

PO Box 198
Epping, NH 03042

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2009 ECONOMIC PICTURE DIM N.H. Towns Tightening Their Belts ~ Eye LUCT Revenues to Lower Tax Burden

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Towns Eyeing L.U.C.T. Revenues to Lower Tax Burden on Property Owners

Here's the not so pretty picture:

- The school tax rate is up a minimum of .92¢ over last year's rate of \$13.50 to yield a 2009 school tax rate of \$14.42. (Subject to a further adjustment upward of .08 based upon 2008/09 actuals).
- The Town Tax Rate is up a minimum of 50¢ over last year's rate of \$3.03 depending upon whether the default or the proposed budget is approved. Warrant Article spending will also increase the Town's tax rate.
- The current 90¢ county tax rate is estimated to rise by a projected 4% to yield a 2009 County tax rate of \$0.94.
- The Statewide education tax rate is currently at \$2.26 expected to increase due to the State's own fiscal crisis. No figure yet available.

Is it any wonder then, that Towns across New Hampshire are eyeing Land Use Current Tax (LUCT) Revenues to help offset property tax rate increases? Be good to yourself this time around.

Purchasing more conservation land can wait!

VOTE YES

On: Article 30 & Article 31

VOTE NO on Article 32

Town Warrant Money Articles	Tax Impact *
Art. 7: Operating Budget: Proposed Budget\$5,522,573 <u>Offsetting Revenue.....2,974,031</u> Amount to be raised by taxes.....\$2,548,031 Default Budget.....\$5,297,340 <u>Offsetting Revenue.....2,974,031</u> Amount to be raised by taxes.....\$2,323,309	 \$3.87 \$3.53
Art. 8: Town Clerk/Tax Collector Part Time Employee.....\$11,400.00	 0.017
Art. 9: Town Hall Improvements Expendable Trust Fund\$10,000	 0
Art. 10: Landfill Engineering Design/Closure: Expendable Trust Fund.....\$5,000	 0.008
Art. 11: ETV Funds:.....\$21,413.81	 0
Art. 12: Revaluation Capital Reserve Fund: ...\$35,000	 0.053
Art. 13: Public Safety Facility: Bond Payment.....\$111,509.00	 0
Art. 14: Police Cruiser Yr 1:\$15,600	 0.024
Art. 17: Planning Board Impact Fee Grant\$8,500	 0.013
Art. 18: CORE 2 Audit.....\$0.00	 0
Art. 21: Lamprey Youth Soccer.....\$2,000	 0.003
Art. 22: E.Y.A.A.....\$3,000	 0.005
Art. 23: Rockingham Nutrition.....\$3,988	 0.006
Art. 24: Lamprey Health Care.....\$3,800	 0.006
Art. 25: Rockingham Community Action.....\$11,314	 0.017
Art. 26: Richie McFarland.....\$3,900	 0.006
Estimate Town Tax Rate: Proposed Budget + All Articles	 \$4.03
Estimate Town Tax Rate: Default Budget + All Articles	 \$3.69
School Warrant Money Articles	Tax Impact *
Art. 1: School Budget Proposed\$15,673,207 <u>Offsetting Revenue.....6,131,279</u> Amount to be raised by taxes.....\$9,541,928 Default.....\$16,260,106 <u>Offsetting Revenue.....6,131,279</u> Amount to be raised by taxes.....\$10,128,827	 \$14.50 \$15.39
The final tax rate, set in or about Sept., is an aggregate of the Town Tax rate, School Tax rate, cost of warrant articles passed, county tax rate and the State wide education tax.	
* Based upon a current tax base valued at \$658,163,800. Selectmen have the option at the time the tax rate is set to apply surplus funds, when available, to reduce the tax rate.	

Zoning Warrant Articles

The Epping Planning Board is proposing five (5) warrant articles for your consideration. Below is a brief summary of each article and our recommendation.

Zoning Article 2: Passage of this article will prohibit outdoor activities, storage, or vehicle displays. It would permit recreational vehicle sales establishments to be located in a central business zone without restriction on placements and location. If such an establishment has an outdoor storage or display, it will be considered an auto dealership and be subject to the same restrictions applying to auto dealerships.

The intent is to allow establishments with indoor showrooms more flexibility than those having large outdoor displays. We find this to be excessive control over private property rights. We urge a **NO** vote.

VOTE NO: Article 2

Zoning Article 3: Changes and permitted uses in the industrial commercial zone. Passage of this article will allow multi-family housing in the industrial commercial zone. The intention is to assist Epping in achieving the requirements of a new state law mandating reasonable and realistic development of workforce housing. However, we feel this would adversely affect the school population thereby driving up taxes. In addition, it would reduce the land available for industrial commercial development thereby hindering an expansion of the tax base which would held to lower the property tax.

