

1 **LONDONDERRY, NH PLANNING BOARD**
2 **MINUTES OF THE MEETING OF OCTOBER 7, 2015 AT THE MOOSE HILL**
3 **COUNCIL CHAMBERS**
4

5 Members Present: Art Rugg; Mary Soares; Lynn Wiles; Chris Davies; Giovanni
6 Verani, Ex-Officio; Rick Brideau, CNHA, Ex-Officio; Scott Benson; Leitha Reilly;
7 Ann Chiampa, alternate member; and Ted Combes, alternate member
8

9 Al Sypek was present. Instead of being able to sit on the Board, he was
10 responsible for the video production of the meeting.
11

12 Also Present: John R. Trottier, P.E., Assistant Director of Public Works and
13 Engineering; Jaye A. Trottier, Associate Planner; and Nicole Doolan, Planning and
14 Economic Development Department Secretary
15

16 A. Rugg called the meeting to order at 7:00 PM. He appointed T. Combes to vote
17 for L. Reilly until she arrived.
18

19 **Administrative Board Work**
20

21 A. Approval of Minutes – September 2 and September 9, 2015
22

23 **M. Soares made a motion to approve and sign the minutes from the**
24 **September 2, 2015 meeting. L. Wiles seconded the motion. No**
25 **discussion. Vote on the motion: 4-3-0.**
26

27 (S. Benson, C. Davies, and L. Wiles abstained as they did not attend the
28 September 2, 2015 meeting).
29

30 **M. Soares made a motion to approve and sign the minutes from the**
31 **September 9, 2015 meeting. L. Wiles seconded the motion. No**
32 **discussion. Vote on the motion: 5-2-0.**
33

34 (S. Benson and C. Davies abstained as they did not attend the September 9,
35 2015 meeting).
36

37 Minutes for September 2 and September 9, 2015 were approved and signed at
38 the conclusion of the meeting.
39

40 B. Regional Impact Determination – Cabonnay Wine House Bistro Site Plan, Map 6
41 Lots 37 and 38
42

43 [G. Verani arrived at 7:04 PM].
44

45 J. A. Trottier stated that Staff recommends the aforementioned project is not a
46 development of regional impact, as it does not meet any of the regional impact
47 guidelines prepared by Southern NH Planning Commission (SNHPC).
48

1 **M. Soares made a motion to accept Staff's determination that this**
2 **project is not a development of regional impact. L. Wiles seconded the**
3 **motion. No discussion. Vote on the motion: 8-0-0.**
4

5 C. Discussions with Town Staff
6

- 7 • Plans signed

8 J. A. Trottier notified the Board that the following plan was signed recently
9 at the Town Offices:

- 10 o Welch Road Lot Line Adjustment Plan (on September 18, 2015)

- 11 • Coca Cola

12 J. R. Trottier stated Coca Cola contacted Planning regarding their Symmes
13 Drive facility (Map 15 Lot 98). They are proposing adding a cooling tower
14 located at the northeast corner of the building (see Attachment #1). He
15 said a fire lane is located just outside the proposed tower. Staff
16 recommends handling this project administratively.

17 A. Rugg inquired about the height of the tower. J. R. Trottier responded
18 that he didn't believe that it would exceeded the height of the existing
19 building. There were no objections from the Board to allow the project to
20 be handled administratively by Staff.

- 21
22 • A. Rugg stated on October 19th, the Town Council is conducting a continued
23 hearing on the Proposed Housing Opportunities Zoning Amendment.

- 24
25 • A. Rugg stated that S. Benson, L. Reilly, and A. Sypek will need to contact
26 the Town Manager's Administrative Assistant if they are interested in re-
27 applying for their Planning Board position, as their terms are up at the end
28 of this year. It was noted that there are some discrepancies between what
29 some members know their term expirations to be and what is stated on the
30 website. A. Rugg said he will continue to work with the Town Manager's
31 Administrative Assistant to ensure all information is consistent and current.

- 32
33 • A. Rugg stated he is working with the Town Attorney to set up a meeting
34 with the Board regarding new legislation, new court case law, and Planning
35 Board membership in general.

- 36
37 • L. Wiles inquired if Staff had received an update on access to the Wallace
38 Farm Workforce Housing development. J. R. Trottier stated it appears that
39 the applicant was able to secure their access directly across from Vista
40 Ridge (see August 12, 2015 minutes).

- 41
42 • A. Rugg stated he talked with the Town's GIS Manager, and on December
43 19th, the Board will be provided with a Master Plan Implementation
44 Committee update.

