

# 2022 WARRANT



## TOWN OF NEW BOSTON

To the Inhabitants of the Town of New Boston, New Hampshire in the County of Hillsborough, in said State qualified to vote in Town Affairs:

You are hereby notified in accordance with SB-2, the first session of all business other than voting by official ballot shall be held on Monday, February 7, 2022 at 7:00 pm, at the New Boston Central School. The first session shall consist of explanation, discussion, and debate of each warrant article. Warrant Articles may be amended, subject to the following limitations:

- (a) Warrant Articles whose wording is prescribed by law shall not be amended.
- (b) Warrant Articles that are amended shall be placed on the official ballot for final vote on the main motion, as amended.

The second session of the annual meeting, to vote on questions required by law to be inserted on said official ballot and to vote on all Warrant Articles from the first session on official ballot shall be held on Tuesday, March 8, 2022 from 7:00 am until 7:00 pm to act upon the following:

### Article 01:

#### **Cemetery Trustee for 3 years, vote for 1**

Almus Chancy [1508]

#### **Fire Wards for 3 years, vote for 3**

Richard Moody [1090]

Bradford Bingham [879]

Derek Danis [984]

Brandon Merron [1135]

#### **Library Trustee for 3 years, vote for 3**

Marti Wolf [860]

Jennifer M. Allocca [881]

Kate Fitzpatrick [921]

Robin M. Winslow [661]

**Selectmen for 3 years, vote for 1**

Jennifer R. Brown [982]

Karen Scott [750]

**Supervisor of the Checklist for 6 years, vote for 1**

Wendy Lambert [1474]

**Town Moderator for 2 years, vote for 1**

Lee Nyquist [1424]

**Trustee of Trust Fund for 3 years, vote for 1**

Maya Harvey [666]

Wendy Lambert [927]

**Article 02:** Are you in favor of the adoption of an amendment as proposed by petition for the Town of New Boston Zoning Ordinance, as follows:

**Amend Article IV, Special Provisions, by adding the new Section 409 as follows:** Workforce Housing that will include the following Sections: Purpose, Authority, Applicability: allowed as a Conditional Use within the R1, RA to allow single family duplex and multi-family (maximum five unit buildings) and Small Scale Commercial District, Conditional Use Permit Criteria, Definitions, Workforce Housing Incentives, Workforce Housing General Requirements, Assurance of Continued Affordability, and Administration-Compliance and Monitoring.

**Amend Article II, Section 204, to allow the following by Conditional Use Permit within the following Districts: Small Scale Planned Commercial District, R-1 Residential-One, and R-A Residential & Agriculture:** A. A property that contains an existing housing unit with at least 2,000 square feet of living area and/or has an existing detached building on the property, may renovate said structure(s) to provide for not more than four (4) total units (including existing housing unit) on the property provided the structure(s) are not increased in area and adheres to Town of New Boston fire and health regulations. In addition, at least one of the housing units shall qualify as a Workforce housing unit/renter occupied. The property owner is permitted to add a fifth (five) unit to the property provided that the site is Owner Occupied. **Amend Article II, Section 204.4 R-A Residential-Agriculture, by adding Mixed Density Housing Overlay District as an allowed by Conditional Use Permit adding a new Section 204.10, Mixed-Density Housing Overlay District, with the following requirements:** Purpose: allow for single family, two-family, three-four-five family housing units, General Standards including maximum density of 3 units per acre, minimum lot area 10 acres, 20% of the units shall be Workforce, NH Department of Environmental Standards adhered to, building types and styles appropriate for neighborhood, minimum 50 foot wide landscaped buffer and phasing plan.

And **Amend Article VI, Section 602 Definitions by adding the following:** Net Tract Area: The net tract area of the parcel is determined by subtracting the total area calculated for wetlands, surface waters, hydric soils, flood plain, roads & rights-of-way, and slopes greater than 25% from the total (gross) tract area.

**YES [856]**

**NO [767]**

*Explanation for Article 02.* These amendments will provide for the allowance of Workforce Housing in the community to be consistent with State Law requirements.

**Article 03:** Are you in favor of the adoption of the following amendment to the existing Town Zoning Ordinance as proposed by the Planning Board?