It should also be noted that Planning Board Chairman Greg Tillman, was not able to provide a definition of workforce housing when asked for one at the Deliberative Session. It would appear then that the Planning Board is promoting a zoning change that even they do not understand.

VOTE NO: Article 3

Zoning Article 4: Change related to drive through windows at restaurants in the central business zone. Passage of this article would prohibit restaurants with drive through windows to be located in the central business zone unless the facility also has direct access to Route 125. We find this article too restrictive and diminishing to private property rights.

VOTE NO: Article 4

Zoning Article 5: Establishment of hours of operation for non-residential sites and construction. Passage of this article authorizes the Planning Board to set the hours of operation and hours of construction for commercial sites as part of the site plan review. We find in favor of this article because it protects homeowners from excessive noise and traffic during early morning and evening/nighttime hours.

VOTE YES: Article 5

Zoning Article 6: Regulation of small wind energy systems (windmills). Passage of this article will allow the Planning Board to regulate installation of small energy systems. This change is required by State law which prohibits Towns from excluding these systems. We again find this promoting excessive control by the Planning Board in the way it reduces private property rights.

VOTE NO: Article 6

Article 7—Town Budget

Article 7 is the 2009 Town Operating Budget. The proposed 2009 town budget is up 9% over the 2008 operating budget and reflects an estimated tax impact of 84¢ before any additional spending by warrant articles. Departments contributing most heavily to the proposed budget increases are given in the table below:

Department	2008 Budget	2009 Budget	Increase
Police	\$1,143,137.00	\$1,336,000.00	\$192,863
Highway	\$482,005.00	\$614,840.00	\$132,835
Transfer Station	\$133,225.00	\$167,860.00	\$34,575
Principal Debt	\$104,153.00	\$204,153.00	\$100,000
Interest/Debt	\$58,332.00	\$70,332.00	\$12,000
Differential	\$1,920,852.00	\$2,393,185.00	\$472,333

The proposed budget, as discussed at Town Meeting, contains no new programs with the exception of the purchase of a new backhoe, a decision the Board of Selectmen struggled with making but seemed a logical consequence with respect to the cost of repairing the backhoe it came to replace. Apart from that one purchase, salaries and benefits contributed most significantly to the increase as they do every year. The 2009 budget reflects the aggregated cost of the 2nd year of the Police contract approved by the voters last year.

The *Default Budget*, also prior to any warrant article spending, reflects an increase of 50¢ per thousand. Here again, the increase is driven mainly by increases to salaries and benefits. How much longer, taxpayers can continue to award annual cost of living increases on top of automatic step and merit increases remains something of a mystery, especially when so many from the private sector are now standing in line waiting to collect an unemployment check. Somehow, those unemployment checks will magically produce the revenue required to fund the now established practice of annual raises for public employees.

Apart from these increases, Epping taxpayers are about to be saddled with rescuing the New Hampshire Retirement System. Oversight of the retirement fund was entrusted to *managers* whose skills fell far short on those necessary to implementing a sound financial management policy though they were long on self-interest. In this mode, the *managers* managed to run the fund into a \$3.4 billion deficit, which the wholly innocent and unsuspecting property owner will now be tapped to rescue.

N.H. House Representative Anne-Marie Irwin of Peterborough, Chair of the New Hampshire Legislature's Joint Committee of Finance and Executive Departments and Administration, explained the financial mess in an article carried in *The Keene Sentinel*, on March 24, 2008, entitled: "Pay now, pay later or pay attention." She explained the bailout this way: "The simplest [way] is for everyone to write a \$2700 check to the New Hampshire Retirement System and send it to Concord. And by 'everyone,' I mean absolutely everyone. Newborns, children, the elderly living on \$700 month Social Security checks, and people who don't happen to have an extra \$2,700 will need to go out and borrow the money or scrounge it up somehow." Now that was said when credit was available to most people; things are different now.

At any rate, the \$165,385.46 that Epping paid into the NH Retirement System in 2008 will be increased by \$7,751 for 2009. New rate increases will take effect this year; in July, Epping property owners will contribute 12.68% toward police retirement, 16.05% for firefighters and 8.74% for all other public employees.

But shame on those of us...for not choosing a career as a public employee. Hmm... didn't someone already say that?

Nevertheless, please support the Town's proposed budget!

