

# **This and That**

**from our files**

## Goubert given awards for Oakledge designs

Delnoce Whitney Goubert, architect, won two outstanding awards for his work in Sunapee at the recent annual meeting of the N. H. Chapter of the American Institute of Architects in the Currier Art Gallery, Manchester.

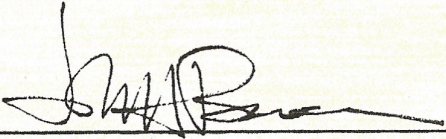
He received the first place award for his design of Oakledge in Mt. Sunapee.

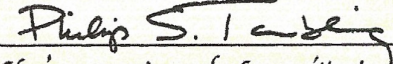
First place for interior design went to Michael Ingram, architect for the Paul Creative Arts Center at the University of New Hampshire, Durham, and first place for residential design went to Banwell, White & Arnold, for Hilltop House, New Canaan, Conn.

In addition to those three categories the jury felt that special recognition should be given to the exemplary design of the Oakledge development. This second award was not for architecture, but the overall design in harmony with nature, the relationship of the houses to the surroundings, the innovative treatment of the waterfront on Lake Sunapee, and the general layout of the community.



The 'New Hampshire' Chapter  
American Institute of Architects  
presents this  
**HONOR AWARD of MERIT**  
for  
EXEMPLARY DESIGN  
in Harmony with Nature  
to  
Delnoce' W. Goubert, A.I.A.  
Architect, Contractor, Developer  
for  
Oak Ledge'  
Mount Sunapee' New Hampshire'  
1973

  
\_\_\_\_\_  
President, New Hampshire' Chapter A. I. A.

  
\_\_\_\_\_  
Chairman, Awards Committee'



## ENVIRONMENTAL AWARD



Presented to  
*Delnoce Goubert*  
SUNAPEE, N. H. MAY 1975  
OUTSTANDING DEVELOPER

For excellence in the care of the environment  
for harmony between Man and Nature

FROM THE SULLIVAN COUNTY CONSERVATION DISTRICT

# Editorials

## Developer a conservationist

*Goubert wins award and sets a shining example  
proving good development is good conservation*

Hearty congratulations to Delnoce Whitney Goubert on having been chosen as Sullivan County Conservationist of the Year.

In our area of the world, where there is so much worth conserving, this is always an honor, but when it is won by a developer it takes on a new luster.

Mr. Goubert's honor is recognition by the Sullivan County Conservation District of his complete cooperation in observing the highest conservation standards in his 200-acre Oakledge development in Sunapee.

Mr. Goubert's cooperation went beyond bringing in the Soil Conservation Service staff to develop a conservation plan for the development, but

included numerous innovations of his own and constant evaluation of his own performance as well as the effectiveness of the plan.

Mr. Goubert's Sullivan County neighbors can take heart when they learn that the plan not only employed the best techniques for preventing soil erosion, but even went to the point of insuring maximum protection of the ground cover against damage not only from construction equipment but also from foot traffic.

Mr. Goubert's achievement clearly deserves recognition from the conservation district, but it deserves more. It deserves high honor from the fraternity of developers, some of whom from time to time have demonstrated little enthusiasm for conservation.

He has demonstrated that it is possible to develop land without destroying it, and in doing so has proven that there are developers who really care.

It is to be hoped that in doing all this, Mr. Goubert has demonstrated something else — that it is good business.

When developers discover that by adhering to the best conservation practices they can not only win plaudits from the growing number of citizens who are concerned about the environment but also earn a respectable profit, we shall have moved toward better communities.

Mr. Goubert deserves his award.

# A I I A



AMERICAN INSTITUTE OF ARCHITECTS – The Hodin's House



OFFICE OF THE SUPERINTENDENT  
UNITED STATES MILITARY ACADEMY  
WEST POINT, NEW YORK 10996

MASP

29 January 1974

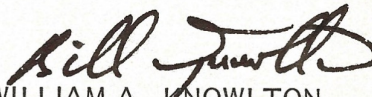
Mr. Delnoce Whitney Goubert  
Oakledge  
Mt. Sunapee, New Hampshire 03772

Dear Noce:

Peggy and I were delighted to learn of the two awards which you received recently for design of Oakledge. We have heard so much about your work from Easy that we know how merited the selection was.