To amend the New Boston Zoning Ordinance, Article IV, Special Provisions, Section 404.3 Requirements/Limitations - Accessory Dwelling Units, as follows:

By adding #13. Manufactured Homes cannot serve as an Accessory Dwelling.

**YES [983]**                      NO [770]

*Explanation for Article 03:* This article would prohibit manufactured homes from being used as an Accessory Dwelling Unit.

**Article 04:** Are you in favor of the adoption of the following amendment to the existing Town Zoning Ordinance as proposed by the Planning Board?

To amend the New Boston Zoning Ordinance, Article II, Establishments of Districts and District Regulations, Section 204.7 Groundwater Resource Conservation District, as follows:

By removing in its entirety #9. Excavation of sand and gravel, except were conducted in accordance with a permit issued pursuant to RSA 155-E and the Town of New Boston Earth Removal Regulations, a Conditional Use Permit issued by the Planning Board, or except when incidental to a permitted use.

**YES [1014]**                      NO [556]

*Explanation for Article 04:* By removing this section, it would clarify the oversight of the Earth Removal Permit Process.

**Article 05:** To see if the Town will vote to raise and appropriate **Eight Million Nine Hundred Thousand Dollars (\$8,900,000)**, for the construction of a **Safety Complex** in the Town of New Boston and to include funds for the demolition of the present Fire Station, for the roof repair and renovation of the current Police Station which may be used by the Recreation Department, and for the renovation of the current Recreation Department building to possibly create a large town meeting room. Said sum to be raised by issuance of serial bond(s) or note(s) not to exceed **Eight Million Nine Hundred Thousand Dollars (\$8,900,000)** under and in compliance with the provisions of the Municipal Finance Act (RSA Chapter 33:1 et seq., as amended) and to authorize the Selectmen to issue, negotiate, sell and deliver such bond(s) and note(s), to determine the rate(s) of interest thereon and the maturity and other terms thereof, to apply for, obtain and accept federal, state or other aid, if any, which may be available for said project and to comply with all laws applicable to said project and to take such other actions or to pass any other vote relative thereto as shall be in the best interest of the Town of New Boston. **(3/5 ballot vote required) (Submitted by Petition) (Select Board recommend 3-0)**

**YES [877]**                      **NO [891]**

***Explanation of Article 05:*** This Warrant Article is requesting funding for the new construction of a safety complex that would combine all emergency services in one central location on the vacant lot next to the post office. The requested funding would also cover the demolition of the existing fire station, and the possible repurposing of the current police station and recreation department building to serve the current and anticipated needs of the Town. With funds allocated at the 2021 Town meeting, a new committee was formed to investigate the need for a safety complex and to develop a conceptual design for the new facility. This committee incorporated representatives from the Fire Department, Police Department, and Town boards as well as private citizens. As designed, this facility is expected to serve New Boston's emergency services needs for the next 40 to 50 years.

**Article 06:** To see if the Town will vote to raise and appropriate as an **Operating Budget**, not including appropriations by special warrant articles and other appropriations voted separately, the amounts set forth in the budget posted with the warrant or as amended by vote of the first session, for the purposes set forth therein, totaling **Five Million, Seven Hundred Twenty Thousand, Seven Hundred Twenty-seven Dollars (\$5,720,727)**. Should this article be defeated, the default budget shall be **Five Million, Four Hundred Eighteen Thousand, Eight Hundred Sixty-two Dollars (\$5,418,862)**, which is the same as last year with certain adjustments required by previous action of the Town of New Boston or by law, or the governing body may hold one special meeting, in accordance with RSA 40:13, X and XVI, to take up the issue of a revised operating budget only. **(Estimated Tax Impact Net of Estimated Revenue \$4.09. No change from prior year) (Majority vote required) (Select Board recommend 3-0, Finance Committee recommend 7-0)**

**YES [1207]**      NO [549]

***Explanation of Article 06:*** The operating budget includes routine, and for the most part, recurring expenses related to staffing (including salaries and benefits), supplies, utilities, vehicles, maintenance, repairs, and the like required for the day-to-day operation of Town departments.