“LUCT:” Land Use Change Tax...OR...Land Unfairly Circumventing Taxes

Article 31 on this year’s ballot was submitted by citizen petition and signed by over 100 registered voters. The intent is to direct any revenue collected from the penalty assessed on land, when it is removed from “*current use*” status, back into the general fund to help offset the cost of operating our town and schools.

The original promise, as first lobbied in order to pass the New Hampshire Constitutional amendment in 1968 that allowed the creation of the Current Use tax law, was that your supplemental tax dollars would come back to you as **Land Use Change Tax** money is deposited directly into the general fund to offset the cost of running the town government.

Insofar as current use legislation, as far back as the early 1970s, the Legislative intent was clearly to create a means of compensating taxpayers for their subsidizing farm and forest lands thereby exempting these properties from full taxation.

To accomplish, the Legislature assessed a 10% penalty of the true value of the subsidized property at the time a change of use occurs on that property. The 10% penalty was then to be deposited into the town’s general fund to reduce property taxes for **ALL** Epping taxpayers.

But over the years, changes have been made legislatively, to divert current use money to local Conservation Commissions to fund purchases of land, in the Town’s name, to be held in conservation and managed by the Conservation Commission. The unfair burden this property tax scheme has imposed on small land owner, those hurting the most, is unconscionable.

It goes without saying, that today’s economic climate has created serious hardship for property owners who are faced with ever increasing taxes. Although town and school budgets are being tightened, revenues from property taxes are expected to be down; many residents simply can not pay. Today’s situation is not unlike the 1990s, when towns were taking a closer look at Current-Use laws. For example, an excerpt from an article in the New Hampshire Sunday News dated January 12, 1992, read as follows: “The state’s current-use program, which gives big tax breaks to landowners with ten (10) or more contiguous acres, is under assault as towns reel under rising property taxes and a recessionary economy.”

Now, once again, towns along with wise taxpayers are taking another look at the monies being diverted into conservation funds. Just this year, according to a January 20, 2009 article in the Manchester Union Leader, in Raymond, New Hampshire, a warrant article was filed granting property tax relief to residents by reducing the percentage of money going into their land conservation fund, returning 50 percent of the land-use change tax revenue to the town’s general fund. In Candia, a Manchester Union Leader article dated July 24, 2008, entitled: “Land-use fees eyed to help with Candia budget” quoted a Candia Selectman who said “...the tight budget year ahead could mean that land conservation might take a back seat...We just can’t keep increasing residential taxes.”

The State Current Use Board also needs to take a look at current assessments. For instance, in the 20 years between 1987 and 2007, the maximum assessed value on forest land was increased from **\$50 per acre to a mere \$130 per acre**. Compare this to the assessed value of the land your home currently sits on. Shouldn’t the current use assessments be made more realistic?

Also to be looked at is the number of acres required for current use enrollment. Perhaps fifty (50) should be the minimum number of acres to qualify for current use status, and/or, how about upping the 10% penalty to say 20 or 25%? It should be noted that a non-profit entitled “SPACE” (Statewide Program of Action to Conserve our Environment) is aggressively soliciting contributions to hire lobbyists to protect the special interest of large landowners benefiting from current use taxation and opposing any

changes to the law.

Here are some additional statistics based upon the 2007 Current Use Report that may surprise (infuriate?) you:

Epping consists of 16,690 acres of land of which 8,963 are in current use or 53.7% of all Epping land. There are 411 current use parcels owned by 168 separate owners. Present population in Epping is over 6100, yet 168 current use owners are getting the current use tax benefit on approximately 50% of Epping’s otherwise taxable land.

Therefore, it becomes obvious that the reduced assessment of land enrolled in current use has a devastating effect on your property taxes. Currently...**55.03% of Epping land** enjoys a **greatly REDUCED CURRENT USE AND CONSERVATION LAND status.**

HOW DOES ALL OF THIS AFFECT YOU???

The Ad Valorem (true value) assessment of exempt and current-use land in Epping is: \$50,854,600

The Exempt and Current-Use Assessment of this SAME land in Epping is: \$1,148,600.

This is the value upon which its owners are currently taxed... **not its \$50,854,600 fair market value**

What this means to YOU, the remaining taxpayers:

If taxed at full market value, exempt and current use properties would yield tax revenues of : \$1,001,327.00

But..., taxed only at its *current use* value yields a very skimpy : \$22,616

That’s a whopping difference of: \$978,711!! Which...would go a very long way to holding down YOUR property taxes...YES , we’re talking YOUR property taxes... the small land owner.

Although, the vote at the 2009 Deliberative Session eviscerated the original citizen petitioned article, by forcing a one year expiration date, a favorable YES vote would deliver a necessary message to our governing officials.