45
46 **Public Hearings/Workshops/Conceptual Discussions**
47

1 A. Application Acceptance and Public Hearing for formal review of a six-lot
 2 subdivision ("Pinkerton Hills") at 57 Hardy Road, Tax Map 9 Lot 78, Zoned
 3 AR-I – Pinkerton Hills Development Corp. (Owner), and LaMontagne Builders,
 4 Inc. (Applicant).

5
 6 J. R. Trottier stated there were no checklist items and that Staff recommends
 7 the application be accepted as complete.

8
 9 [L. Reilly arrived at 7:11 PM].

10
 11 **M. Soares made a motion to accept the application as complete per**
 12 **Staff's Recommendation memo dated October 7, 2015. L. Wiles**
 13 **seconded the motion. No discussion. Vote on the motion: 8-0-0.**

14
 15 A. Rugg noted that the 65 day time frame for the Board to render a decision
 16 under RSA 676:4 commenced with acceptance of the application as complete.

17
 18 Jason Lopez and Stephen Keach from Keach Nordstrom Associates were
 19 present on behalf of the applicant, along with Dana Finn of LaMontagne
 20 Builders (LBI). J. Lopez gave an overview of the project as noted below:

- 21 • The undeveloped parcel is approximately 10.1 acres (Tax Map 9 Lot 78),
 22 and a six-lot subdivision is being proposed. A non-binding lot grading plan
 23 demonstrates all lots are buildable. The parcel is on the corner of Bancroft
 24 Road and Hardy Road.
- 25 • One of the proposed lots will front on Hardy Road, and the five additional
 26 lots will front on Bancroft Road. All lots comply with area and frontage
 27 requirements. Lot sizes will range from 1.5 to 2 acres. Each lot will be
 28 serviced by an on-site well and, septic and will have their own driveway.
- 29 • Site distance has been achieved for each lot per Town regulations.
- 30 • The Applicant and the Department of Public Works (DPW) worked together
 31 to develop a scope of work for the reconstruction of Bancroft Road. This
 32 work will start at the edge of pavement on Hardy Road and will extend
 33 approximately 1,240 feet towards the west. Currently, this road is 18 feet
 34 wide with open drainage. The proposed improvements will include a
 35 pavement cross section of 24 feet, curbing and closed drainage. Tree
 36 clearing will be done on the side slopes. Stone walls in clearing areas will
 37 be moved to the edge of an easement that follows the roadway. There will
 38 be a widening easement along the entire frontage of Bancroft and Hardy.
- 39 • One waiver for the two existing cross culvert pipes and a new proposed pipe
 40 (which will out-let into a drainage easement to the west of the
 41 development) is being requested. Because of the existing grades, the
 42 outlet into the wetlands cannot be maintained at the minimum cover of 3
 43 feet, so the removal of an existing pipe will be replaced by concrete pipes
 44 and the minimum cover will be reduced to 2.5 feet.
- 45 • The Applicant will work with DPW to obtain a wetland permit from the
 46 Department of Environmental Services for wetland impact associated with
 47 the work in the right-of-way.
- 48 • A wetland permit for one of the driveway crossings has already been
 49 obtained.

- 1 • A subdivision permit will also need to be obtained from the State, and is
2 currently under review.

3
4 A. Rugg asked for Staff input.

5
6 J. R. Trottier read into the record the waiver request from the Staff
7 Recommendation memo:

- 8
9 1. Section 3.08.G.3 requiring the minimum depth of cover for storm drain
10 lines to be 36 inches from the top of pipe to the finished grade. The
11 Applicant proposes that the depth of cover be less than 36 inches in
12 several specific locations in order to: 1) maintain the existing outlet
13 invert elevations and remain with the right-of-way and 2) avoid existing
14 transmission line poles and utilize an existing drainage easement on an
15 abutting property. Staff **supports** the waiver because of the constraints
16 demonstrated by the Applicant and because reinforced concrete pipe will
17 be used.

18
19 J. R. Trottier summarized the engineering review letter (see Attachment #2).
20 He re-iterated that DPW, Keach Nordstrom and LaMontagne have agreed upon
21 the off-site improvements to Bancroft Road to include a 24 foot road with
22 enclosed drainage with a small grass panel on each side of the roadway. He
23 stated he has personally spoken with a number of the abutters on Bancroft
24 Road to update them on the project.

25
26 A. Rugg asked for comments and questions from the Board.