**Article 07:** To see if the Town will vote to raise and appropriate the sum of **One Hundred Thirty Thousand Dollars (\$130,000)** to be placed in the existing **Fire Department Vehicle Capital Reserve Fund**. **(Estimated Tax Impact \$0.14) (Majority vote required) (Select Board recommend 3-0, Finance Committee recommend 7-0)**

**YES [1283]**      NO [446]

***Explanation of Article 07:*** Based on the replacement cost of each vehicle plus equipment for the year of replacement or refurbishment, the Capital Improvement Program (C.I.P.) Committee recommend \$130,000 each year for the next six years. This is a reduction of \$20,000 over the amount requested in previous years primarily due to removal of the hose-reel truck from the vehicle roster. The department has 7 vehicles with a life expectancy of between 15-30 years. The funding under this warrant article is consistent with the C.I.P. recommendation and scheduling.

**Article 08:** To see if the Town will vote to raise from the **Fire Department Vehicles & Equipment Capital Reserve Fund** and appropriate the sum of **Thirty-six Thousand Dollars (\$36,000)**, for the refurbishing of a **Forestry Truck**, and furthermore to authorize the withdrawal of said amount from the **Fire Department Vehicles & Equipment Capital Reserve Fund**. This will be a non-lapsing appropriation per RSA 32:7, VI and will not lapse until the specified purchase is complete or December 31, 2024, whichever comes first. **(No current year tax impact) (Majority vote required) (Select Board recommend 3-0, Finance Committee recommend 7-0)**

**YES [1333]**      NO [417]

***Explanation for Article 08:*** The Capital Improvement Program (C.I.P.), has the 2007 Forestry Truck scheduled to be refurbished in 2022 to extend the useful life based on a 15-year cycle. The funding under this warrant article is consistent with the C.I.P. recommendation and scheduling.

**Article 09:** To see if the Town will vote to raise and appropriate the sum of **Twenty Thousand Dollars (\$20,000)** to be placed into the existing **Emergency Management Capital Reserve Fund** to maintain the Emergency Management communications and related system. **(Estimated Tax Impact \$0.02) (Majority vote required) (Select Board recommend 3-0, Finance Committee recommend 7-0)**

**YES [1581]**      NO [376]

***Explanation of Article 09:*** In 2020 the Town voted to establish an Emergency Management Capital Reserve Fund for the collection of funds to maintain the Emergency Services communications and related systems. Beginning in 2022, the C.I.P. Committee is requesting a \$20,000 annual deposit into this fund to meet the needs of the radio tower maintenance scheduled in 2027. The funding under this warrant article is consistent with the C.I.P. recommendation and scheduling.

**Article 10:** To see if the Town will vote to raise and appropriate the sum of **One Hundred Twenty Thousand Dollars (\$120,000)** to be placed in the existing **Highway Truck Capital Reserve Fund**. **(Estimated Tax Impact \$0.13) (Majority vote required) (Select Board recommend 3-0, Finance Committee recommend 7-0)**

**YES [1231]**      NO [509]

***Explanation of Article 10:*** The Highway Truck Capital Reserve Fund covers the replacement of three full-sized 6-wheel dump trucks, one 6-wheel water truck and four 10-wheel trucks with plows. The funding under this warrant article is consistent with the C.I.P. recommendation and scheduling.

**Article 11:** To see if the Town will vote to raise from the **Highway Truck Capital Reserve Fund** and appropriate the sum of **Four Hundred, Twenty Thousand Dollars (\$420,000)**, for the purchase of **two 10-wheel dump trucks with plows**, and furthermore to authorize the withdrawal of said amount from the **Highway Truck Capital Reserve Fund**. This will be a non-lapsing appropriation per RSA 32:7, VI and will not lapse until these specified purchases are complete or December 31, 2024, whichever comes first. **(No current year tax impact) (Majority vote required) (Select Board recommend 3-0, Finance Committee recommend 7-0)**

**YES [1218]**      NO [529]

***Explanation of Article 11:*** It is the recommendation of the Road Agent to purchase two 10-wheel dump trucks with plows to replace 2 6-wheel trucks that were due to be replaced in 2022. The Road Agent found a package deal for two new 10-wheel trucks, which are expected to last longer than the 6-wheel trucks, at \$210,000 each. The life cycle for this type of vehicle is 15-years. One of the older trucks may be retained as a spare plow truck. The funding under this warrant article is consistent with the C.I.P. recommendation and scheduling.

