Town of New London

PLANNING BOARD

375 Main Street
New London, NH 03257

TOWN OF NEW LONDON
SELECTMEN'S OFFICE
JUN 30 2015
RECEIVED

Guidelines for tree cutting in the Shore Land Overlay District Waterfront Buffer

The New London Planning Board offers the following procedural guidelines for shorefront residents seeking approval to cut trees within the 50′ Waterfront Buffer.

A waterfront plan and inventory, along with a cutting and planting plan, must be prepared for, submitted to, and approved by the New London Planning Board before cutting or felling any tree within the Waterfront Buffer, including dead trees.

The New London Zoning Ordinance (Article XVI G. 2. c (3)). states:

> "If the total tree and sapling score in any 50 by 50 foot segment exceeds 50 points, then the Planning Board may authorize the removal of trees, saplings and shrubs as long as the score for the remaining trees, saplings and shrubs in that segment does not total less than 50 points...."

To facilitate the implementation of this ordinance please observe the following steps:

1. A tree-cutting request shall include a plot plan of the site showing all existing trees and saplings in each 50′ by 50′ segment within 50′ of the reference line, clearly indicating the points for each tree or sapling and the total points for the segment, which trees the property owner intends to remove and their points and the resulting points for each segment if the trees were removed (see over for a detailed explanation and sample plot). This plan shall also indicate the type, points, and location of replacement plantings if needed. New plantings shall be native species, such as white pine, hemlock, high- bush blueberries, etc.
2. A representative of the Town must visit the site to verify plan conditions (contact Zoning Administrator at 526-4821 x16, zoning@nl-nh.com to arrange a site inspection). Based on this visit, the Town representative makes a recommendation to the Planning Board on the proposed tree-cutting plan. This step is very important because the Planning Board is inclined to follow the recommendations of the Town representative.
3. No cutting shall occur until ***after*** the Planning Board has approved the plan and the property owner has been notified of the approval and conditions thereof, if any.

Prop. Owner: Jane-Wm Hopwood Date: 6-29-15

Mailing Address: PO Box 272 Elkins NH 03233

Phone: 526-6882 Cell: _____ Email: jwoodhop@gmail.com

Contractor: Ken Guillmette Phone: _____ Cell: _____

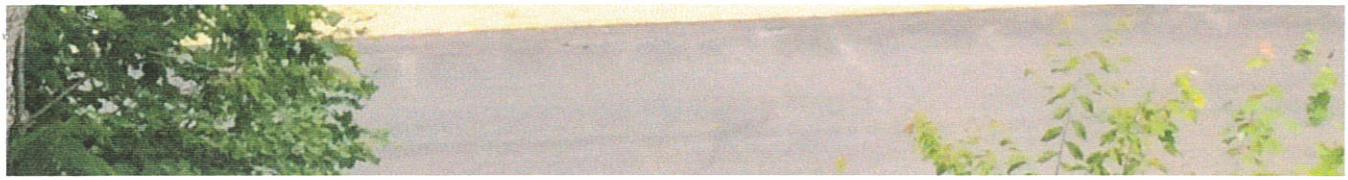
Map/Lot: 76-22 Street Address: 706 Bunker Rd

Visited By: _____ Date of Site Visit: _____

Planning Board Review Date: _____ Approved: _____ Denied: _____

(603) 526-4821 (telephone)
(603) 526-9494 (fax)