VOTE “YES” ON ARTICLE 31



Stop the Current Use Shakedown of the Small Land Owner!

Article 8: Town Clerk/ Tax Collector Part Time Employee

Article 8: Town Clerk Linda Foley has asked, for the second year in a row, for some relief to the growing burden of her office. This article would keep the Town Clerk/Tax Collector office open 5/days per week. It is a part time job, no benefits, with compensation offered at \$14,400 annually and future funding to be contained within the operating budget in future years.

Though we cannot, in good conscience to the struggling taxpayer, support the addition of another public employee in this economy, we would suggest that for those taxpayers who are deciding which warrant articles to support—to choose Article 8 over the wasteful spending in Article 17, which we do not recommend at all!

VOTE NO—ARTICLE 8

Article 9: Town Hall Improvement Expendable Trust Fund

Article 9: Asks that the Town Meeting approve a transfer of \$10,000 from the General Fund balance to the previously established Town Hall Improvement Expendable Trust Fund. The article is written to say that *no amount of money* will be raised through taxation. At Town Meeting, an astute and observing taxpayer questioned the wording of the article which seems to say no tax impact. In response, Budget Committee member Tom Dwyer explained it is being funded by money NOT SPENT in the previous year.

Yes so, and your point Tom? And... just where did the money NOT SPENT in the previous year come from? Yes, of course Tom, it came from the taxpayers, the source of ALL... government funding! It did not come from a money tree out behind the Town Hall nor the SAU building.

This year we urge the voters to retain as much money in surplus as possible. It may be needed in the coming year to offset a TAX impact

VOTE NO—ARTICLE 9



Article 10: Engineering Design ~ Closure of Expendable Trust Fund

Article 10: Asks that the town meeting appropriate \$5,000 to be placed in a previously established Landfill Closure Trust Fund. The Town has been encouraged to put away this money on an annual basis to help defray the inevitable cost of closing the landfill. Balance in the Trust Fund is \$74,938 reduced by \$40,000 in 2008 to begin the engineering study. A solid waste committee has also been established to review the study and plan for an orderly closure to ensure the least amount of impact to the Taxpayers.

We believe good planning is the best way to avoid unhappy surprise endings. The \$5000 asked for here is about 1¢ per thousand dollars of your property's assessed value based on the current tax base of \$658,163.800. It makes good fiscal sense to plan for KNOWN and INEVITABLE future expenses especially those having the potential of costing millions of dollars in future spending.



VOTE YES on ARTICLE 10

Article 11: Funds for EPTV

Article 11: Asks the town to place the sum of \$21,413.81 in a previously established Epping Television Expendable Trust Fund. The funds come from the fund balance sourced by Cable TV franchise fees, **at NO expense to the taxpayers.**



EPTV Channel 22 is one of Epping's greatest assets. It opens up local government; it provides cable viewers, those who pay to host EPTV-22, with the capacity to observe Epping Town and School Government in operation. It provides a transparency into the workings of local government not easily provided otherwise.

The current fund balance is \$22,662.16. The addition of this \$21,413.81, will bring the fund balance to \$44,075.97. Surplus monies are used to expand and make improvements to the system.

VOTE YES—ARTICLE 11

Article 12: Revaluation Reserve Fund

Article 12: Asks the town to establish a Capital Reserve Fund and to raise and appropriate the sum of \$35,000 and appoint the Selectman as agents to expend from the fund.

Revaluation is a Constitutionally mandated project that must be done every 5 years. We recommend the people contact their NH Representatives and Senators to request an amendment to the New Hampshire Constitution changing the frequency to every 10 years. At the current frequency, it guarantees jobs to those in the appraisal business and a burdensome expense to the taxpayers.

However, until such an amendment is proposed and ratified by the people, we recommend support for this article. Planning ahead for the inevitable makes good sense.

VOTE YES—ARTICLE 12

Article 14: Police Cruiser

Article 14: Police Department is asking the town to approve a new 3-yr lease for a police cruiser. Given: the increase of the police budget this year of \$193,000; the fact that this purchase could result in the purchase of a 4-wheel drive vehicle rather than a typical cruiser, and the economy, we feel the police department like other town departments will have to make do this year.

VOTE NO on ARTICLE 14.

Article 15: Police Revolving Fund

Article 15: This article sets up a revolving fund to handle police details. It will solve the problem of this line item having to be included in the Town budget and funded through appropriation by the Town Meeting To seed the revolving fund, \$15,000 of the currently budgeted \$45,000 will remain in the budget for this year only. If passed, it will reduce the Police Budget by \$30,000 and the seed money of \$15,000 will be returned to the General Fund by the end of the fiscal year.