Peggy joins me in our congratulations, and in our best wishes to you both.

Sincerely,

  
WILLIAM A. KNOWLTON  
Lieutenant General, USA  
Superintendent



# NEWPORT SAVINGS BANK

NEWPORT • SUNAPEE

NEWPORT, NEW HAMPSHIRE 03773 • TELEPHONE (603) 863-1445

ESTABLISHED 1868

JOHN J. KIERNAN  
PRESIDENT

January 31, 1975

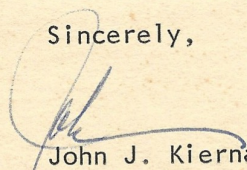
Mr. Delnoce Whitney Goubert, President  
Whitney and Johnsen, Inc.  
Oakledge, Mount Sunapee  
New Hampshire 03772

Dear Noce:

Again, our thanks to you and Ingrid for a pleasant and informative few hours on Tuesday. Suffice to say, each of us was greatly impressed with Oakledge and feel honored that it is a part of our Greater Sunapee Community. You should be enormously proud of the accomplishment that most certainly will be considered one of the truly outstanding quality second home developments in the world.

We look forward to the opportunity of participation with you.

Sincerely,

  
John J. Kiernan  
President

JJK/11o



May 8, 1975

DeInuce Goubert  
Mt. Sunapee  
New Hampshire 03772

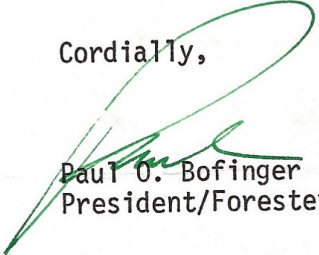
Dear DeInuce:

We were very happy to hear that you had received the Sullivan County Conservationist of the Year Award. It is too bad that not all developers (particularly in the case of Eastman Pond) do not work as closely with SCS as you did.

We will be calling a meeting with some of the group that met at Frank Easton's in the summer of 1973 about Eastman Pond. At that time we will have a report on what we've been doing.

I'll look forward to seeing you at that meeting.

Cordially,



Paul O. Bofinger  
President/Forester

POB:LM



SOCIETY  
FOR THE  
PROTECTION  
OF  
NEW HAMPSHIRE  
FORESTS

5 SOUTH STATE STREET  
CONCORD, NEW HAMPSHIRE 03301  
TELEPHONE (603) 224-9945

LOUIS PATRICK GRAY III  
FINDLAY WAY, R. F. D. 1, BOX 77 B  
STONINGTON, CONNECTICUT 06378

sent note  
9/14/76  
30 Apr 78



L. PATRICK  
GRAY III

It was more than two years ago that a heavy-hearted L. Patrick Gray admitted he had taken vital Watergate evidence home and burned it in his fireplace.

A former Navy career man, he said he was only following orders that came down through the chain of command from the office of the President of the United States. It didn't occur to the then acting director of the FBI to question those orders.

Gray now has been at least partly vindicated. Last week, in an action as little noticed as Gray's departure from Washington, the Justice Department's Special Prosecutor's Office informed him that he was no longer under investigation for any part he may have played in the Watergate coverup.

He thus becomes one of the first major figures of that era to avoid prosecution. But there were no cameras at his doorstep, no press conferences — in fact, no comment at all from the man who has religiously kept his monkish vows of silence.

Gray, 59, has been a sick man lately. In August he underwent surgery for removal of a blockage in his aorta, the large blood vessel leading from the heart. The operation was successful, and he is recuperating at home.

Sunday

December 21st, 1975

Dear Ingrid and Noel,

A very busy trial and office schedule has left me "hanging on the ropes", so to speak, and I am far behind in responding to my personal correspondence. I do apologize for this late reply to your nice letter of November 4, 1975.

We have not lost interest in OAKLEDGE and are hoping to be able to get up to see you again after the first of the year.

Bea and I send our warm regards and best wishes for a Holy Christmas Season and a healthy, enjoyable, and prosperous New Year.

