) OF BUILDINGS & LAND: Operate a garden design and horticulture business from with future integration of growing produce and distributing to community.

WATER SERVICE:  New London/Springfield Water Precinct  On-site Water Well

Other: \_\_\_\_\_

SEWER SERVICE:  New London Wastewater  On-site Septic System

ROAD(S) PROVIDING ACCESS:  Town Road  Mountain Road

State Highway \_\_\_\_\_

The Zoning Administrator or Land Use Coordinator can assist applicants to identify whether the following natural resource areas will be affected and in which sub-watershed the property is located.

SHORELAND OR SHORELAND BUFFER IMPACTED?  Yes  No

WETLAND OR WETLAND BUFFER IMPACTED?  Yes  No

STEEP SLOPE AREA IMPACTED?  Yes  No

PROTECTED STREAM(S) OR STREAM BUFFER(S) IMPACTED?  Yes  No

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LOCATED OVER AN AQUIFER?

Yes  No

CURRENT USE:

Does the proposed Site Plan affect land held in Current Use?

Yes  No

CONSERVATION EASEMENT:

Does the Site Plan affect land held in a Conservation Easement?

Yes  No

SURFACE WATER B SUB-WATERSHED:

- Pleasant Lake - Blackwater River
- Little Lake Sunapee/Murray Pond
- Goose Hole Pond
- Otter Pond

- Lake Sunapee
- Lyon Brook/Kezar Lake
- Messer Pond/Clark Pond/Kezar Lake

CERTIFICATION BY APPLICANT

I certify that this Site Plan Review Application, including the supporting plan and documents, has been completed in accordance with the Site Plan Review Regulations of the Town of New London.

I certify that this Site Plan Review Application, including the supporting plan and documents, complies with the standards specified in the New London Site Plan Review Regulations, unless a specific waiver has been applied for and granted by the Planning Board.

I certify that I will continue to comply with the standards specified in the New London Site Plan Review Regulations on an on-going basis.

I understand and agree that if I propose to change the use or layout of the site from the approved site plan that I will contact the Planning Board, or its designee, to see if a new application for an amended Site Plan Review is required.

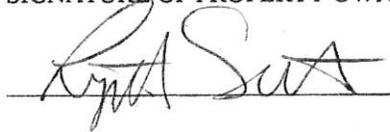
I agree to obtain all the subsequent Town permits needed for this Site Plan Review Application including the required Certificate of Occupancy Permit before the property can be used.

Further, I agree to comply with all required inspections during construction and to pay for all required inspection services.

In making this application, I agree to permit the members of the Planning Board and its agents to enter upon the subject property for the purpose of inspecting the property for the application.

DATE: 11/22/10

SIGNATURE OF PROPERTY OWNER



SIGNATURE OF AGENT FOR PROPERTY OWNER  
(Need letter of authorization from property owner)

\_\_\_\_\_

November 22, 2016

Site Plan Application for 431 Shaker Street

We have made a purchase and sales agreement on 431 Shaker Street contingent on site plan review approval. We, Tim and Lizette Sliter would like the opportunity to reclaim agricultural land and establish a productive farm and operate a garden design and horticulture business from this property. As stated in the town of New London's master plan, "New London should promote regional awareness in managing growth while fulfilling the vision within its Master Plan." Our goal is to remain a small establishment and have a positive impact on the land and community. We believe this is another aspect in which we coincide with New London's master plan, "New London's rural character can be preserved through environmentally sound planning and zoning that encourages aesthetically pleasing development." As seen in the enclosed plan, our intent is to maintain a wide woodland buffer along the roads and the northeast side of property, therefore our activity will not be seen from Shaker Street or Mountain Road. We are requesting a waiver of site plan regulations for this agriculture and horticulture activity.

Garden Life is a garden design and horticulture business. We design gardens for our clients year-round and our seasonal outdoor horticulture work takes place from mid April to the end of November. Our hours of operation are from 7:30 am to 3:30 pm, Monday through Friday. We currently have 2 full time employees with 2 seasonal part-time employees (that typically work from May-August). Garden Life's typical daily operations consist of employees arriving at our shop, loading our two company trucks with hand tools (garden forks, perennial shovels, etc.) and visiting clients properties in New London and surrounding communities through the day to care and tend to their ornamental gardens and plants. Our trucks usually return to our shop by 3:30 p.m., employees submit timesheets and notes and leave. We take great pride in working with our environment and utilizing the best ecological methods possible. We practice organic methods and utilize and support UNH Cooperative Extension, NOFA (Northeast Organic Farming Association) and NRCS (Natural Resource Conservation Service).

In 2017, we are planning to expand our services to existing clients to integrate the use of hoop houses/grow houses. The hoop houses would be located on our property, and used to house selective plant material as well as for growing seasonal produce. This would all take place on the land, which is under a conservation easement from Ausbon Sargent. They have reviewed this plan and written a letter of approval that is enclosed in this package. We would grow only selective, seasonal produce year-round that would not require any additional heat supply or light source. We are basing our methods on those used by Eliot Coleman, an organic farmer in Maine. He has been practicing these methods with great success since 1968. We would also use organic practices to grow the healthiest produce and keep the air, water and soil clear of unwanted chemicals (abiding by NOFA standards). These methods concur with New London's master plan "protecting New London's water and air resources". We will erect one hoop house to start growing produce in mid-summer of 2017. If successful, we will erect more hoop houses in the future having a total of 3-4 houses.

At 431 Shaker Street with approval from Ausbon Sargent we propose clearing 5-7 acres of currently wooded land to open it up for pasture, grazing fields and the production of produce. The livestock aspect will be for our personal use and may consist of chickens, ducks, pigs, goats, sheep, cows, horses and alpacas. We have reviewed and will abide by New London town zoning ordinances Article II section 1.e. Grazing, Care, Raising, or Keeping

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of Livestock, together with best practices as published by Manual of Best Management Practices for Agriculture in New Hampshire developed by the New Hampshire Department of Agriculture.

We will need accessory buildings to store farm tools and materials, possibly a tractor, livestock food as well as house the livestock. We have reviewed and will abide by Article II and Article VI of New London town zoning ordinances. We plan to install spotlights off the accessory structures for nighttime security, but otherwise we do not foresee any need for night lighting. There will be three designated parking spots for Garden Life employees who will be involved with tending, harvesting and distributing the produce. To distribute the fresh local produce we will likely have a delivery program utilizing our existing vehicles.

At this time, we do not foresee a need for a sign, since we travel to our client base. If, in future, we decide differently, we will abide by the Sign regulations specified in Article II Section 10.