**Article 12:** To see if the Town will vote to raise and appropriate the sum of **Forty-five Thousand Dollars (\$45,000)** to be placed in the existing **Highway Department Heavy Equipment Capital Reserve Fund**. **(Estimated Tax Impact \$0.05) (Majority vote required) (Select Board recommend 3-0, Finance Committee recommend 7-0)**

**YES [1240]**      NO [498]

***Explanation of Article 12:*** This fund allows for the replacement of the loader, grader and backhoe on a 12-year to 15-year replacement cycle. The funding under this warrant article is consistent with the C.I.P. recommendation and scheduling.

**Article 13:** To see if the Town will vote to raise and appropriate the sum of **Forty Thousand Dollars (\$40,000)** to be added to the existing **Town Bridge Repair/Replacement Capital Reserve Fund**. **(Estimated Tax Impact \$0.04) (Majority vote required) (Select Board recommend 3-0, Finance Committee recommend 7-0)**

**YES [1365]                      NO [372]**

***Explanation of Article 13:*** To keep up with the high cost of bridge repairs in the future, the Road Agent has a long-term plan for upkeep and construction. In order not to spike the appropriation for some years, the C.I.P. Committee spread the Capital Reserve funding to be consistent each year. The funding under this warrant article is consistent with the C.I.P. recommendation and scheduling.

**Article 14:** To see if the Town will vote to raise from the **Town Bridge Repair/Replacement Capital Reserve Fund** and appropriate the sum of **One Hundred Six Thousand Dollars (\$106,000)**, for the **Howe Bridge Repair**, and furthermore to authorize the withdrawal of said funds from the **Town Bridge Repair/Replacement Capital Reserve Fund**. This will be a non-lapsing appropriation per RSA 32:7, VI and will not lapse until the project is complete or until December 31, 2025, whichever comes first. **(No current year tax impact) (Majority vote required) (Select Board recommend 3-0, Finance Committee recommend 7-0)**

**YES [1384]                      NO [361]**

***Explanation of Article 14:*** Repairs on the Howe Bridge are planned for 2022 as recommended and scheduled by the C.I.P. Committee.

**Article 15:** To see if the Town will vote to raise and appropriate **Eighty-five Thousand Dollars (\$85,000)** for **Road Improvements**. This is a non-lapsing appropriation per RSA 32:7, VI and will not lapse until the road improvements are complete or until December 31, 2025, whichever comes first. **(Estimated Tax Impact \$0.09) (Majority vote required) (Select Board recommend 3-0, Finance Committee recommend 7-0)**

**YES [1347]                      NO [393]**

***Explanation for Article 15:*** This yearly funding of road work is what has prevented New Boston from needing multi-million-dollar bond(s) to repair severely deteriorated roads. The C.I.P. Committee included \$85,000 on the schedule of road improvement projects for this year and this will continue in each of the next 6 years.

**Article 16:** To see if the Town will vote to raise and appropriate the sum of **Thirty-five Thousand Dollars (\$35,000)**, the second of a two-year appropriation request for the purpose of **constructing a Highway Department Garage Addition** on Old Coach Road. This is a non-lapsing appropriation per RSA 32:7, VI and will not lapse until the project is complete or until December 31, 2026, whichever comes first. **(Estimated Tax Impact \$0.04) (Majority vote required) (Select Board recommend 2-1, Finance Committee recommend 7-0)**

**YES [1132]                      NO [609]**

***Explanation of Article 16:*** This is the second year of a two-year funding project approved by the C.I.P. Committee to add an attached addition to the current highway garage building. By providing shelter from the elements, this will extend the life and decrease the amount of downtime of frontline highway equipment. The total cost is \$70,000.

**Article 17:** To see if the Town will vote to change the **Highway Department Heavy Equipment Capital Reserve Fund** by adding a Caterpillar CS44 vibratory roller to the existing inventory. **(No tax impact) (Majority vote required) (Select Board recommend 3-0, Finance Committee recommend 7-0)**

**YES [961]**      NO [775]

*Explanation of Article 17:* Recommendation of the Capital Improvement Program (C.I.P.) Committee as the vibratory roller was not previously included in a replacement schedule as part of the Highway Department Heavy Equipment Capital Reserve Fund.