27
28 A. Chiampa inquired about moving interior rock walls. J. Lopez stated some
29 interior walls will remain and will not be disturbed (e.g. those in wetlands and
30 those in the back of the lots). Existing stonewalls along the roadway will need
31 to be pushed back to the proposed easement (see Attachment #3). A. Rugg
32 stated that since Bancroft is a scenic road, he would like to see the stone walls
33 recreated as much as possible by utilizing what stone is there for landscaping
34 purposes. J. Lopez referred him to revisit the lot grading plan (see Attachment
35 #3).

36
37 A. Chiampa inquired about the leveling of the land along the roadway. J. R.
38 Trottier stated leveling will be completed along with a shoulder to accept snow
39 banks.

40
41 C. Davies inquired about any well diameter safety issues and whether or not
42 there would be any repercussions on the Town. He also asked if a homeowner
43 would have any protection. J. R. Trottier stated that typically if a homeowner
44 had to replace their well and it encroached on someone else's property, that
45 homeowner would have to sign a well release form so the second homeowner
46 is not held responsible if something goes wrong with the first homeowner's
47 well. He did not think there would be any repercussions to the Town. J. Lopez
48 stated that per the State, well radii cannot extend more than 10 feet onto
49 another property. C. Davies next asked if any mitigation was in place to stop
50 erosion during road construction. J. R. Trottier stated DPW may at times have

1 to shut down the road, and that the contractor would be responsible for any
2 and all erosion protections.

3
4 G. Verani inquired about whether or not the remainder of Bancroft Road meets
5 Town standards. J. R. Trottier explained that during the development of
6 Parrish Hills, some widening was performed, but that the remainder of the road
7 to the west still does not meet Town standards. M. Soares asked whether
8 there were any intensions of widening the reminder of the road since the
9 applicant will be making some improvements. J. R. Trottier and A. Rugg
10 explained that finishing the remainder of the road would depend on the budget
11 and the availability of funds.

12
13 J. Lopez reconfirmed for L. Reilly that Map 9 Lot 78 was a vacant and
14 undeveloped lot and that the proposed driveway for Lot 78-5 will be on Hardy.
15 T. Combes stated Hardy Road can be a dangerous road and inquired again to
16 see if that driveway could be on Bancroft. J. Lopez re-explained due to
17 wetlands, it had to be on Hardy.

18
19 A. Rugg asked for public input.

20
21 When asked, J. R. Trottier let Frank McCann of 28 Bancroft Road know that the
22 roadway widening will go just beyond his property at 28 Bancroft, and that
23 both culverts will be replaced to alleviate clogging. He explained to F. McCann
24 that a catch basin will be put in on the north side and noted that a drainage
25 study was completed and is available in the Planning Department. He said any
26 runoff will be discharged like the current flow pattern, which goes to the south
27 side. He said instead of an open pipe, there will be a head wall put in on the
28 south side. F. McCann next expressed his concern about his wells and runoff,
29 and inquired what recourse he would have should an issue arise. A. Rugg
30 noted that funds from the developer would be available through a bond put in
31 place with the Public Works Department should items approved on the plan are
32 incomplete.

33
34 Irene Stanley of 53 Hardy Road next spoke about her runoff concerns. M.
35 Soares stated there are regulations in place which will not allow any more
36 runoff onto her property than already exists. J. Lopez and J. R. Trottier both
37 explained to her that based on drainage calculations, once upgrades and new
38 curbing is in place on Bancroft Road, runoff will be reduced, or at worst stay
39 the same. G. Verani inquired about what recourse I. Stanley would have
40 should there be a drainage miscalculation. S. Keach stated she may contact
41 him directly with any issues since he is the engineer who stamped the plans
42 and drainage report

43
44 Cindy McCann of 28 Bancroft Road next spoke. Because of where her property
45 is located, she questioned why she was not contacted by the Town as other
46 abutters were. She expressed the same runoff concerns as the others. She
47 went on to note other concerns (see Attachment #4):

- 48 • Blasting - she requested both a pre/post house and well inspection along
49 with a 24-72 hour notice of any blasting. J. R. Trottier said inspections

1 would only be needed depending on the proximity of the house and well to
2 the blasting.

- 3 • Driveway Entrance - she requested prior notice to enter/exit her property as
4 well. A. Rugg asked her to contact J. R. Trottier directly. J. R. Trottier
5 stated he will encourage the contractor to add her (and her husband F.
6 McCann) to the project distribution list for door hangers, timelines and
7 updates.
- 8 • Emergency Contacts for Project - she requested Keach Nordstrom's and
9 LaMontagne Builder's contact names and numbers.

10
11 Sean O'Loughlin of 31 Bancroft Road next spoke and expressed his grading,
12 curb installation, and well concerns. J. R. Trottier explained to him that there
13 are no construction plans to go 15 or even 20 feet back onto any abutter's
14 property.