In the future we plan to install a small pond that serves as a water source (grey water) as well as a fire pond. An artesian well will also be installed in the future to supply water to livestock and to irrigate the produce. We will have a combination of drip and spray irrigation system for the produce and a washing station to prepare the produce for delivery.

We are a young family who is very excited about this opportunity. Our children are four and two and a half and we want them to grow up learning practical skills and being part of an active community. We believe this project will be a positive addition to the community and we look forward to the experience! Thank you for taking the time to review our site plan and we will look forward to addressing any future questions.

Regards,

  
Timothy Sliter

 11/22/16  
Lizette Sliter

November 16, 2016

New London Planning Board  
Town of New London  
375 Main Street  
New London, NH 03257

Re: Elizabeth Trayner Estate  
431 Shaker Street  
New London, NH

I authorize Tim and Lizette Sliter to apply for Site Plan Approval for the Trayner Property.

Sincerely,

*William P. Clough*

William Clough, Executor

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**ADDENDUM  
TO THE PURCHASE AND SALES AGREEMENT  
New Hampshire Association of REALTORS® Standard Form**



Addendum to the Purchase and Sales Agreement dated November 1, 2016 between

Elizabeth S. Trayner Trust

, ("SELLER"), and

Timothy W. and Lizette Sliter

, ("BUYER"), for

the property located at 431 Shaker Street, New London

hereby agree to the following:

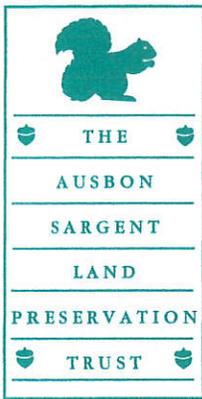
The Inspection and Due Diligence contingencies of the Purchase and Sales Agreement are waived by the Buyers. Sale subject to Buyers receiving Site Plan approval to conduct Farm and Garden Activities from New London Planning Board by December 14, 2016.

The Closing Date is on or before December 23, 2016.

All other aspects of the aforementioned Purchase and Sales Agreement shall remain in full force and effect.

**EACH PARTY IS TO RECEIVE A FULLY EXECUTED DUPLICATE ORIGINAL OF THIS AGREEMENT.**

<u>Kevin J. Smith</u>	<u>11/15/16</u>	<u>[Signature]</u>	<u>11-15-16</u>
BUYER	DATE / TIME	BUYER	DATE / TIME
<u>William P. Clough</u>	<u>11/17/16</u>		
SELLER	DATE / TIME	SELLER	DATE / TIME



*Serving the towns of:*  
*Andover, Bradford,*  
*Danbury, Goshen,*  
*Grantham, New London,*  
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Kristy Heath

P.O. Box 2040  
New London  
New Hampshire  
03257-2040  
603-526-6555

[www.ausbonsargent.org](http://www.ausbonsargent.org)

November 16, 2016

Tim and Lizette Sliter  
92 Summit Road  
New London, NH 03257

Re: Trayner Property

Dear Tim and Lizette,

Thank you for taking the time to discuss your potential plans for the Trayner property with me last week. As we discussed at the meeting the easement allows for commercial forestry and agriculture so long as it does not degrade the condition of the land. The plans that you provided to me gave me a good understanding of what your plans for the property are. What the plans show would be permissible management on the property. Should your plans change we should discuss these changes as they relate to the terms of the easement.

As we discussed if you have questions about best management practices you should contact Tim Fleury at NH Cooperative Extension for forestry questions. Cooperative Extension as well as NRCS also have professionals who can give advice concerning agricultural practices.

It was a pleasure meeting with you and please let me know if you have any further questions for me.

Sincerely,

Andy Deegan  
Stewardship Manager



*Helping preserve the rural landscape of the Mt. Kearsarge / Ragged / Lake Sunapee region.*