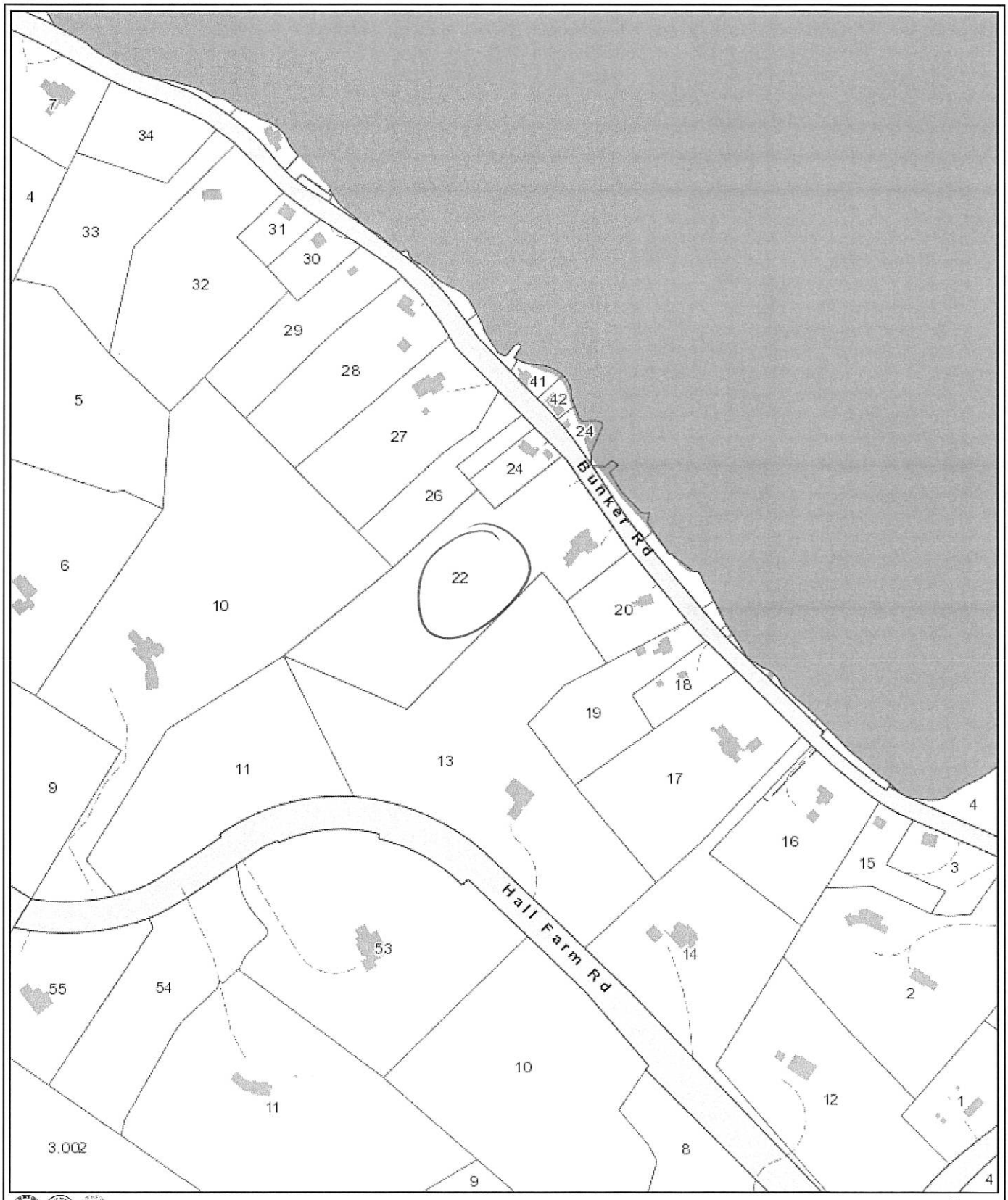
076-022-000



TREE REMOVAL REQUEST HOFWOOD
706 - BUNKER RD - ELKINS

603-526.6882

From: **Jane Hopwood** jwoodhop@gmail.com
Subject: Tree
Date: June 29, 2015 at 3:26 PM
To: Jane Hopwood jwoodhop@gmail.com



Hopwood at 706 Bunker Road Tax Map 076-022-000

Tri Town, NH

1 Inch = 300 Feet

July 02, 2015

Data shown on this map is provided for planning and informational purposes only. The municipality and CAI Technologies are not responsible for any use for other purposes or misuse or misrepresentation of this map.

www.cai-tech.com

CAI Technologies

Property Location: 706 BUNKER ROAD | MAP ID: 076/ 022/ 000/ / | Bldg Name: | State Use: 1017

Vision ID: 1248 | Account # | Bldg #: 1 of 1 | Sec #: 1 of 1 | Card 1 of 2 | Print Date: 05/08/2015 10:19

CURRENT OWNER	TOPO.	UTILITIES	STRT./ROAD	LOCATION
HOPWOOD WILLIAM & JANE TRUST	4 Rolling	5 Well	1 Paved	3 Rural
HOPWOOD WILLIAM & JANE TRUSTI		6 Septic		
PO BOX 272				
ELKINS, NH 03233				
Additional Owners:				