Sincerely,

Pat

**The following three letters are from  
the people from whom we bought the  
Oakledge property**

Mr. and Mrs. Roland W. Seavey  
R. F. D. #1  
East Montpelier, Vermont 05651

January 29, 1972

Mr. and Mrs. Delnoce W. Goubert  
Oakledge  
Mount Sunapee, New Hampshire 03772

Dear Noce and Ingrid:

Your kind letter with check for \$5,000 has been received and we are most grateful to you. You were very considerate, also, to have phoned us in December to work out the forthcoming payments which were quite agreeable with us.

We have found you very pleasant people to work with from the very beginning of our financial arrangement. We feel that the many hours and hard work you both have put in to developing Oakledge "in the right direction" cannot help but make it a successful venture. You are making it a more attractive area than when you found it!

Your busy schedule for constructing houses now and in the spring sounds most encouraging. We trust everything will continue on the up for you.

Thank you so much again for your good letter and the check.

Very sincerely,

*Mary*

Roland and Mary

RS:ms

*P.S. And Roland's blessings go with this!*

Waltham, Mass.

Aug 29, 1974.

Mr & Mrs Delnoche W Goubert,  
Mt Sunapee, N.H.

Dear Friends, I wish to thank you very sincerely for the use of the Little Seaway Cottage. I did not give it up from choice but doctor's orders which prevent me from driving my car alone on the long trip. It was very kind of you to let me have the cottage and to have the alterations made which my stay more comfortable.

I gave relatives and friends everything of value including canoe, boat and motor.

I may visit next year as I did this according as my health allows

Very Sincerely

Lawell W Hemerway

MR. & MRS. JOHN H. IMRIE  
BOX 76 RTE. 1  
TITUSVILLE, NEW JERSEY 08560

Dear Ingrid and Tone -

Nov. 30, 1988

Thank you so much for your final check and enclosed please find the signed Discharge of Mortgage. This is a real milestone.

We will certainly miss all those checks coming in, but we are very happy that you will no longer have that burden.

I think the whole ball of wax was held together by faith first and foremost - after that came mutual trust - true grit and very hard work on your part. You people are not quitters by any means.

The Lord bless you as you continue on maybe at a slower pace but you are both still young enough to finish the package.

We wish you the very best and hope we can continue to be friends. Sincerely,  
Jack & Laverne Imrie

The State of New Hampshire

ATTORNEY GENERAL  
WARREN B. RUDMAN

DEPUTY ATTORNEY GENERAL  
WILLIAM F. CANN



Attorney General

Concord

ASSISTANT ATTORNEYS GENERAL

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RICHARD A. HAMPE  
JOSEPH A. DICLERICO, JR.

ATTORNEYS

JOHN T. PAPPAS  
DONALD W. STEVER, JR.  
RICHARD F. THERRIEN

C E R T I F I C A T E   O F   R E G I S T R A T I O N

RE:                   Oakledge  
OUR FILE:         LS-128  
DEVELOPER:       Whitney and Johnsen, Inc.

This is to certify that the subdivision known as Oakledge located in the Town of Sunapee, County of Sullivan, and State of New Hampshire, is in full compliance with the provisions of New Hampshire Revised Statutes Annotated Chapter 356-A (supp) [The Land Sales Full Disclosure Act]. This certification shall remain in full force and effect until such time as it is suspended or revoked.

A handwritten signature in cursive script that reads "Robert W. Moran".

Robert W. Moran  
Assistant Attorney General  
Consumer Protection Division

September 13, 1971



**The Senate of the State of New Hampshire**

107 N. Main Street, Room 302, Concord, N.H. 03301-4951

PATRICIA KRUEGER  
District 16

Office 271-2119

TTY/TDD  
1-800-735-2964

10/25/99

Dear Ingrid + Anne,

Thank you for a lovely reception  
at Oakledge and the opportunity  
to discuss the current TAX  
issues with so many wonderful

friends.  
I hope I had fun &  
seeing you both.

Regards,  
Pat Krueger



August 24, 1994



Mr. and Mrs. Del Noce Goubart  
Oakledge  
Sunapee, NH. 03782

Sent Via Fax: 603/763-4180

Dear Mr. and Mrs. Goubart:

We are very pleased to have you as a guest on "Homes Across America"!