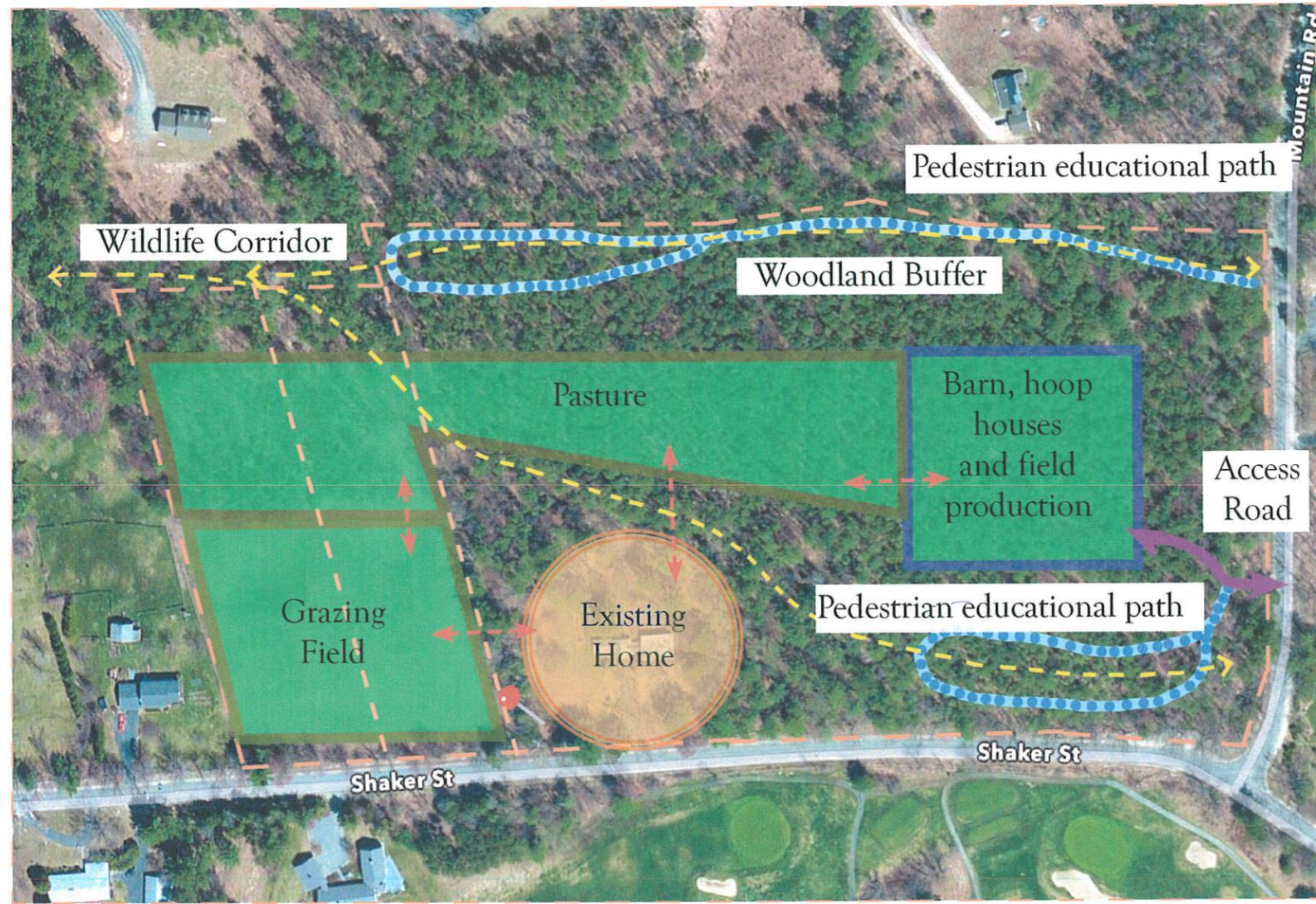
# Site Location



Not To SCALE

**Mission-** To reclaim agriculture land, establish a productive farm to support our family and community while integrating our horticulture business.

### Functional Diagram



### Goals and Objectives

**Goal 1: Strategically develop the land and home to increase function and aesthetics of the property as a whole.**

Objectives-

- Establish a 50-150' buffer between neighboring properties and roadsides to assure minimal visual impact for neighbors.
- Within the above buffer place the structures again for minimum visual impact while considering efficiency of function.
- Manage the woodland to promote wanted plant species, consulting Tim Fleury (Merrimack County Forester).
- Protect, maintain and improve wildlife corridors.
- Protect watershed.

**Goal 2: Manage and develop land for future uses.**

Objectives-

- Manage the forest and woodlands to encourage desirable native plants.
- Harvest selective timber that will be used for structures and other on-site needs.
- Create open space for field, pasture, hoop houses/greenhouse and barns. No more than 50% of existing forested land would be cleared.
- Install an access road off Mountain Road to service and access the above structures and operate Garden Life.

**Goal 3: Produce food for family and community.**

Objectives-

- Raise livestock.
- Erect hoop houses to grow produce year-round.
- Plant fruit bearing trees and shrubs.
- Plant edible plants in all areas of the property (buffer zones, woodland pedestrian paths, edges of fields, etc).

**Goal 4: Educate site users on ecosystems including native plants and wildlife.**

Objectives-

- Implement pedestrian educational paths with plant labels and information plates.

- Key**
- - - Property line
  - ← - - → Wildlife corridor
  - Pedestrian Path open to public
  - ← - - → Pedestrian and equipment access
  - ↔ Access road

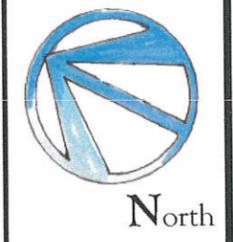


**Hoop house/ Grow house-**  
 Typical shape is a semi circle, but we would use this shape which lasts longer with our area's snow and weather.

Functional Diagram November 22, 2016  
Goals and Objectives

Tim and Lizette Sliter  
92 Summit Road Sutton, NH 03260

Not to scale



**431 Shaker Street**  
 New London, New Hampshire

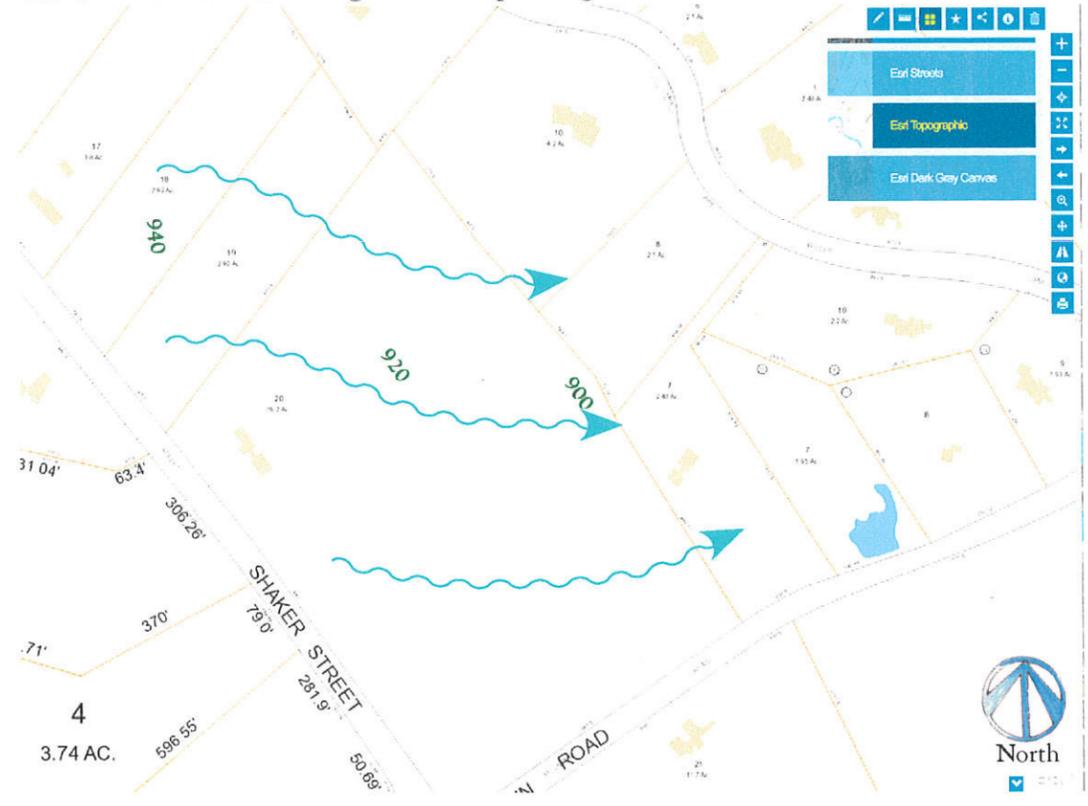
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# Inventory and Analysis

**Context-** The site is three lots and is located along Shaker Street and Mountain Road. The property consists of 22.18 acres with 18 acres in a conservation easement. It and the surrounding land is zoned agricultural/rural residential. Private residences/single family homes and Lake Sunapee Country Club make up the surrounding land. There are several hundred acres in conservation land down Mountain Road and Ausbon Sargent has a conservation easement abutting property. Chandler Brook and Marsh is to its north with hiking trails and access points.