VOTE YES on ARTICLE 15

Article 16: EPTV Revolving Fund

Article 16: This article sets up a revolving fund to accumulate money from cable franchise fees to put toward the purchase of equipment and other expenses. It will negate the need to appropriate money to run EPTV-22. **NO TAX IMPACT.**

VOTE YES on ARTICLE 16

Article 18: CORE 2 Forensic Audit

Article 18: It is unfortunate that the special interest got their forces out to defeat the funding of this article while 75 of the 100 signers of this citizen petition stayed at home. A forensic review of this project is in order to ensure proper procedure and laws were followed. However, the special interest prevailed at the Deliberative Session; they reduced the money to be raised to zero. Nonetheless, we urge a YES vote on this article to signal the incoming Board of Selectmen that YOU, the voters of Epping, demand open, lawful and transparent government.

The following is a testimonial from an Epping resident who happened upon the Planning Board's CORE 2 project, a project inappropriately placed with that Board, never approved by the Town Meeting, yet oversaw the spending of more than \$225,000:

"I recently needed some information [from the Planning Board] regarding the sub-division I live in; lo and behold what I found was a mismanaged system wherein vital documents were found to be missing and the most basic project management and record keeping practices were not followed. The mess that I found in the Planning Department is leaving this town wide open for a law suit; and, as a long time resident of 33 years, I am well aware of the financial impact that could have on the taxpayers. I know there are some residents in this town that would tell me that they [planning board members] are volunteers and doing the best they can and that I'm being a little hard on them. However, when people accept a position in town government, that does not negate their responsibility to manage town records or assets properly.

I made some interesting discoveries while at the Planning Office. For one thing, I learned that the contractor who developed my subdivision, Hamilton Heights, had paid \$40,000 to the town in lieu of a recreation area to be built within the Hamilton Heights sub-division. Learning that, on June 28th 2008, I requested an explanation as to the current whereabouts of the \$40,000 or the recreation area it was intended to help the town build. In a public session with the Planning Board, Mr. Tillman explained that the \$40,000 was placed in the CORE 2 account and used as one of the first CORE 2 expenditures to purchase the land behind the Town Hall. Selectmen Representative to the Planning Board, Karen Sott inquired as to whether the \$40,000 was a donation? Mr. Tillman responded, it was not; it was in lieu of recreation.

I then asked how the acquisition of property behind the Town Hall could be considered in lieu of recreation when all that resulted from the purchase was a parking lot utilized by Town Hall and Library patrons and perhaps overflow parking from nearby businesses. Mr. Tillman stated that I too could use the parking lot to access the water front park. A water front park? I didn't know Epping had one in that location and interestingly neither did the Department of Environmental Services. A call to the State DES revealed no permits were on file for a water front park assumed to be on the Lamprey River.

I then inquired of Mr. Tillman as to when the town's people voted to approve a new water front park as well as the monies to maintain it? Having no answer, Mr. Tillman instead went on the offensive to say I was becoming argumentative, visibly combative and that he took exception to my tone.

This 'roll your own brand of government' needs to stop. A forensic audit of CORE 2 would provide the answers as to how not only the Hamilton Heights' \$40,000 was allocated, but also the remainder of more than a quarter million dollars of revenue processed by the Planning Board's CORE 2 project.

If the petition had been allowed to stand, and then approved by the voters, the forensic audit would have gone a long way toward bringing this rogue Planning Board under control. It would have pointed out the Department's deficiencies thereby correcting a process of operation that opens liability for the Town. Unfortunately, one individual, Mr. Matthew Killen, took it upon himself to offer the amendment that took away the audit's funding.

_L. Davies

Although the Killen amendment took away funding for this article, **you are strongly URGED to support it** in order to send the message you want government to follow the law.

VOTE YES—ARTICLE 18

Article 17: Impact Fee Study

Article 17: This article is asking the voters to appropriate \$8,500 as the Town's portion of a matching grant to establish a uniform impact fee schedule. We see this as fitting into the current responsibilities of the Town Planner. No need to spend additional taxpayer money on this "make busy work" task.

VOTE NO on ARTICLE 17

Citizen Commentary: *Epping Speaks Out*

I do believe that unions served a purpose in the beginning when manufacturing in America was increasing and abuse and exploitation of workers was widespread; but, times have changed, and the unions have not. They have become nothing more than greedy political arms that simply represent their own. I believe unions have outlived their purpose and that they need to go the way of the carrier pigeon, to become extinct before the American taxpayer does!

