



**TOWN OF LINCOLN, NH**  
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October 24, 2011

**Notice of Decision**

**Zoning Board of Adjustment**

RE: Case No. 11-03 – Clarks Trading Post - PO Box 1 North Woodstock NH 03262

The application submitted by Clarks Trading Post, for a Special Exception Pursuant to Article VI-B of the Town of Lincoln Land Use Plan Ordinance – Lincoln Sign Ordinance - was **DENIED**, on October 19, 2011 by a vote of the Zoning Board of Adjustment.

The reasons for denial were as follows (agree-disagree-abstain):

1) **The Project is Architecturally Compatible** : Agree (5-0-0)

The ZBA found that it was indeed compatible with surrounding uses.

2) **The Project will not Affect Traffic Access**: Agree (5-0-0)

The ZBA found that the sign would not impact traffic.

3) **The Projects Lighting and Noise Levels will not Disturb the Tranquility of the District**: Agree (5-0-0)

The ZBA found that the sign's lighting and noise level will not disturb the tranquility of the district

4) **The project is compatible with existing uses**: Disagree (2-3-0)

A majority of the ZBA members found that the size of the sign was not compatible with the other signs that were in the area. The other businesses in the area have complied with the size requirement and the off premise sign requirement and it should be the same with all businesses in the district.

FOR THE ZONING BOARD OF ADJUSTMENT

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Matt Henry  
Zoning Administrator

Notice: Any person directly affected by this decision has a right to apply for a rehearing for up to 30 days from the date of the meeting. See New Hampshire Revised Statutes Annotated (NH RSA), Chapter 677, available at the Lincoln Town Offices during regular working hours. This notice has been placed on file and made available for public inspection in the records of the ZBA on October 24, 2011. Copies of this notice have been distributed on October 24, 2011

to: Clarks Trading Post C/o Fred Englert, Board of Selectmen, Town Manager, Town Clerk, Tax Assessor