15
16 Joshua Massi of 37 Bancroft Road reiterated the same concerns as the others,
17 and requested that he get the wood from any trees that may be cut/removed
18 from his property. He also expressed his concerns about children's safety and
19 the speeding cars on Bancroft.

20
21 Greg Stanley of 112 Hardy Road (Irene Stanley's son) said along with his
22 Mother's other concerns, he expressed concerned about her well located on Lot
23 78A. J. Lopez stated the well protective radius for the well abutting her
24 property will be greater than the required 75 feet.

25
26 A. Chiampa spoke to the grading plan (see Attachment #3). J. R. Trottier
27 reiterated to her that runoff from the project will come from the new piping
28 and that excess flow will move off site to the south.

29
30 G. Verani spoke up to address the abutters blasting concerns and asked S.
31 Keach if a pre-blasting survey and insurance could be completed early. S.
32 Keach stated that it has not yet been determined that any blasting will be
33 needed. He made it clear that if there were, it may take place during bedrock
34 removal (in front of the westerly lot near the McCann and O'Loughlin properties
35 - see Attachment #3), but that LaMontagne will be following all protocol set by
36 the Londonderry Fire Department to include the requirement for pre-blast
37 surveys, if necessary.

38
39 A. Rugg stressed the importance of the applicant to work with the abutter and
40 Staff to adequately address the concerns expressed this evening.

41
42 There was no further public input.

43
44 **M. Soares made a motion to approve the Applicant's request for the**
45 **waiver as outlined in Staff's Recommendation Memo dated October 7,**
46 **2015. L. Wiles seconded the motion. No discussion. Vote on the**
47 **motion: 8-0-0.**

48
49 **M. Soares made a motion to grant final approval to the Subdivision**
50 **Plan for Pinkerton Hills Development Corp. (Owner), and LaMontagne**

1 **Builders, Inc. (Applicant), Tax Map 9 Lot 78, Zoned AR-I, in accordance**
2 **with the plans prepared by Keach-Nordstrom Associates, Inc., dated**
3 **June 13, 2014, and last revised August 26, 2015, with the precedent**
4 **conditions to be fulfilled within two (2) years of the approval and prior**
5 **to plan signature, and the general and subsequent conditions of**
6 **approval to be fulfilled as noted in the Staff memo, dated October 7,**
7 **2015. L. Wiles seconded the motion. No discussion. Vote on the**
8 **motion: 8-0-0.**

9
10 **Other Business**

11
12 There was no other business.

13
14 **Adjournment**

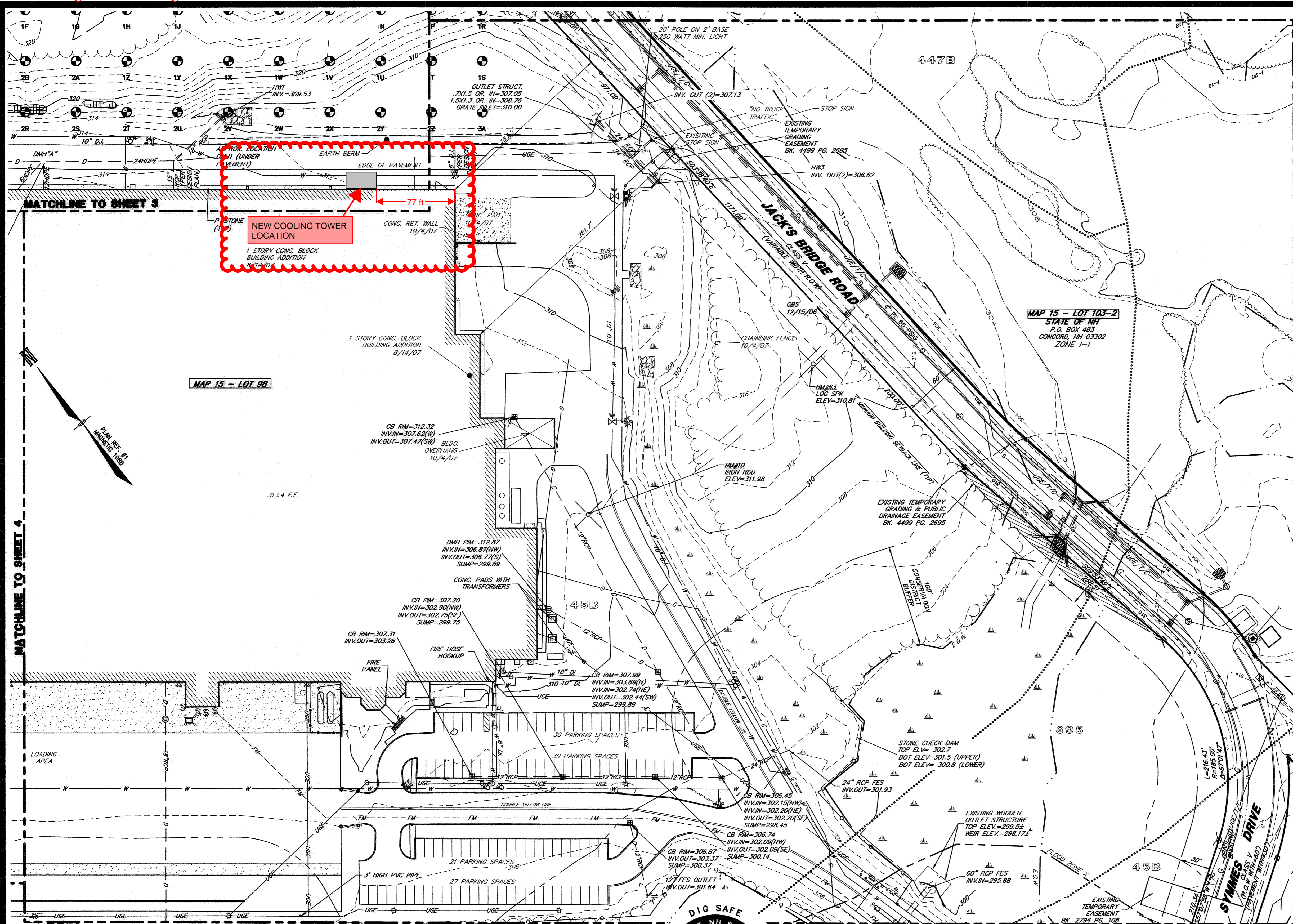
15
16 **M. Soares made a motion to adjourn the meeting. R. Brideau seconded the**
17 **motion. Vote on the motion: 8-0-0.**