Yes, unions once had a purpose, but now their time has passed. They have changed from helping the common worker to being giant machines fueled by greed. They add cost without increasing quality or productivity. This correlates to higher property taxes regardless of whether taxpayers can afford them. That could very likely mean a crisis in the making, but yet one that is not inevitable. That is, unless good people choose to do nothing.

Now is an excellent time for state leaders, school and municipal officials, unions, public employees and retirees to get ahead of the potential problem and deal with an issue that has long been avoided: the increasingly high cost of New Hampshire's generous public employee benefits. Is it realistic today, for example, for public employee (Teachers get this too), pensions to have automatic cost-of-living increases?

Are employee contribution levels too low? Is it prudent for teacher contracts to have built-in annual longevity increases for the bulk of a teacher's career, above and beyond negotiated raises? Is it time for state government—perhaps one of those sorely underused legislative committees—to look at how these systems compare with the private sector?

While some optimistic souls suggest the economy might turn around later this year—and I certainly hope it does—the stakeholders should not wait until the pension bills come due and then try to manage in crisis mode. The result could be school and government layoffs, sharp tax hikes, or a combination of both.

Now, Americans are faced with the possibility of an Employee Free Choice Act (EFCA) making it easier for unions to gain recognition. It eliminates the secret-ballot union certification election when more than fifty percent of employees have signed union cards. This means that employees may lose their right to decide by **private** vote whether they want a union to represent them. Free choice??? Yeah...Sure!!!

Additionally, the act has the power to bind employees, for a minimum of two years, to terms and conditions of employment that workers do not support, including mandatory union membership. Consequently, workers may lose their current right to ratify an initial collective bargaining agreement, as well as their right to strike lawfully should they disagree with agreements and proposed terms.

Get involved, America, while you still have the freedom to do so!

_T. Sutcliffe

You **Must** Attend the
Deliberative Session to Make Your Voice Heard Over the Special Interest!
Were You There? The Special Interest Were!
IF NOT—Don't Grumble About How Government is Run! It Takes
More Than Just Going to the Polls if...**YOU**
Wish to See Things Done Differently!



For more information on the
CANDIDATES and the ISSUES
visit ERPG on the web at:
www.eppingnospinzone.com

Article 29: Rescind 1995 Town Ordinance

Article 29: Asks the voters to rescind a poorly written 1995 Town Ordinance that gives carte blanche authority for OVERSPENDING the police detail line item. As written, it can be seen to mandate overspending; and indeed, that line item was overspent in 2008 by more than \$44,000 contributing to more than half of the Police Department's \$83,281.33 overspending.

But there are other reasons for removing this arcane ordinance:

1. When one department overspends, other Town Departments need to make up the difference to the bottom line budget. It seems rather unfair, that an ordinance would exist giving one department carte blanche authority to overspend to the detriment of all other departments.
2. The ordinance is a costly one. It mandates the use of a uniformed officer at the rate of \$37.50/hour—with a guaranteed 4-hr minimum — even if the officer is at the worksite for only 15 minutes!
3. It ties up one or more police cruisers at the work sites. Cruisers are taxpayer purchased assets with a current replacement cost of approximately \$45,000 (using this year's figure); taxpayers are reimbursed for cruiser use at the low rate of \$15/hr (up from \$10/hr in 2008).
4. Although the construction company or the utility involved picks up the tab, they do not eat the costs. They are passed along to ratepayers and consumers in the form of higher electric, phone and cable rates and construction costs respectively. Compare a guaranteed minimum of \$150.00 plus cruiser costs, to a flagman's \$15 or \$20 on an hourly basis. You think the utility is absorbing this expense?
5. It makes good sense, to do the job right, as well as safely but also in the least costly way. A uniformed officer at \$37.50 per hour is NOT necessary on secondary and back roads. Here, a trained flagman is all that is needed. Yet, the ordinance requires a uniformed officer whenever: "the normal and regular flow of traffic" may be affected or interrupted. Moreover, when a flagman is used, an Epping police cruiser is not tied up at the site (or left idling throughout the detail).
6. Finally, even though the ordinance commands the utility or construction company be "required to employ uniformed policemen" there is no equivalent mandate requiring a uniformed officer to accept the duty: "Epping officers would be scheduled for this additional work only if the current staff is available."

As written the ordinance drives up costs for the consuming public through increased utility rates and construction costs. An ordinance so biased against common sense and fairness to the general public should not be allowed to stand.

Article 29, **does not rescind police details** as cleverly stated for the ballot. It does provide for the use of BOTH uniformed officers and the use of trained flagmen as appropriate to the site thereby ensuring the safety of the public. **This petition was signed by more than 100 Epping voters.**

VOTE YES on ARTICLE 29.