**On-Site Elements-** The site has many aged stone walls framing lot lines, fields and in prior years funneled/channeled livestock. The property has prime agricultural soils. The land has many plant communities including distinct low spots home to evergreen wood fern and haircap moss. The northeast side pitches steeply and borders a seasonal streambed.

**Watershed-** There is an approximate 3.6% pitch over the three parcels of land towards the east. On the south corner of the property the road runoff is collected in a ditch line and exits through a culvert pitching southeast.



## Plants on-site

- Woody Plant Material**
- Trees**
- Abies balsamea (Balsam Fir)
  - Acer pensylvanicum (Striped Maple)
  - Acer rubrum (Red Maple)
  - Acer saccharinum (Silver Maple)
  - Acer saccharum (Sugar Maple)
  - Betula spp. (Birch species)
  - Craetagus spp. (Hawthorn species)
  - Fagus grandifolia (American Beech)
  - Fraxinus spp. (Ash species)
  - Malus spp. (Crabapple species)
  - Pinus Strobus (White Pine)
  - Populus tremuloides (Aspen/Poplar)
  - Prunus spp. (Cherry species)
  - Quercus bicolor (Swamp White Oak)
  - Quercus rubra (Red Oak)
  - Tsuga canadensis (Canadian Hemlock)
  - Ulmus americana (American Elm)

- Shrubs**
- Corylus ameircana (American Hazlenut)
  - Ilex spp. (Winterberry spp.)
  - Robus spp. (Bramble)
  - Vaccinium (Low and mid height Blueberry)

## Herbaceous Plants- wildflowers, ground covers and vines

- Aster divaricatus (Wood Aster)
- Cornus canadensis (Bunchberry)
- Dryopteris intermedia (Evergreen Wood Fern)
- Maianthemum canadense (Canada Mayflower)
- Mitchella repens (partridgeberry)
- Osmunda regalis (Royal Fern)
- Parthenocissun quinquefolia (Virginia Creeper)
- Polygonatum biflorum (False Solomon Seal)
- Polytrichum commune (Haircap Moss)

## Invasive Species-

- Berbis thunbergii (Japanese Barberry)
- Cladastris orientalis (Oriental Bittersweet)
- Euonymous alatas (Burning Bush)

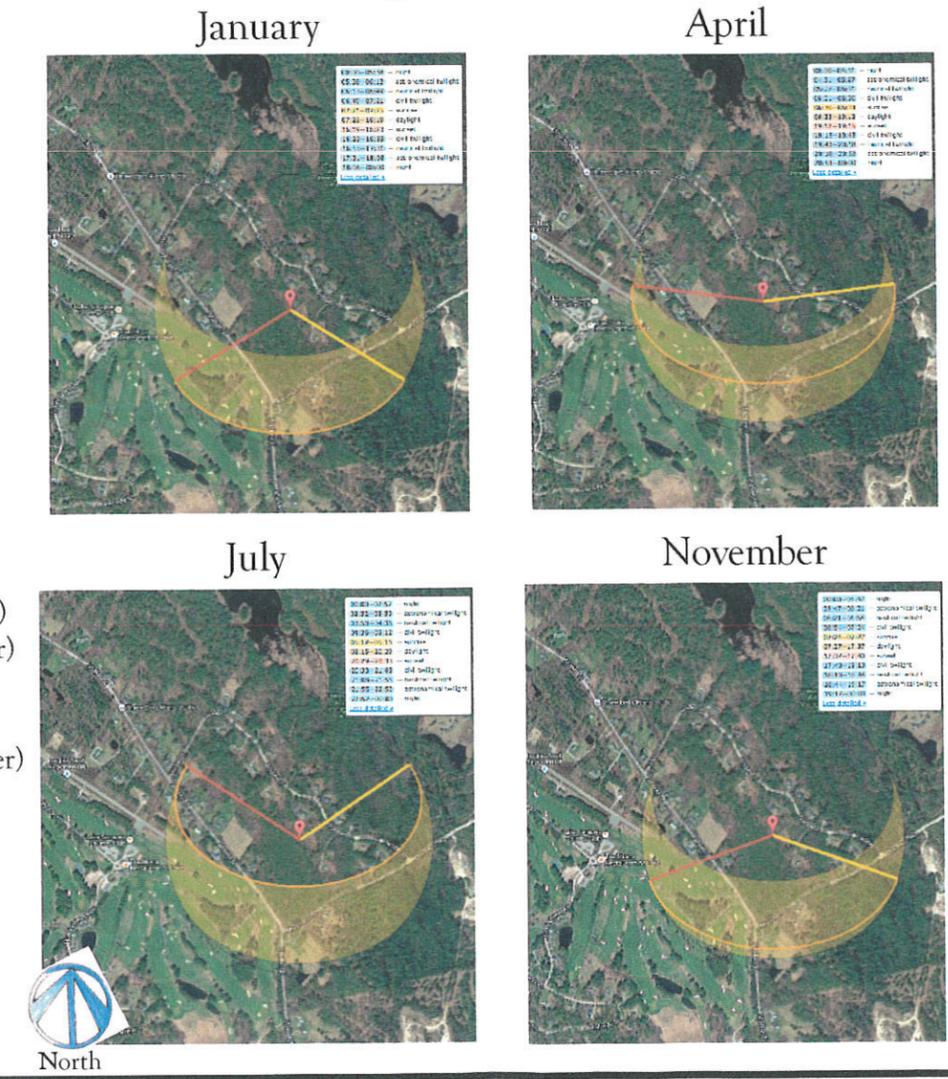


Wood Fern      Mitchella      Pinus strobus      Quercus rubra

## Prevailing Winds



## Solar Pattern and Exposure



Inventory and Analysis November 22, 2016  
Tim and Lizette Sliter  
92 Summit Road Sutton, NH 03260

Not to scale



431 Shaker Street  
New London, New Hampshire

# Site Plan

Proposed buildings - All proposed buildings are well within the setbacks stated in the town ordinances (100-200' in from property line).

Woodland Buffers - Establish and maintain a 40' to 75' buffer of existing woodlands between us and neighbors on northeast side.

Educational Pedestrian Path (yellow dotted line) - to welcome and educate walkers on native plants and forest ecology.

Wildlife Corridor (green dashed line) - Protect and maintain wildlife corridors along the different edges of land use.

Create more fields/pasture for livestock and meadow habitat.

Proposed Pasture and Open Space- Clearing and establishing 5-7 additional acres in open space to support livestock, grow produce, erect barns and hoop houses.

Woodland- Maintain existing woodland and selectively manage only to benefit the overall ecology of woodland.

Pasture and Grazing Field- Expand field to the stone wall to the northeast.

Homeowner's access to fields.