18
19 The meeting adjourned at 8:00 PM.

20
21 These minutes prepared by Planning and Economic Development Department
22 Secretary Nicole Doolan

23
24 Respectfully Submitted,

25
26
27
28 Lynn Wiles, Secretary



NOTE:
SEE SHEET 7 FOR SOIL BORING DATA

LEGEND

STONE BOUND FOUND	□ SBF
IRON ROD FOUND	○ IRF
IRON ROD SET	○ IRS
STONE BOUND TO BE SET	■ SBTBS
SIGN	⊕
TRAFFIC ARROW	→
GAS GATE	⊕
LIGHT POLE	⊕
HYDRANT	⊕
SEWER MANHOLE	⊕
DRAIN MANHOLE	⊕
CATCH BASIN	⊕
WATER GATE	⊕
UTILITY POLE	⊕
BIT. CONCRETE CURB	—
VERTICAL GRANITE CURB	—
EDGE OF PAVEMENT	—
EDGE OF GRAVEL	—
CHAIN LINK FENCE	—
DITCH	—
EDGE OF WETLAND	—
TREELINE	—
TREES	—
OVERHEAD UTILITIES	—
ELECTRIC MANHOLE	⊕
ELECTRIC CABINET	⊕
TELEPHONE CABINET	⊕

SCS SOILS LEGEND

44B	MONTAUK FINE SANDY LOAM, 3%-8% SLOPES.
45B	MONTAUK FINE SANDY LOAM, 3%-8% SLOPES, VERY STONY.
140B	CHATFIELD-HOLLIS-CANTON COMPLEX, 3%-8% SLOPES, VERY STONY.
447B	SCITUATE-NEWFIELDS COMPLEX, 3%-8% SLOPES, VERY STONY.
395	CHOCORUA MUCK PEAT.
295	GREENWOOD MUCKY PEAT.

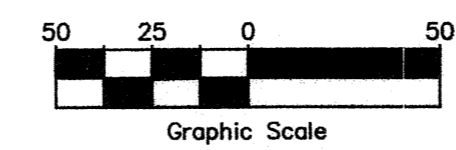
COOLING TOWER SITE PLAN
CTSP-1
09/29/15

TAX MAP 15 LOT 98
EXISTING CONDITIONS PLAN
COCA-COLA BOTTLING PLANT
SYMMES DRIVE, LONDONDERRY, NH
OWNED BY
COCA-COLA BOTTLING COMPANY
OF NORTHERN NEW ENGLAND, INC.
EXECUTIVE PARK DRIVE, SUITE 330, BEDFORD, NH 03110

SCALE: 1"=50'