Article 30: Conservation Land Acquisitions

Article 30: This article seeks to give the Town Meeting oversight approval whenever an acquisition of land in the Town's name includes an easement, pre-existing or proposed, as part of that acquisition.

Interestingly, if the Board of Selectmen chose to take that same action, a petition of 50 registered voters would force the issue to come before the Town Meeting for approval giving the PEOPLE the final say.

Not so, when the Conservation Commission is doing the purchasing, to signal just how influential the environmentalist lobby has become in New Hampshire. When it comes to Conservation Commission purchases the voters have no way to directly protect themselves, mainly because under New Hampshire law the people's only line of defense is the Board of Selectmen, who have historically taken almost no interest at all.

Such was the case with the most recent joint venture by the Conservation Commission, a purchase involving three parties, one of whom walked away with an interest in the land after putting \$0. Yes, no money at all.

Although, the Board of Selectmen were provided with copies of the Purchase and Sale, the Conservation Easement wording, as well as the land appraisal, none of these were scrutinized or discussed at any length by the Selectmen as a Board. The Conservation Commission appeared before the Selectmen, with a small army of greens, and in the blink of an eye, they walked out with approval in hand.

And so currently, these complex arrangements are merely rubber stamped. One can only hope it will not result in an unhappy arrangement down the road that leads to a legal entanglement otherwise avoidable when all rights to the land, are retained by Epping residents.

A **yes** vote on Article 30, will send a message to the Board of Selectmen that more scrutiny regarding these joint ventures is expected of them. It will also send a message to the Conservation Commission that these joint ventures are to be avoided going forward.

Keep Epping Conservation Land for Epping Residents!

VOTE YES on ARTICLE 30



Article 31: Land Use Change Tax Revenues

Article 31: This article seeks to return all land use current tax revenues to the General Fund for the purpose of relieving the property tax.

Currently, 50% of all current use penalty revenues, up to a cap of \$75,000, flow to the Conservation Commission for the purpose of purchasing Epping land for conservation.

According to the State, Epping comprises 16,690.3 acres. Of this, better than 53% of the land is either tied up in current use or non-taxable conservation land. And so, it would seem, from these figures, that diverting the current use tax penalty monies back to the General Fund, as originally intended by the New Hampshire Legislature, would create no immediate conservation crisis in Epping.

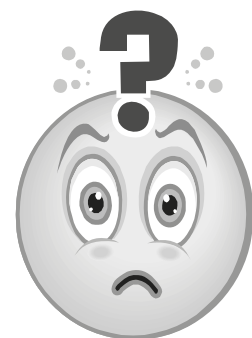
That is the purpose of Article 31, to return all current use penalty monies, potentially substantial this year, to the General Fund for the purpose of reducing the property tax rate in these troubled economic times.

Conservation can be put on hold for the time being. In the meantime, the Conservation Commission can continue to build up its current balance, and land inventory, through private donations and gifts of land, respectively. To be pursued through the proper channels of course.

**VOTE YES
on ARTICLE 31**

Article 32: Conservation Fund of Outside Organizations

Article 32: This article is asking YOU to allow the Conservation Commission to donate your tax money to other organizations so that THE OTHER organization can purchase land in Epping that YOU won't own! HUH?



This bears repeating: This article is asking YOU to allow the Conservation Commission to take the money YOU give up in the form tax revenue and GIVE it to some OTHER organization!

VOTE NO on ARTICLE 32

TAXPAYER FRIENDLY CANDIDATES

For: **SELECTMEN**

VOTE DICK IRVING



PATRICK PAGNANI



Because:

INTEGRITY MATTERS & CHARACTER COUNTS

Dick Irving:

- Previous Public Service:
 - Member PA Board of Selectmen
 - Member PA Planning Board
- Epping resident of 22 years
- Education
 - Eastern Nazarene College College / Univ. of ME
 - Assoc. Degree Electronics
- Political Philosophy:

“I take a strict Jeffersonian approach to government. I believe ‘That government is best which governs least because its people discipline themselves.’ ”

Patrick Pagnani:

- Previous Public Service:
 - Epping ZBA Alternate
 - Family background of public servants
- Epping resident of 4 years
- Education
 - Bachelor Degree Mech. Engr. Manhattan College
 - M.B.A. Rensselaer Polytechnic Institute
- Political Philosophy:

“I am committed to serve in a capacity of leadership, to maintain an open door policy ready to hear the concerns of all Epping residents and to serve in an honest and transparent way ”