Existing Home

Animal waste

Proposed Hoop House Growing Area

Parking

Proposed Barn

Proposed Barn

Proposed Field Production

Access Roadway and Travel Path

Site Access

Fruit Trees and Shrubs- to be planted along property border to help screen, produce fruit/food.

Woodland Buffers- Establish a buffer of 100' to 150' between roads for least disturbance to neighbors and to preserve the aesthetic quality along Shaker Street and Mountain Road.

Educational Pedestrian Path

Access Road - Install an access road off Mountain road to service

Proposed Site Plan November, 22, 2016

Tim and Lizette Sliter  
92 Summit Road Surton, NH 03260

Scale: 1" = 100'



North

431 Shaker Street

New London, New Hampshire

APPENDIX D  
HOME BUSINESS CHECKLIST of APPLICATION REQUIREMENTS  
for SITE PLAN REVIEW

#	Application Requirement	Submitted	Not Applicable	Waived by PB
A	Application Form	✓		
B	Letter of Authorization	✓		
C	Abutters List	✓		
D	Payment of Fee			
E	Waiver Requests in Writing	✓		
F	Executive Summary to include:			
1	Description of the proposed Home Business	✓		
2	Floor area & percentage of total floor area occupied by Home Business	N/A		
3	Days & hours of operation	✓		
4	Number of non-resident employees & subcontractors using site as base of operations	✓		
5	Normal customer/business traffic	✓		
6	Any unusual demand for utility service	N/A		
7	Provisions for fire protection			
8	Any other descriptive information on the proposed Home Business	✓		
G	Site Plan drawn at a scale of 1" = 20' to include:	✓		
1	Site Location Map	✓		
2	Site Plan of property showing boundaries & approximate size of the area	✓		
3	Names & addresses of owners or applicants	✓		
4	North point, graphic scale, date of preparation & revisions, name of person preparing the Site Plan	✓		
5	Zone District(s)	✓		
6	Location & dimensions of existing & proposed structures, parking areas, driveways, and landscaped open areas on the property	✓		
7	Location of water line & water service line, or on-site well serving the property	✓		
8	Location of sewer line & sewer service line, or on-site septic system serving the property	N/A		
9	Location & dimensions of existing or proposed on-site parking	✓		
10	Any plans for screening any site features	✓		
11	Any plans for adding landscaped open space	✓		
12	Any plans for outdoor lighting	✓		
13	Location, elevation & dimension of any proposed sign for the Home Business	✓		
H	Any required State permits			
I	Department Review by Fire Chief & Public Works Director			
J	Additional information required by the Planning Board			

NOTE #1: The numbering on this checklist corresponds with the numbering in the Site Plan Review Regulations for a Home Business.

NOTE #2: The SPR Regulations must be consulted for the details of the items contained in the checklist.

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# Sliter 111-018-000

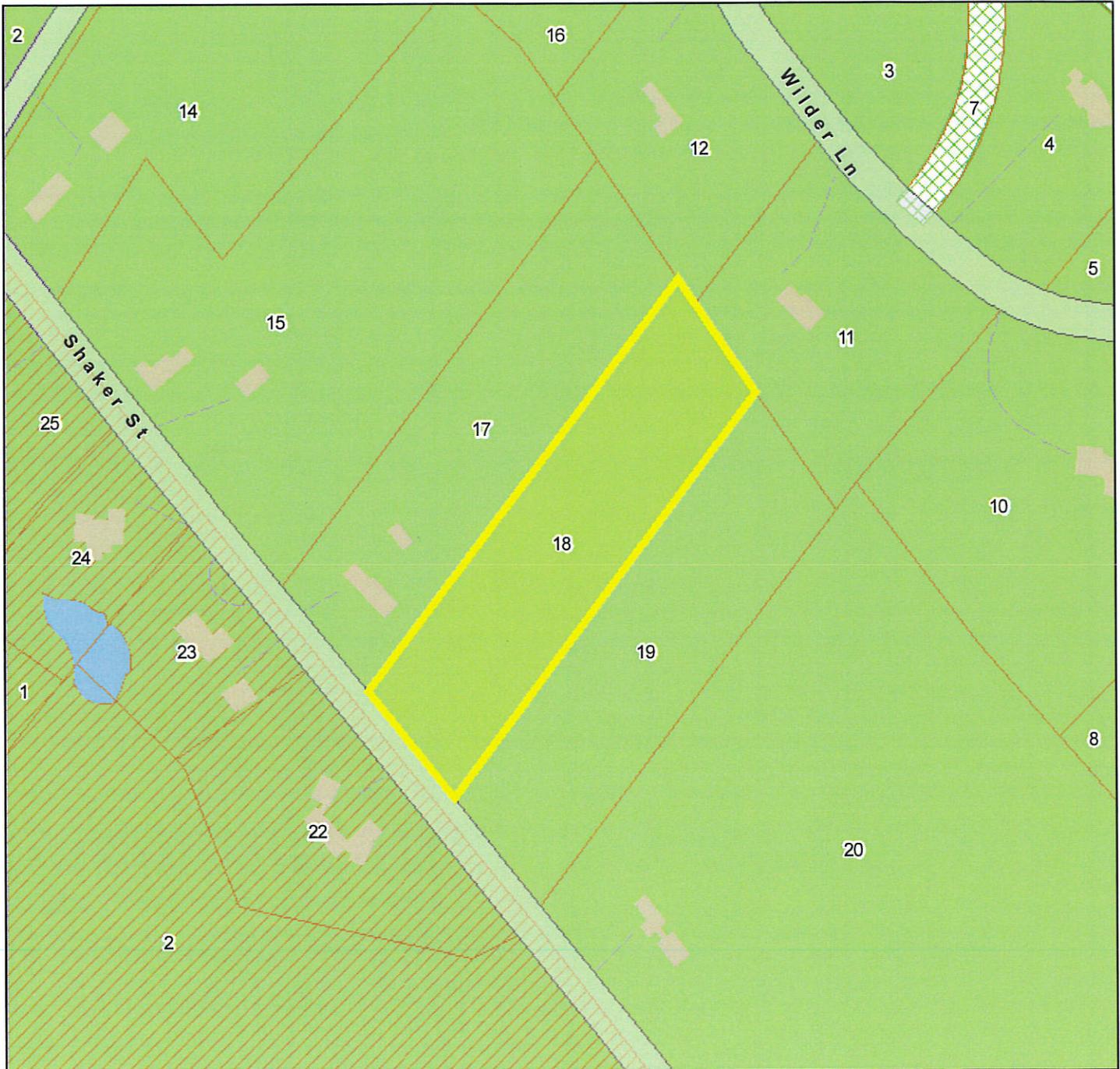
Tri Town, NH



November 30, 2016

1 inch = 200 Feet

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PROPERTYLINE	Right of Ways	Workforce Housing Overlay District
ROAD	New London Water-poly	AGRICULTURAL/RURAL RESIDENTIAL
DW	Street Names	CONSERVATION
New London Buildings	X	