DESIGN GROUP
FACILITY SOLUTIONS
5 CHENELL DRIVE, BOX 3, CONCORD, NEW HAMPSHIRE 03301
PHONE: (603) 225-0010 FAX: (603) 225-0761

BENCHMARKS
BENCHMARK ELEVATIONS ARE BASED ON NATIONAL GEODETIC VERTICAL DATUM OF 1929.
NHDOT SURVEY DISK 269-0480, A STANDARD NHDOT DISK SET IN BOULDER ON THE INTERSECTION OF RTE. 128 AND WESTMINSTER DRIVE, ELEV. 330.41.
NHDOT SURVEY DISK 269-0450, A STANDARD NHDOT DISK SET IN A GRANITE MONUMENT AT THE INTERSECTION OF SPARKS ROAD AND PERIMETER ROAD, ELEV. 212.750.



MEMORANDUM

To: Planning Board

Date: October 7, 2015

From: Planning and Economic Development
Department of Public Works & Engineering
Tighe & Bond, Inc.

Re: Map #: 9 Lot #: 78
Pinkerton Hills Residential Subdivision
Formal Subdivision Application
Bancroft Road & Hardy Road

Owner: Pinkerton Hills Development Corporation
Applicant: LaMontagne Builders, Inc.

Keach-Nordstrom Associates, Inc. submitted plans and supporting information for the above-referenced project. The DRC and the Town's engineering consultant, Tighe & Bond, Inc. reviewed the submitted plans and information, and review comments were forwarded to the Applicant's engineer. The Applicant submitted revised plans and information and we offer the following comments:

Checklist Items:

1. There are no checklist items.

Design Review Items:

1. The Applicant has submitted a **Waiver Request** from Section 3.08.g.3 of the Subdivision Regulations to allow drainage pipes to have less than three feet of cover;
2. The Applicant indicates the required project permits on the Title Sheet, including the NHDES Subdivision Approval and NHDES Wetland Impact Permit (Roadway Notification and Minimum Impact Expedited). The Applicant should update the Title Sheet with the permit numbers once received and provide copies of the permits to the Town for the project file;
3. The Applicant should address the following comments relative to the Residential Subdivision Plan:
 - a. Include all metes and bounds for the existing right-of-way line for the northern side of Bancroft Road right-of-way and include confirmation of how this boundary was determined;
4. The Applicant should address the following comments relative to the submitted Bancroft Road Improvement Plans and other relevant plan sheets, as applicable:
 - a. The proposed grading on the north and south side of Bancroft Road, outside the right-of-way may require easements. The Applicant should confirm with the DPW which areas will require easements;
 - b. The Applicant should clarify where existing stonewalls are to be salvaged and relocated to (outside the right-of-ways, etc.). There appear to be walls shown within the proposed roadway widening easement on lot 78-5;
 - c. The rip-rap areas on the 2:1 slopes should be shown on the plan views.