GOOD PEOPLE = HONEST / FAIR & TRANSPARENT GOVERNMENT

FOR Budget Committee VOTE

Names

You Can TRUST
to be
fiscally responsible

Tammy Shennett



Paul Spidle



For: Zoning Board of Adjustment

Re-elect: **Paul Spidle**



20 Years of Public Service

Ballot Recommendations

<i>TOWN BALLOT</i>	
<i>BUDGET COMMITTEE—3 Years</i> VOTE FOR THREE	
BENJAMIN A. LARMARCHE	<input checked="" type="radio"/>
TAMMY SHENNETT (PARENTEAU)	<input checked="" type="radio"/>
PAUL SPIDLE	<input checked="" type="radio"/>
<i>SELECTMAN—3 YEARS</i> VOTE FOR TWO	
Jeffrey F. Harris	<input type="radio"/>
DICK IRVING	<input checked="" type="radio"/>
James P. McGeough (Taxpayer UNFRIENDLY)	<input type="radio"/>
PATRICK J. PAGNANI, JR.	<input checked="" type="radio"/>
Derek Webb	<input type="radio"/>
Rene C. Archambault (Taxpayer UNFRIENDLY)	<input type="radio"/>
Paul Brown	<input type="radio"/>
<i>ZONING BOARD OF ADJUSTMENT</i> BULLET VOTE Paul Spidle	
Bob Jordan	<input type="radio"/>
PAUL SPIDLE	<input checked="" type="radio"/>
Michael H. Yergeau (Special Interest Agenda)	<input type="radio"/>

<i>Town Ballot ~ Warrant Articles</i>	
ARTICLE 2: Rec. Vehicle Sales Establishments—Excessive Control of Planning Board	NO
ARTICLE 3: Work Force Housing—Adverse Impact on Schools—Planning Board cannot explain what it is or the need for it.	NO !
ARTICLE 4: Drive Thru Restaurants — Diminishes Private Property Rights.	NO !
ARTICLE 5: Control hours of Construction & operation. Good for Epping residents.	YES
ARTICLE 6: Control of Wind Energy System. More Planning Board control over private property.	NO !
ARTICLE 7: Town Operating Budget	YES
ARTICLE 8: Town Clerk/Tax Collector—Addition of part time employee.	NO
ARTICLE 9: Town Hall Improvement Fund	NO
ARTICLE 10: Land Fill Closure—Saving for a future inevitable cost.	YES
ARTICLE 11: EPTV—No Tax Impact—EPTV operation comes from Franchise Fees.	YES
Continued on next column →	

<i>TOWN BALLOT (Continued)</i>	
ARTICLE 12: Property Revaluation	YES
ARTICLE 13: PSF Bond Payment. No Impact	YES
ARTICLE 14: Police Cruiser	NO
ARTICLE 15: Police Detail Revolving Fund	YES
ARTICLE 16: EPTV Revolving Fund	YES
ARTICLE 17: Planning Board Impact Fee	NO !
ARTICLE 18: CORE 2—Forensic Audit	YES !
ARTICLE 19: Capital Reserve Fund Closure	YES
ARTICLE 20: Tally Votes on Warrant Articles. Too much government control.	NO
ARTICLE 21: \$2000 to Youth Soccer	YES
ARTICLE 22: \$3000 to E.Y.A.A.	YES
ARTICLE 23: \$3,988 to Rockingham Nutrition	NO
ARTICLES 24: \$3,800 to Lamprey Health Care	NO
ARTICLE 25: \$11,314 to Rock. Comm. Action	NO
ARTICLE 26: \$3,900 to Richie McFarland Ctr.	NO
ARTICLE 27: Prepay Property Taxes	NO
ARTICLE 28: Pay Taxes by Credit Card	NO
ARTICLE 29: Rescind costly/ badly worded 1995 Town Ordinance requiring uniformed officer for all police details.	YES !
ARTICLE 30: To retain all land rights for Epping Residents.	YES !
ARTICLE 31: Return future land use change tax money (LUCT) to general fund to relieve property taxes as the NH Legislature originally intended it.	YES !
ARTICLE 32: Epping Conservation Commission wants to take the money you generously gave up to them and donate it to organizations outside of Epping. Say no to this madness.	NO !
<i>School Ballot</i>	
SCHOOL BOARD MEMBER—1 YEAR VOTE FOR 1	
KELLEY S. FOWLER	<input type="radio"/>
KELLIR KILLEN (Taxpayer UNFRIENDLY)	<input type="radio"/>
DAVID MYLOTT	<input type="radio"/>
SCHOOL WARRANT ARTICLES	
ARTICLE 1: School Proposed Budget is the lesser of the two extravagances.	YES