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# Sliter 111-019-000

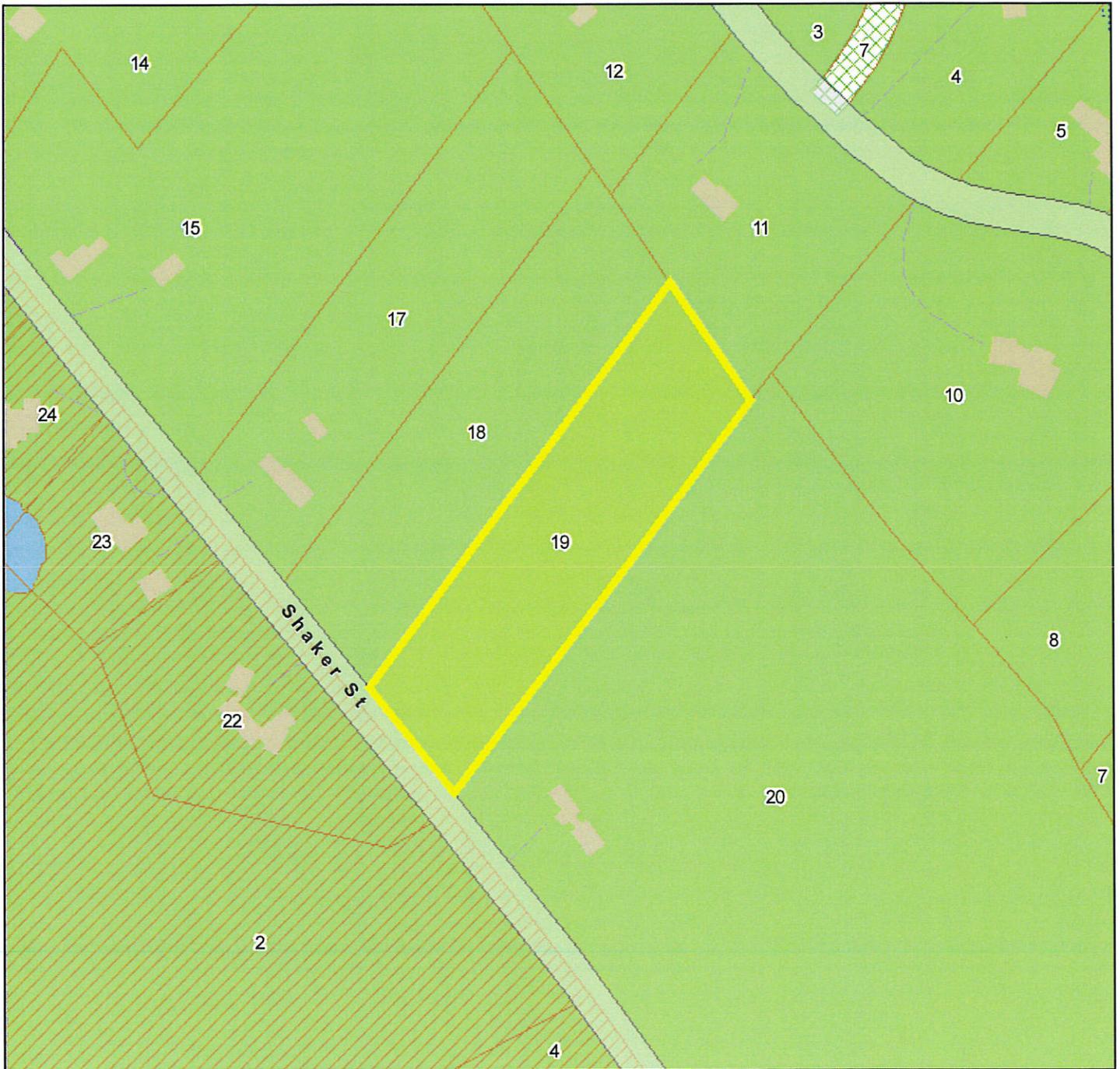
Tri Town, NH



November 30, 2016

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PROPERTYLINE	Right of Ways	Pond Wetlands 200 Foot Buffer
ROAD	New London Water-poly	Workforce Housing Overlay District
DW	Street Names	AGRICULTURAL/RURAL RESIDENTIAL
New London Buildings	X	CONSERVATION