**Article 18:** To see if the town will vote to change the **Highway Department Heavy Equipment Capital Reserve Fund** by adding a 2018 Komatsu excavator to the existing inventory. **(No tax impact) (Majority vote required) (Select Board recommend 3-0, Finance Committee recommend 7-0)**

**YES [1010]**      NO [723]

*Explanation of Article 18:* Recommendation of the Capital Improvement Program (C.I.P.) Committee as the excavator was not previously included in a replacement schedule as part of the Highway Department Heavy Equipment Capital Reserve Fund.

**Article 19:** To see if the Town will vote to raise and appropriate the sum of **Two Hundred One Thousand, Two Hundred Thirty-three Dollars (\$201,233)** for Town road-related upgrades and other road improvements, to be offset by revenue from the State of New Hampshire **Highway Block Grant Program** estimated to be **Two Hundred One Thousand, Two Hundred Thirty-three Dollars (\$201,233)**. If the full amount of the Highway Block Grant is not received, the remainder will come from taxation. This will be a non-lapsing account per RSA 32:7, VI and will not lapse until the said funds are expended or until December 31, 2027, whichever comes first. **(No funds to be raised by taxation if the full amount of the Highway Block Grant Fund is received) (Majority vote required) (Select Board recommend 3-0, Finance Committee recommend 7-0)**

**YES [1402]**      NO [345]

*Explanation of Article 19:* This article is to accept the State of New Hampshire Highway Block Grant revenue and to expend for purposes allowed under said program. The amount received is calculated based upon the Town's population in proportion to the entire State of New Hampshire's population and based upon the Town's Class IV and V road mileage in proportion to the total statewide Class IV and V mileage.

**Article 20:** To see if the Town will vote to establish a **Municipal Facilities Expendable Trust Fund** per RSA 31:19-a, for the purpose of maintaining, improving, and renovating Town municipal facilities and to raise and appropriate the sum of **Twenty Thousand Dollars (\$20,000)** to be placed in this fund, with the amount to come from taxes. Further, to name the Select Board as agents to expend from said fund. **(Estimated Tax Impact \$0.02) (Majority vote required) (Select Board recommend 3-0, Finance Committee recommend 7-0)**

**YES [1194]**      NO [521]

*Explanation of Article 20:* This fund will provide for the maintenance, upkeep and improvement of all town government facilities to ensure that they are well maintained and do not fall into disrepair. A facilities maintenance inventory schedule will be established to effectively and efficiently utilize said fund.

**Article 21:** To see if the Town will vote to raise and appropriate the sum of **Sixty Thousand Dollars (\$60,000)**, to be deposited into the **G.I.S. Mapping System Capital Reserve Fund**, for the first of three annual appropriations. **(Estimated Tax Impact \$0.06) (Majority vote required) (Select Board recommend 3-0, Finance Committee recommend 7-0)**

YES [721]      NO [965]

**Explanation of Article 21:** Five years ago, this project was brought to the Capital Improvement Program (C.I.P.) Committee. It entails the implementation of a computerized **Geographic Information System (G.I.S.)**, to track the Town's tax maps and provide detailed information not available when utilizing our paper maps. This project will include review of existing parcels and re-mapping for accuracy. The C.I.P. Committee placed this project on the schedule with a funding request of \$60,000 per year over three years, from 2022 – 2024.

**Article 22:** To see if the Town will vote to discontinue the **Police Details Expendable Trust Fund** created in 2014. Said funds, with accumulated interest to date of withdrawal, are to be transferred to the municipality's general fund. **(No tax impact) (Majority vote required) (Select Board recommend 3-0, Finance Committee recommend 7-0)**

YES [1410]      NO [280]

**Explanation of Article 22:** This Expendable Trust was originally set up to cover the cost of details for the New Boston Parent Teacher Association (PTA), *Kick off to Spring 5K*. The PTA is no longer sponsoring this event, so this Police Details Expendable Trust fund is no longer needed.