SUPPLEMENTAL DATA

Other ID:	00076 00007 00000	Septic Infor	WORK #: 199600994 BDR
ZONE		MP	
UTILITY		WF	258
Ward		CONSERVAT	
Prec.			
ROADFF			
GIS ID: 076-022-000		ASSOC PID#	

CURRENT ASSESSMENT

Description	Code	Appraised Value	Assessed Value
RESIDENTL	1017	1,450,300	1,450,300
RES LAND	1017	558,500	558,500
RESIDENTL	1017	6,400	6,400
		Total	2,015,200	2,015,200

2119 NEW LONDON, NH

VISION

RECORD OF OWNERSHIP

RECORD OF OWNERSHIP	BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.
HOPWOOD WILLIAM & JANE TRUST	3409/1309	09/10/2013	U	I		1U
HOPWOOD WILLIAM & JANE	2878/1484	03/31/2006	U	I	65,000	1A
HOPWOOD WILLIAM T & JANE T	1891/1231	08/20/1992	U	V	206,000	
WIEDEMAN, GEORGE H & RACHEL					0	

PREVIOUS ASSESSMENTS (HISTORY)

Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
2014	1017	1,450,300	2014	1017	1,416,400	2013	1017	1,416,400
2014	1017	558,500	2014	1017	496,100	2013	1017	496,100
2014	1017	6,400	2014	1017	6,400	2013	1017	6,400
	Total:	2,015,200		Total:	1,918,900		Total:	1,918,900

EXEMPTIONS

Year	Type	Description	Amount
		Total:	

OTHER ASSESSMENTS

Code	Description	Number	Amount	Comm. Int.
			0	0
			0	0
			0	0
			0	0

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD

NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch
7/A				

NOTES

4/10- HOUSE 100% REMEASURED,
WALK THRU W/ OWNER-SOLAR=9(3X5) PANELS
3/13-LOT LINE ADJ W/ LOT # 76-043
AND MERGER W/ LOT 'S

76-23, 76-45. MAP 76-44 WAS DISSOLVED
BY ANNEXATION. PLAN # 20111 RECR'D 2/13
4/13 3 BDRM, 3 FULL, 2 HALF BATHS
EXC QAULITY TOP TO BOTTOM
260 SF FGR 1 NOT ON PROPERTY

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	1,440,700
Appraised XF (B) Value (Bldg)	9,600
Appraised OB (L) Value (Bldg)	6,400
Appraised Land Value (Bldg)	558,500
Special Land Value	0
Total Appraised Parcel Value	2,015,200
Valuation Method:	C
Adjustment:	0
Net Total Appraised Parcel Value	**2,015,200**

BUILDING PERMIT RECORD

Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments
08-119	09/15/2008	1	New Home	0	04/15/2010	100	04/01/2010	New 3bedroom home to r
08-105	09/08/2008	7	Demolition	0	03/25/2009	100	04/01/2009	Demolish existing cottage

VISIT/ CHANGE HISTORY

Date	Type	IS	ID	Cd.	Purpose/Result
10/01/2013			AR	AC	ADMIN DATA ENTRY
05/31/2013			RE	ML	MEASURE & LIST
03/21/2013			KM	AC	ADMIN DATA ENTRY
04/15/2010			KM	BP	BUILDING PERMIT
03/25/2009			KM	BP	BUILDING PERMIT

LAND LINE VALUATION SECTION

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	1017	PLSNT LAKE	R2		175		43,560	SF	1.99	1.0000	4	1.0000	0.70	7	7.75	ROAD-25%/-5%SDRIVE			1.00	10.80	470,400
1	1017	PLSNT LAKE	R2				3.03	AC	5,000.00	1.0000	0	1.0000	0.75	7	7.75	TOPO			1.00	29,062.50	88,100

Total Card Land Units: 4.03 AC | Parcel Total Land Area: 4.03 AC | Total Land Value: 558,500

Property Location: 706 BUNKER ROAD | *MAP ID:* 076/ 022/ 000/ / | *Bldg Name:* | *State Use:* 1017

Vision ID: 1248 | *Account #* | *Bldg #:* 1 of 1 | *Sec #:* 1 *of* 1 | *Card* 1 *of* 2 | *Print Date:* 05/08/2015 10:19