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# Sliter 111-020-000

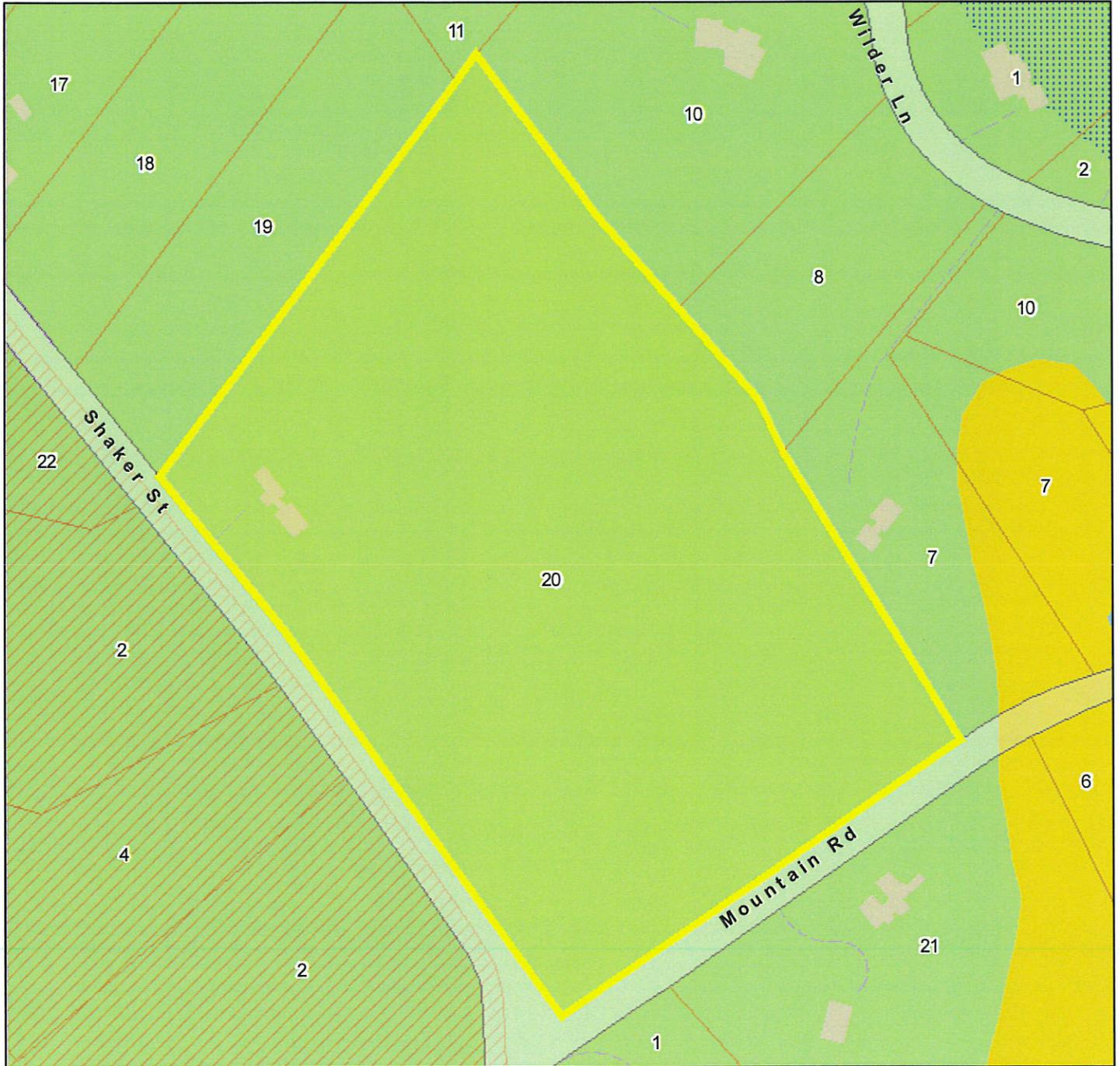
Tri Town, NH



November 30, 2016

1 inch = 200 Feet

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	PROPERTYLINE		New London Water-poly		Very Poorly Drained
	ROAD		Street Names		Workforce Housing Overlay District
	DW		X		AGRICULTURAL/RURAL RESIDENTIAL
	New London Buildings		Wetland 150 Buffer		
	Right of Ways		Pond Wetlands 200 Foot Buffer		

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CURRENT OWNER	TOPO	UTILITIES	STRT/ROAD	LOCATION	CURRENT ASSESSMENT	PREVIOUS ASSESSMENTS (HISTORY)				
TRAYNER ELIZABETH S TRUST TRAYNER ELIZABETH TRUSTEE 431 SHAKER STREET NEW LONDON, NH 03257	4 Rolling		1 Paved	3 Rural	Description CU LAND CU LAND	Code 6000 6173	Appraised Value 69,000 7,300	Assessed Value 587 228	2119 NEW LONDON, NH	
SUPPLEMENTAL DATA					Total		76,300	815		
Other ID: 00111 00021 00000 ZONE UTILITY Ward Prec. ROADFF GIS ID: 111-018-000					Septic Infor MP WF CONSERVA.					
RECORD OF OWNERSHIP					ASSOC PID#					
TRAYNER ELIZABETH S TRUST					BK-VOL/PAGE		SALE DATE		SALE PRICE V.C.	
					0		Yr. Code 2016 6000 2016 6173		Assessed Value 5872016 6000 2282016 6173	
					Total:		815		Total: 815	



Year	Type	Description	Amount	Code	Description	Number	Amount	Comm. Int.
EXEMPTIONS								
OTHER ASSESSMENTS								
ASSESSING NEIGHBORHOOD								
NBHD/SUB								
0001/A								
Street Index Name								
Tracing								
Batch								
NOTES								
ABUTTER LOT								
10/03 - LIST CU CODES								

Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments
BUILDING PERMIT RECORD								
VISIT/CHANGE HISTORY								
Date								
Type								
IS								
ID								
SM								
MH								
EM								
AC								
NC								
ML								
Purpose/Result								
ADMIN DATA ENTRY								
NO CHANGE (HEARINC								
MEASURE & LIST								
MEASURE & LIST								

Yr. Code	Assessed Value	Yr. Code	Assessed Value	Yr. Code	Assessed Value
2016 6000	587	2015 6000	587	2015 6000	612
2016 6173	228	2016 6173	228	2015 6173	223
Total:		815		Total: 835	

Appraised Bldg. Value (Card)	Appraised XF (B) Value (Bldg)	Appraised OB (L) Value (Bldg)	Appraised Land Value (Bldg)	Special Land Value	Total Appraised Parcel Value	Adjustment:	Net Total Appraised Parcel Value
0	0	0	0	0	76,300	0	76,300

B Use Code	Use Description	Zone	D Front	Depth	Units	Unit Price	I. Factor	S.A.	Acre Disc	C. Factor	ST. Idx	Adj.	Notes-Adj	Special Pricing	S Adj. Fact	Adj. Unit Price	Land Value
1	6000 FARM LAND	ARR	188		1.00 AC	86,684.00	1.00000	4	1.00000	1.00	43	1.00		402.48	.77	86,684.00	66,700
1	6000 FARM LAND	ARR			0.46 AC	5,000.00	1.00000	0	1.00000	1.00		0.00		402.48	1.00	5,000.00	2,300
1	6173 WP-UNMNGD				1.46 AC	5,000.00	1.00000	0	1.00000	1.00		0.00		156.26	1.00	5,000.00	7,300
Total Card Land Units: 2.92 AC Parcel Total Land Area: 2.92 AC Total Land Value: 76,300																	

CONSTRUCTION DETAIL		CONSTRUCTION DETAIL (CONTINUED)	
Element	Description	Element	Description

Model	00	Vacant	
-------	----	--------	--

MIXED USE	
Code	Description
6000	FARM LAND
	Percentage
	100

COST/MARKET VALUATION	
Adj. Base Rate:	0.00
Net Other Adj:	0
Replace Cost	0.00
AYB	0
EYB	0
Dep Code	
Remodel Rating	
Year Remodeled	
Dep %	
Functional Obshnc	
External Obshnc	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Cond	
Apprais Val	
Dep % Ovr	0
Dep Ovr Comment	
Misc Imp Ovr	0
Misc Imp Ovr Comment	
Cost to Cure Ovr	0
Cost to Cure Ovr Comment	

OB-OUTBUILDING & YARD ITEMS(D) /XF-BUILDING EXTRA FEATURES(B)										
Code	Description	Comment	L/B Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value
<b>BUILDING-SUB-AREA SUMMARY SECTION</b>										
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value				
		0	0	0	0					