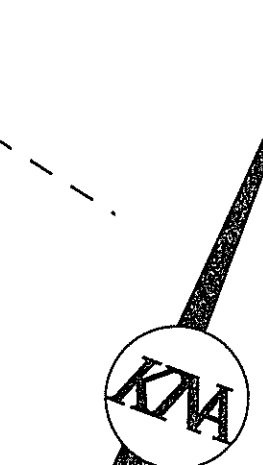
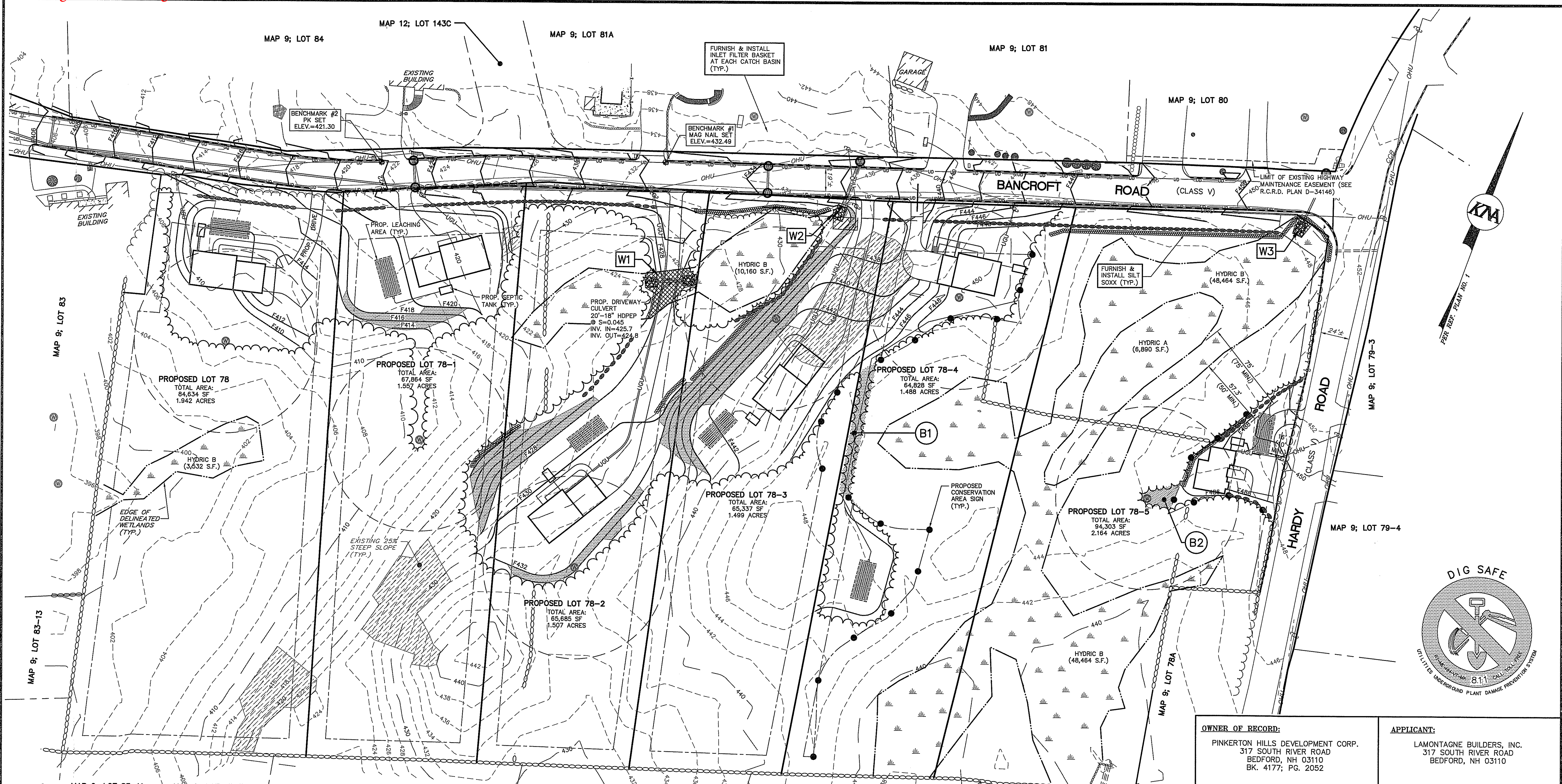
5. The Applicant should verify the DRC comments for the project have been adequately addressed by providing written confirmation from each department as applicable:
 - a. Please verify that the comments of the Conservation Commission have been adequately addressed;
 - b. Please verify that the comments of the Fire Department have been adequately addressed;
 - c. Please verify that the comments of Heritage Commission have been adequately addressed;
 - d. Please verify that the comments of the Planning & Economic Development Department have been adequately addressed.

Board Action Items:

1. The Applicant is requesting one (1) waiver to the Subdivision Regulations as noted in their letter dated September 17, 2015. The Board will need to consider this waiver under this application.

Board Informational Items:

1. There are no board informational items.



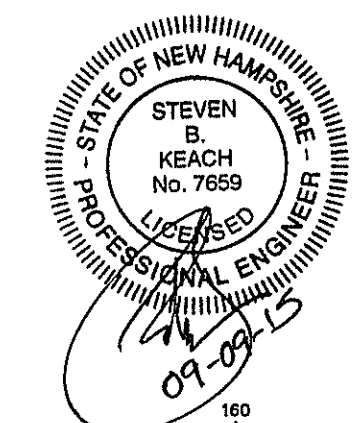
OWNER OF RECORD:
 PINKERTON HILLS DEVELOPMENT CORP.
 317 SOUTH RIVER ROAD
 BEDFORD, NH 03110
 BK. 4177; PG. 2052

APPLICANT:
 LAMONTAGNE BUILDERS, INC.
 317 SOUTH RIVER ROAD
 BEDFORD, NH 03110

NON-BINDING LOT DEVELOPMENT PLAN
 LAND OF
PINKERTON HILLS DEVELOPMENT CORPORATION
 MAP 9; LOT 78
 BANCROFT ROAD & HARDY ROAD
 LONDONDERRY, NEW HAMPSHIRE
 ROCKINGHAM COUNTY

REFER TO PLAN SHEET 18 & 19 OF 20 FOR
 EROSION CONTROL NOTES AND DETAILS (TYP.)