**Article 23:** To see if the Town will vote to discontinue the **Transfer Station Machinery and Equipment Expendable Trust** created in 2011. Said funds, with accumulated interest to date of withdrawal, are to be transferred to the municipality's general fund. **(No tax impact) (Majority vote required) (Select Board recommend 3-0, Finance Committee recommend 7-0)**

YES [1522]      NO [277]

**Explanation of Article 23:** In 2021 the Town voted to create a Recycling Revolving account. The machinery and equipment utilized for the recycling program will be purchased with the funds from the Recycling Revolving account.

**Article 24:** To see if the Town will vote to raise and appropriate the sum of **Twenty-five Thousand Dollars (\$25,000)** to be added to the existing **Revaluation Capital Reserve Fund**. **(Estimated Tax Impact \$0.03) (Majority vote required) (Select Board recommend 3-0, Finance Committee recommend 7-0)**

YES [1044]      NO [644]

**Explanation of Article 24:** As required by State Law (RSA 75:8-a), and the New Hampshire Constitution, the Town must revalue all real estate so that all assessments are at full and true value at least as often as every fifth year. A total amount of \$150,000 is the final estimated cost to complete a revaluation of all town properties in 2026. The funding under this warrant article is consistent with the C.I.P. recommendation and scheduling.

**Article 25:** To see if the Town will vote to raise and appropriate the sum of **Twenty Thousand Dollars (\$20,000)**, the second-year funding request to be added to the existing **Record Retention Expendable Trust** for digitizing the Town of New Boston's records that require long term/permanent storage.



**(Estimated Tax Impact \$0.02) (Majority vote required) (Select Board recommend 3-0, Finance Committee recommend 7-0)**

**YES [984]                      NO [702]**

***Explanation of Article 25:*** This article is to fund a multi-year project which entails the scanning of Town records from all departments. It is estimated to cost approximately \$80,000 for this 4-5-year undertaking. This will ensure the long-term security of the records, free up additional valuable space, especially at Town Hall, and make this information more readily accessible to employees and where appropriate, the public. In 2021, the first year of this project, the Building Office had all the building files scanned and saved electronically. As a result of this work, they were able to remove 15 file cabinets and remodel the office which now has 4 workstations (only 3 were in place before due to space constraints).

**Article 26:** To see if the Town will vote to raise and appropriate the sum of **Eleven Thousand Eight Hundred Fifty Dollars (\$11,850)** for the purpose of supporting the New Boston Fourth of July Association, a non-profit organization, by funding a portion of the cost of the **Fourth of July fireworks** and cover the costs of **mandatory police details** for the parade and the fireworks event. **(Estimated Tax Impact \$0.01) (Majority vote required) (Select Board recommend 3-0, Finance Committee recommend 7-0)**

**YES [1257]                      NO [447]**

***Explanation of Article 26:*** The Town's portion of funding in support of the Fourth of July celebration had traditionally been part of the operating budget. Due to the possibility of a default budget in 2021, it was determined that this funding would be better served as a separate appropriation placed before the voting public.

**Article 27:** To see if the Town will vote to change the name of the governing body to **Select Board** from **Board of Selectmen**. **(Majority vote required) (Select Board recommend 3-0, Finance Committee recommend 7-0)**

**YES [1178]                      NO [491]**

***Explanation of Article 27:*** All other boards, commissions and committees of New Boston reflect a gender-neutral title, therefore it is recommended to utilize the title of Select Board when referring to the Town of New Boston's governing body.

**Article 28:** To see if the Town will modify the Elderly Exemptions from property tax in the Town of New Boston, based on increased assessed values, for qualified taxpayers as defined in RSA 72:39-b, to be as follows: for a person between 65 – 74 years of age, increase from \$88,000 to \$119,000; for a person between 75 – 79 years of age, increase from \$121,000 to \$163,500; and for a person 80 years of age or older, increase from \$176,000 to \$238,000. And further to increase by \$2,000 the maximum income allowed as follows: a single person from \$35,000 to \$37,000 and a married couple from \$45,000 to \$47,000 and own net assets not in excess of \$94,500 excluding the value of the person's residence and the first two acres of land. **(Majority vote required) (Select Board recommend 3-0, Finance Committee recommend 7-0)**

**YES [1395]                      NO [307]**

***Explanation of Article 28:*** This exemption serves some of our most vulnerable seniors and allows them to stay in their home here in New Boston. The previous exemption amounts were voted in at the March 13, 2007 Town Meeting. Due to the sharp increase in values of properties in 2021 in New Boston, we are recommending that the exemption amounts are increased to keep pace with the increases in property valuations. Given the increases in the cost of living, we are also increasing the maximum income and asset amounts for qualification for the exemption, which is in line with the limits the State of NH uses for qualification of the Low and Moderate Income Homeowners' Property Tax Relief.