No Photo On Record

Ttl. Gross Liv/Lease Area:

0 0 0 0

CURRENT OWNER	TOPO	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT
TRAVNER ELIZABETH TRUSTEE	4 Rolling		1 Paved	3 Rural	Description Code Appraised Value Assessed Value
431 SHAKER STREET					CU LAND 6000 69,000 583
NEW LONDON, NH 03257					CU LAND 6173 7,300 227
Additional Owners:					2119 NEW LONDON, NH

SUPPLEMENTAL DATA	
Other ID: 00111 00020 00000	Septic Infor
ZONE	MIP
UTILITY	WF
Ward	CONSERVA.
Prec.	
ROADFF	
ASSOC PID#	
GIS ID: 111-019-000	

RECORD OF OWNERSHIP	BK-VOL/PAGE	SALE DATE	q/u	w/	SALE PRICE	V.C.
TRAVNER ELIZABETH TRUSTEE					0	
		2016	6000		5832016	6000
		2016	6173		2272016	6173
<b>Total:</b>						810

EXEMPTIONS		OTHER ASSESSMENTS	
Year	Type	Description	Amount
			0
			0
			0
			0
<b>Total:</b>			0

ASSESSING NEIGHBORHOOD	
NBHD/SUB	NBHD Name
0001/A	Street Index Name
	Tracing
	Batch

**NOTES**  
 10/03 - LIST CU CODES

**PREVIOUS ASSESSMENTS (HISTORY)**  
 This signature acknowledges a visit by a Data Collector or Assessor

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	0
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	0
Appraised Land Value (Bldg)	76,300
Special Land Value	0
Total Appraised Parcel Value	76,300
Valuation Method:	C
Adjustment:	0
Net Total Appraised Parcel Value	76,300

BUILDING PERMIT RECORD									
Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments	
								10/07/2003	
								09/22/2003	
								10/08/2002	
								11/03/1987	

LAND LINE VALUATION SECTION																										
B Use Code	Use Description	Zone	D	Front	Depth	Units	Unit Price	Factor	I. S.A.	Acres	Disc	Factor	C. S.A.	ST. Idx	Adi.	Notes-Adi	S.Adj	Fac	Adi.	Unit Price	Land Value					
1	6000 FARM LAND	ARR		188		1.00 AC	86,684.00	1.00000	4	1.00000	0	1.00	43	1.00	0.00		0.77	1.00	1.00	86,684.00	66,700					
1	6000 FARM LAND	ARR				0.45 AC	5,000.00	1.00000	0	1.00000	0	1.00		0.00			0.40248	1.00	1.00	5,000.00	2,300					
1	6173 WP -UNMINGD	ARR				1.45 AC	5,000.00	1.00000	0	1.00000	0	1.00		0.00			156.26	1.00	1.00	5,000.00	7,300					
<b>Total Card Land Units:</b>																				2.90 AC	<b>Parcel Total Land Area:</b>		2.9 AC	<b>Total Land Value:</b>		76,300



CONSTRUCTION DETAIL		CONSTRUCTION DETAIL (CONTINUED)	
Element	Cd. Ch.	Element	Description

Model	00	Vacant	
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MIXED USE	
Code	Description
6000	FARM LAND
	Percentage
	100

COST/MARKET VALUATION	
Adj. Base Rate:	0.00
Net Other Adj:	0
Replace Cost	0.00
AYB	0
EYB	0
Dep Code	
Remodel Rating	
Year Remodeled	
Dep %	
Functional Obslnc	
External Obslnc	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Cond	
Apprais Val	
Dep % Ovr	0
Dep Ovr Comment	
Misc Imp Ovr	0
Misc Imp Ovr Comment	
Cost to Cure Ovr	0
Cost to Cure Ovr Comment	

OB-OUTBUILDING & YARD ITEMS(D) / XF-BUILDING EXTRA FEATURES(B)											
Code	Description	Comment	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Chd	%Chd	Apr Value
<b>BUILDING SUB-AREA SUMMARY SECTION</b>											
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value					
		0	0	0	0						
<p style="text-align: center;">Ttl. Gross Liv/Lense Area: 0 0 0 0</p>											

No Photo On Record



**CONSTRUCTION DETAIL** (CONTINUED)

Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	04		Cape Cod				
Model	01		Residential				
Design/Appeal	03		Average				
Stories	1.5		1 1/2 Stories				
Occupancy	1		Clapboard				
Exterior Wall 1	11						
Exterior Wall 2							
Roof Structure	03		Gable/Hip				
Roof Cover	03		Asph/F Gls/Cmp				
Interior Wall 1	03		Plastered				
Interior Wall 2							
Interior Flr 1	02		Minimum/Plywd				
Interior Flr 2							
Heat Fuel	02		Oil				
Heat Type	05		Hot Water				
AC Type	01		None				
Total Bedrooms	02		2 Bedrooms				
Total Bathns	1						
Total Half Baths	0						
Total Xtra Fixrs	5		5 Rooms				
Total Rooms	01		Old Style				
Bath Style	01		Below Avg				
Kitchen Style	01						

MIXED USE			
Code	Description	Percentage	
1010	Single Fam MDL-01	100	

COST/MARKET VALUATION			
Item	Value	Unit	Percentage
Adj. Base Rate:	78.31		
Net Other Adj:	162,337		
Replace Cost:	0.00		
AYB	162,337		
EYB	1949		
Dep Code	1978		
Remodel Rating	A		
Year Remodeled			
Dep %	36		
Functional Obslnc	0		
External Obslnc	0		
Cost Trend Factor	1		
Condition			
% Complete	64		
Overall % Cond			
Apprais Val	103,900		
Dep % Ovr	0		
Dep Ovr Comment			
Misc Imp Ovr	0		
Misc Imp Ovr Comment			
Cost to Cure Ovr	0		
Cost to Cure Ovr Comment			

**OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)**

Code	Description	Comment	L/B	Units	Unit Price	Yr.	Gde	Dp	Rt	Cnd	%Cnd	Apr Value
BRNI	BARN - 1 STO		L	308	20.00	2003		0			35	2,200
FPLI	FIREPLACE 1		B	1	2,400.00	1978		1			100	1,500

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BAS	First Floor	1,288	1,288	1,288		100,863
FGR	Attached Garage	0	484	169		13,234
UBM	Unfinished Basement	0	1,120	224		17,541
UQS	Three Quarter Story Unfinish	0	1,120	392		30,698
<b>Ttl. Gross Liv/Lease Area:</b>		<b>1,288</b>	<b>4,012</b>	<b>2,073</b>		<b>162,337</b>