LOAM & SEED ALL DISTURBED AREAS (TYP.)



LEGEND

EXIST. IRON PIN	ABUTTER LINE
EXIST. DRILL HOLE	EXISTING PROPERTY LINE
EXIST. UTILITY POLE	WETLAND
EXIST. SIGN	EXIST. OVERHEAD UTILITIES
EXIST. WELL	EXIST. DRAINAGE LINE
PROP. WELL	EXIST. TREELINE
PROP. UTILITY POLE	EXIST. EDGE OF PAVEMENT
PERMANENT OUTLET PROTECTION APRON (RIP RAP)	EXIST. 10' CONTOUR
EROSION CONTROL BLANKETS	EXIST. 2' CONTOUR
TEMPORARY INLET FILTER BASKET AT ALL CATCH BASINS	EXIST. STONEWALL
CONSERVATION AREA SIGN	EXIST. BUILDING SETBACK
	PROP. EASEMENT
	PROP. PROPERTY LINE
	PROP. EDGE OF PAVEMENT
	PROP. BITUMINOUS CURB
	PROP. TREELINE
	PROP. UNDERGROUND UTILITIES
	PROP. OVERHEAD UTILITIES
	PROP. SILT SOXX
	PROP. STONEWALL REMOVAL, STONEWALL

WETLAND IMPACT SUMMARY

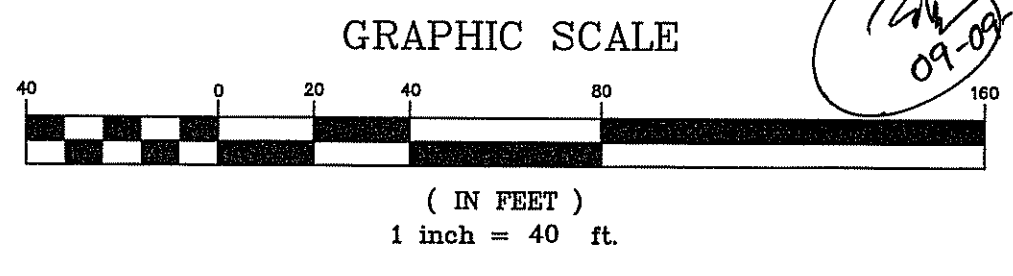
W1	913± S.F.
W2	28± S.F.
W3	155± S.F.

BUFFER IMPACT SUMMARY

B1	864± S.F.
B2	408± S.F.

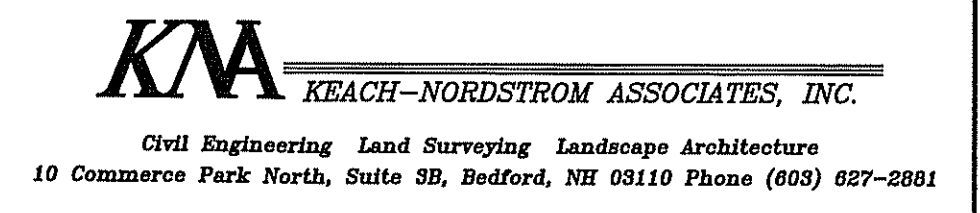
BENCHMARK DATA

LOCATION	DATUM	DESCRIPTION
BANCROFT ROAD	432.49	BENCHMARK #1
BANCROFT ROAD	421.30	BENCHMARK #2



NO.	DATE	DESCRIPTION	BY
1	07-06-15	REVISED PER DRC COMMENTS #2	JDL
2	08-26-15	REVISED PER DRC COMMENTS #3	JDL

PROJ. NO: 03-0918-2
 DATE: JUNE 2, 2014
 SCALE: 1" = 40'
 FILE NO.: N/A
 SHEET NO. 5 OF 21



October 7, 2015

As abutters to the property of the proposed Pinkerton Hills subdivision we request the following:

Preconstruction, intermediate and post construction inspections of our well for performance and water quality in order to insure that this development does not negatively impact the performance and water quality of the well.

A notice of not less than 24 hours and not more than 72 hours be provided to us before any blasting takes place at the proposed development.

A notice of not less than 24 hours and not more than 72 hours be provided to us if the proposed road improvements restrict our ability to enter or exit our property.

The name and telephone number of a contact person with the development company should any issues arise during construction that negatively impact our property.

Respectfully submitted,

Handwritten signatures of Francis X. McCann and Cynthia E. McCann in black ink.

Francis X. McCann and Cynthia E. McCann

28 Bancroft Road, Londonderry, N.H. 03053