Our crew of five consists of:

TONY GONZALES: Cameraman/Director  
BOB FREEMAN: Sound Operator  
TOM ZARADICH: Location Coordinator  
BETH RUGGIERO: Set Decorator  
JOE RUGGIERO: Executive Producer/Host

We are confirming your shoot for:

DATE: Friday, October 7  
TIME: 8:30 am

Tom Zaradich, our location coordinator, will call you soon for directions and details.

While in your area the crew can be reached at:

9/25 - 10/1 The Longshore Inn - 203/226-3316  
10/1 - 10/7 The Hyacinth House - 802/457-2677

We are all looking forward to producing an excellent segment for "Homes Across America" and the Home and Garden Television Network.

Sincerely,

  
Stuart Crowner  
Executive Producer

JOSEPH RUGGIERO  
& Associates

November 14, 1994

DeInoce & Ingrid Goubert  
Oakledge  
Sunapee, N.H. 03782

Dear DeInoce & Ingrid,

Our bags are finally unpacked and the dust has now settled. It has been a real thrill to get back into the office and view some of the segments!

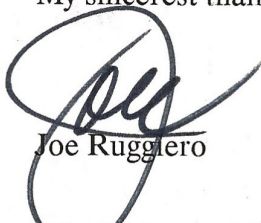
The pieces are marvelous! All of your antidotes and stories, each with their own uniqueness and charm, contributed significantly to the true essence of *Homes Across America*; the love of one's home and environment.

The juxtaposition between a lighthouse in Maine and a log cabin in Connecticut truly gives our show the diversity and integrity it deserves.

We are proud to submit these segments to the network, and delighted that you chose to be a part of this exciting new endeavor.

I thank you all for your co-operation and endless amount of patience, but more than that, I thank you for opening your doors to me and my crew. Your gracious displays of hospitality and kindness will always be remembered fondly.

My sincerest thanks,



Joe Ruggiero

P.S. We're working on dubbing the tapes for each of you, so you can look forward to your own copy early in the new year!

*We cherish our lunch in your  
super home!*

# Forbes brings economic message to Sunapee

Wednesday, October 27, 1999

By **BOB HOOKWAY**  
Eagle Times

SUNAPEE — Steve Forbes insists his message is getting through to more voters this time than during the 1996 campaign when he eventually had to give up on his run for the Republican nomination for president.

"Yes, people are familiar with it, and are beginning to respond. They're tired of being taxed to death," Forbes said, as he frantically tried to sign as many autographs as possible following a reception for him Saturday night at the Oakledge Clubhouse.

According to Forbes' campaign workers, their candidate was forced to hustle because the crowd was roughly double the 75 people they'd been expecting at the upscale development deep in the Sunapee woods.

The message, as usual, from the 52-year-old magazine CEO focused on economics, particularly what Forbes

had told the gathering earlier was his clear plan around the tax boondoggle he claims is largely responsible for hampering entrepreneurship in America and preventing many from reaching their full financial potential.

Forbes arrived armed with a plate load of analogies, and likened the Washington bureaucracy to a bear in the woods who comes upon a large pot of honey. The "honey" however, according to Forbes, is everyone's tax dollars the federal bureaucrats stand ready to squander. He said in a home where two people have full-time employment, "one of you works for the family, the other works for the government."

"Let's show compassion for these Washington critters, and not tempt them in the first place with a big pot of money," Forbes said, to applause from

◆ See **FORBES**, page 6

his audience. Rather than Social Security funds being fully controlled by the government and doled out as Washington sees fit, Forbes suggested taxpayers be allowed to invest some of those paycheck deductions in Individual Retirement Accounts, Certificates of Deposits, and mutual funds through which investors would realize a much greater return for their retirement years, and could build "a family nest egg" he said would benefit them much more than the present Social Security arrangement.

Forbes then turned his attention to the health care system which he denounced as equally backward. He claimed competition among medical providers should stimulate them to produce the best care possible for Americans.

"Why is the demand for health care considered a crisis?" he asked, pointing out that when a need arises for more automobiles, software, or other products, that's usually considered good news for the economy. He said the attitude on the part of some toward the elderly as merely a drain on the system — particularly regarding medical resources, is wrong.