CONSTRUCTION DETAIL

Element	Cd.	Ch.	Description
Style	07		Modern/Contemp
Model	01		Residential
Design/Appeal	16		Excellent +30
Stories	2		
Occupancy	1		
Exterior Wall 1	14		Wood Shingle
Exterior Wall 2			
Roof Structure	03		Gable/Hip
Roof Cover	03		Asph/F Gls/Cmp
Interior Wall 1	05		Drywall/Sheet
Interior Wall 2	06		Cust Wd Panel
Interior Flr 1	12		Hardwood
Interior Flr 2	15		Quarry Tile
Heat Fuel	03		Gas
Heat Type	08		Radiant
AC Type	03		Central
Total Bedrooms	03		3 Bedrooms
Total Bthrms	3		
Total Half Baths	3		
Total Xtra Fixtrs			
Total Rooms	11		
Bath Style	02		Average
Kitchen Style	02		Average

CONSTRUCTION DETAIL (CONTINUED)

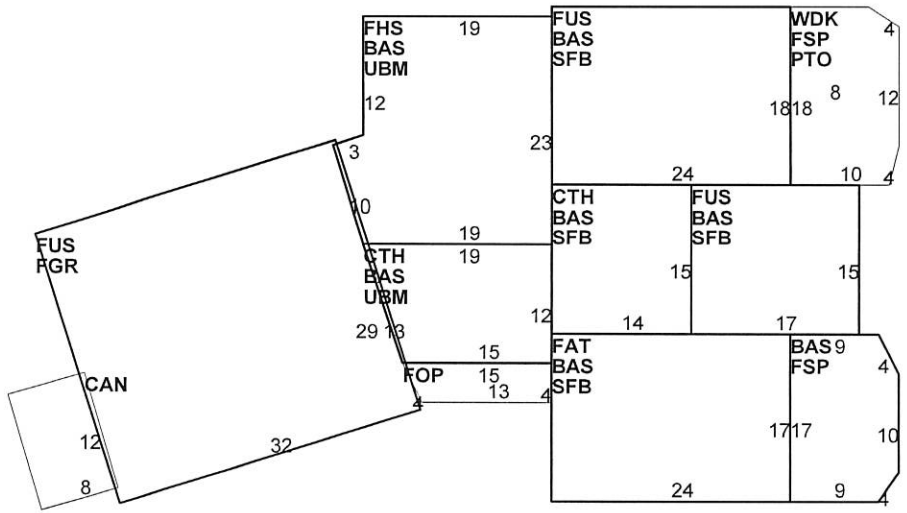
Element	Cd.	Ch.	Description

MIXED USE

Code	Description	Percentage
1017	PLSNT LAKE	100

COST/MARKET VALUATION

Adj. Base Rate:	273.46
	1,495,290
Net Other Adj:	5,440.00
Replace Cost	1,500,730
AYB	2008
EYB	2010
Dep Code	A
Remodel Rating	
Year Remodeled	
Dep %	4
Functional Obslnc	0
External Obslnc	0
Cost Trend Factor	1
Condition	
% Complete	
Overall % Cond	96
Apprais Val	1,440,700
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
RPV2	RES PAV MED		L	2	2,000.00	2010		0		100	4,000
SHD1	SHED FRAME		L	96	20.00	2003		0		50	1,000
PAT1	PATIO-AVG		L	270	5.00	Null		0		100	1,400
FPL3	2 STORY CHIM		B	2	4,000.00	2010		1		100	7,700
FPO	EXTRA FPL O		B	2	1,000.00	2010		1		100	1,900
GEN	B/U GENERAT		B	1	3,000.00	2010		1		0	0
SOL	SOLAR PANEI		B	27	600.00	2010		1		0	0

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BAS	First Floor	2,143	2,143	2,143		586,029
CAN	Canopy	0	96	19		5,196
CTH	Cathedral ceiling	0	414	0		0
FAT	Attic, Finished	82	408	82		22,424
FGR	Attached Garage	0	928	325		88,875
FHS	Half Story, Finished	227	454	227		62,076
FOP	Open Porch	0	56	11		3,008
FSP	Screened Porch	0	373	93		25,432
FUS	Upper Story, Finished	1,615	1,615	1,615		441,641
PTO	Patio	0	193	19		5,196
	Ttl. Gross Liv/Lease Area:	4,067	6,680	4,534		1,500,730