**Article 29:** To see if the Town will modify the Disability Exemptions from property tax in the Town of New Boston, based on increased assessed values, for qualified taxpayers as defined in RSA 72:37-b, to be as follows: for a person who qualifies, the exemption shall be increased from \$70,400 to \$96,000. And further to increase by \$2,000 the maximum income allowed as follows: a single person from \$35,000 to \$37,000 and a married couple from \$45,000 to \$47,000 and own net assets not in excess of \$94,500 excluding the value of the person's residence and the first two acres of land. **(Majority vote required)**  
**(Select Board recommend 3-0, Finance Committee recommend 7-0)**

**YES [1344]**      NO [341]

**Explanation of Article 29:** The previous exemption amounts were voted in at the March 13, 2007 Town Meeting. Due to the sharp increase in values of properties in 2021 in New Boston, we are recommending that the exemption amounts are increased to keep pace with the increases in property valuations. Given the increases in the cost of living, we are also increasing the maximum income and asset amounts for qualification for the exemption, which is in line with the limits the State of NH uses for qualification of the Low and Moderate Income Homeowners' Property Tax Relief.

**Article 30:** To see if the Town will vote to change the percentage distribution on Land Use Change Tax collected pursuant to RSA 79-A:25 **from 60% to 100%** for the New Boston Conservation Commission, in accordance with RSA 36-A:5, III, as authorized by RSA 79-A:25, II. If adopted, this article shall take effect April 1st, and remain in effect until altered by a future vote of the town meeting. **(Majority vote required)**  
**(Select Board recommend 3-0, Finance Committee recommend 7-0)**

**YES [892]**      NO [751]

**Explanation of Article 30:** The Land Use Change Tax (LUCT) will not change. It is assessed at 10% of fair market value at the time of land use change. The purpose of the LUCT is to act as a disincentive for the conversion of open space land for the purposes of development. The Land Use Change Tax monies have been allocated to the New Boston Conservation Commission at 60% with the remainder going to the general fund since the 2003 Town Meeting vote. This change is being requested due to an increased demand for funds to protect dwindling open space land by creating conservation developments, acquiring land in fee (purchased land) and by purchasing conservation easements. This is important for our community to maintain New Boston's rural character, protect our clean water (especially along the Piscataquog River and its tributaries), allow for wildlife corridors and healthy wildlife habitats and to prevent the tax increases that accompany new subdivisions and building of new homes.

**Article 31:** To see if the town will vote to raise and appropriate the sum of **Two Thousand, Four Hundred Sixty-five Dollars (\$2,465)** for funding the additional cost of **Police and Fire dispatch services** contracted through the Town of Goffstown. If Article 6 (Operating Budget) passes this article will become null and void. **(Estimated Tax Impact \$0.003)** **(Majority vote required)** **(Select Board recommend 3-0 and Finance Committee Recommend 7-0)**

**YES [1311]**      NO [382]

**Explanation of Article 31:** The contracts for Police and Fire dispatch services with Goffstown will increase by \$2,465 in 2022. \$800 dollars for the Fire Department and \$1,665 for the Police Department. Pursuant to RSA 40:13, which became effective August 24, 2018, increases in contracts cannot be included in a default budget if the budget were to fail. The requested funds cover only the contract increases should the budget fall to default. This would enable the Police and Fire Department to continue dispatch services throughout 2022.

**Article 32:** To act on any other business that may legally come before this meeting.

*Please Note:*

*The estimated tax impact noted in the articles are only estimates and will likely change at the time the 2022 tax rate is set next October. The estimates are based on the 2021 tax rate setting total Town evaluation (\$927,870,692), which will likely change in 2022. Revenues are based on estimates and will also change at the time of tax rate setting in 2022. The revenue total used to calculate the net impact of the operating budget does not include any use of fund balance at tax rate setting.*