"As you get older, longevity doesn't look so bad anymore," Forbes said.

Calling federal income tax regulations "black holes in the universe," Forbes said he could envision future archaeologists unearthing them and, "digging, striving for a Rosetta Stone," that would unlock the code. "Is this a strange form of

literature?" he said future scientists would ask regarding the regulations.

"We need to take this monster, once and for all, and drive the stake through the tax and bury it, so that it never arises to terrorize the American people again," he said.

His presentation was peppered throughout with such imagery and it played well with the largely supportive audience. Forbes, however, has been criticized frequently throughout his run in the national political spotlight with being a good deal more vague when it comes to laying out the mechanics of the wholesale governmental transformation he advocates, and doing away with a system he charged had spawned a "\$1 billion industry" for tax lawyers and accountants. And during a question-and-answer session that followed his half-hour address, he appeared, once again, to come up a bit short on those specifics.

"You get an election mandate," he said, as the first step. "And then, when I'm elected, I'm going to follow the example of Teddy Roosevelt and Reagan. You have to make sure the people are behind you," Forbes explained. He said that support would make it much easier for him to tell his opponents to "step out of the way."

At one core of the Forbes plan, as it was four years ago, is his so-called "flat tax" under which a family of four who earned \$36,000 per year would pay no federal income tax. Instead, personal exemptions of \$13,000 each would be provided for the parents, and \$5,000 per child, so the family would see, according to Forbes an annual tax savings of nearly \$1,700 over the present system.

Forbes continued his current swing through the Granite State yesterday with campaign stops scheduled in the Lakes Region.



STEVE FORBES, Republican presidential hopeful, speaks to a crowd of about 75 at the Oakledge Clubhouse in Sunapee on Saturday, Oct. 23. (Paul Howe photo)



Ingrid Goubert, Steve Forbes, Noce Goubert, and Sabina Forbes  
at the Clubhouse October 27, 1999

# Gordon Humphrey Copilot to Senator In One Short Hop

\* \* \*

New Hampshire Republican  
Is So Green He's Unknown  
Even in His Own State

By JAMES M. PERRY

Staff Reporter of THE WALL STREET JOURNAL

WASHINGTON — Now that he's been elected to the U.S. Senate from New Hampshire, Gordon Humphrey thinks he'll go home as often as he can to get acquainted with party leaders and other residents of his recently adopted home state.

"I think it's an obligation," the earnest, 38-year-old New Right Republican says.

Mr. Humphrey is an upset winner's upset winner. Little more than a year ago, he was an Allegheny Airlines copilot who figured if he got the breaks he ought to move up to pilot in three or four years. But last Nov. 7, in the face of his own poll-taker's opinion that he didn't have a chance, he defeated Thomas McIntyre, the most popular Democratic politician in modern New Hampshire history.

## Leader of the Party

"It's unbelievable," says a prominent Republican who has lived in New Hampshire all of his life. "We've got a new Senator and a new leader of our party in the state—and we don't even know who he is."

Mr. Humphrey automatically becomes the party leader in New Hampshire because the state's Republican governor, Meldrim Thomson Jr., was upset on Nov. 7 by a Democrat, Hugh Gallen. Hardly anyone expected that to happen, either.

As the leader of the Republican Party in New Hampshire, Mr. Humphrey expects to have considerable influence in the party's presidential primary there in 1980. No one knows quite what to anticipate. And that is sending shivers of apprehension through national Republican leaders — and potential presidential candidates—from Tennessee to California.

In Washington, Mr. Humphrey is the Senator nobody knows. He says he is going to be the "toughest skinflint" the Senate has ever seen. He is going to concentrate on economic affairs "to save the free-enterprise system" and on military affairs to save the nation from its enemies. His allies, he says, will be the other New Right Senators, Orrin Hatch and Jake Garn of Utah and James McClure of Idaho.

It was just 4½ years ago that copilot



Humphrey was transferred by Allegheny Airlines from Washington to Boston. He packed a couple of suitcases and found an apartment in Amherst, in southern New Hampshire, an easy commute to Boston's Logan Airport. Eighteen months ago, he bought a house in Sunapee, N.H., farther north and west. But even in Sunapee folks still don't know Gordon Humphrey. "He's a stranger here," says Edward Decourcy, editor of the local weekly newspaper.