Property Location: 706 BUNKER ROAD | **MAP ID:** 076/ 022/ 000/ / | **Bldg Name:** | **State Use:** 1017

Vision ID: 1248 | **Bldg #:** 1 of 1 | **Sec #:** 1 of 1 Card 2 of 2 | **Print Date:** 05/08/2015 10:19

CURRENT OWNER	TOPO.	UTILITIES	STRT./ROAD	LOCATION
HOPWOOD WILLIAM & JANE TRUST HOPWOOD WILLIAM & JANE TRUSTI PO BOX 272 ELKINS, NH 03233 Additional Owners:				

SUPPLEMENTAL DATA

Other ID: 00076 00007 00000

GIS ID: 076-022-000 | ASSOC PID#

CURRENT ASSESSMENT

Description	Code	Appraised Value	Assessed Value
		Total	2,015,200	2,015,200

2119
NEW LONDON, NH

VISION

RECORD OF OWNERSHIP	BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.

PREVIOUS ASSESSMENTS (HISTORY)

Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
	Total:			Total:			Total:	

EXEMPTIONS

Year	Type	Description	Amount
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OTHER ASSESSMENTS

Code	Description	Number	Amount	Comm. Int.

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NOTES

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Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments

VISIT/ CHANGE HISTORY

Date	Type	IS	ID	Cd.	Purpose/Result

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Total Card Land Units: 0.00 AC | **Parcel Total Land Area:** 4.03 AC | **Total Land Value:** 0

CONSTRUCTION DETAIL

Element	Cd.	Ch.	Description

CONSTRUCTION DETAIL (CONTINUED)

Element	Cd.	Ch.	Description

MIXED USE

Code	Description	Percentage
1017	PLSNT LAKE	100

COST/MARKET VALUATION

Cost Trend Factor

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

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
SFB	Finish Walkout Bsmt	0	1,305	783		214,121
UBM	Unfinished Basement	0	658	132		36,097
WDK	Deck	0	193	19		5,196
	Ttl. Gross Liv/Lease Area:	0	2,156	934		1,500,730

No Photo On Record

TOWN OF
NEW LONDON, NEW HAMPSHIRE
375 MAIN STREET • NEW LONDON, NH 03257 • WWW.NL-NH.COM

NOTICE OF DECISION

New London Planning Board
September 25, 2012 Meeting

The New London Planning Board made a motion to approve, disapprove or table the following application(s) reviewed and discussed at the September 25, 2012 meeting. You may refer to the agenda and meeting minutes for additional details of the discussion.

Minor Subdivision Plan for the property located at 170 Morgan Hill Road, aka Old County Road. Tax Map 047-001-000. Zone R2. Property Owner- Joan S. Bucklin Revocable Trust. Purpose is to subdivide 109.6 acres into two lots, Lot 1 with 14.8 acres including the existing house and other structures, and Lot 2 with 94.8 acres. Plan prepared by NH Surveyor Pierre J. Bedard and Peter Schauer, NH Certified Soil Scientist. A public hearing notice was posted for this application. **The plan was approved and several waivers granted.**

Tree Cutting Request, property located at 1485 Little Sunapee Road. Tax Map 030, Lot 2. Owned by Janice and Stanley Cundey Trust. The tree cutting request was **tabled** for additional clarification.

Tree Cutting Request, property located at 706 Bunker Road. Tax Map 76, Lot 22. Owned by William and Jane Hopwood. The tree cutting request was **approved.**

Tree Cutting Request, property located at 135 Old County Road Tax Map 56, Lot 21. Owned by Eugene and Nancy Lindsey. The tree cutting request was **approved.**

Respectfully Submitted:

Lucy A. St John

Lucy A. St. John, AICP
Planning and Zoning Administrator
Town of New London

Please be advised that any persons aggrieved by a decision of the planning board concerning a plat or subdivision may present to the superior court a petition. Such petition shall be presented within 30 days after the date upon which the board voted to approve or disapprove the application. Refer to RSA 677:15 Court Review, for the specific language and other details. It is the petitioner's responsibility to seek legal counsel as they deem appropriate. This notice is for general informational purposes and in no way shall convey any legal advice.