He won't be for long.

He's going to New Hampshire every weekend and every recess. Right now, he's looking for a small airplane to make the commuting easier. He says he can use the money the government allows him for round trips to pay for the airplane.

## Serious About Everything

He has bought a small house near the Capitol, no more than a 10-minute jog or a five-minute bicycle ride from his office. "I don't want to waste an extra minute commuting in Washington," he says.

Mr. Humphrey is serious about this. He is serious about everything. One of the reasons Mr. McIntyre, a 16-year Senate veteran, lost, Mr. Humphrey figures, is that he lost touch with the voters back home. One of Mr. Humphrey's most successful television commercials attacked Sen. McIntyre for selling his home in New Hampshire (though he still maintains an apartment there) and buying a condominium in Florida.

When he was a kid growing up in Connecticut, all Gordon Humphrey ever wanted to do was fly airplanes. When he was in high school, he learned to fly. Then he went off to college for a few semesters and dropped out. "I didn't enjoy college," he says. "I'm intelligent and I like to read a lot," so he took it upon himself to provide his own education.

One of his first jobs was with Eastern Airlines. He worked at night washing down the old Constellations and DC-7s. "I'd work as fast as I could go," he says. "And when I was finished I'd crawl into the cockpit and pretend I was a pilot."

He served a short hitch in the Army and then nailed down the kind of job he had wanted all his life—copilot, for Allegheny Airlines. Up until then he hadn't thought much about politics. But when he was flying Convairs and Fairchild's out of Washington to places like Elmira and Utica, N.Y., he began thinking about it a lot more.

"It was a gradual metamorphosis from liberal to conservative," he says. "I read about what was happening to Great Britain and I began worrying the same thing was happening to us." He became fascinated with economics and military affairs. "In the back of my mind," he says, "I always had an idea of going into public life some day."

## Stirred by Canal Issue

His initial political outing came in July 1977 when he walked in off the street and signed up with the local New Hampshire chapter of a New Right organization called the Conservative Caucus. It was the Panama Canal, and his belief that the U.S. ought to hang on to it, that prompted him to do it.

→ At Oakledge!  
now Mazzeo's  
house

Wall Street  
Journal

Jan 22, 1979

Even though Gov. Thomson was a member of the Conservative Caucus's Shadow Cabinet (as Secretary of State), affairs of the organization in New Hampshire were tangled. Mr. Humphrey came along at the right time: Within days, he was the caucus's state coordinator.

Howard Phillips—who tried but failed to dismantle the War on Poverty for President Nixon in 1973—is the founder of the caucus, working out of Richard Viguerie's direct-mail headquarters in Falls Church, Va. "Gordon Humphrey," Mr. Phillips says, "is the authentic article. He is an angry citizen who is alarmed by what is happening to his country and he intends to do something about it."

Mr. Humphrey likes to dwell on the morning he went to the federal building in Manchester to thrust petitions opposing the Panama Canal treaties at the state's two Democratic Senators, Mr. McIntyre and John Durkin. It was that day he met Patricia Green, editor of the Conservative Caucus's newsletter. She was clutching anti-treaty petitions too. Miss Green became Mr. Humphrey's most dependable adviser.

#### Pessimistic Pollster

In February 1978, they decided he would run for the Senate. Between them, they lent the campaign \$100,000. People told them it was hopeless. William Loeb, the acerbic publisher of the Manchester Union-Leader, told Mr. Humphrey he should be running for the state legislature, not the U.S. Senate. "It wasn't until August, weeks after I began my campaign, that he endorsed me," says Mr. Humphrey. "The result is, I don't owe him or the Union-Leader anything."

He hired Arthur Finkelstein, a poll-taker who works for conservative candidates. "Finkelstein took two polls for me," says Mr. Humphrey, "and each one of them indicated people in New Hampshire thought Tom McIntyre was a decent guy who was

doing a good job. He told us it was unlikely we could beat him."

In the middle of the campaign, Mr. Humphrey and Miss Green walked into the campaign headquarters and told startled aides they had been married on their lunch break. "We didn't even think they were interested in each other," says one of the aides.

Sen. McIntyre had been elected to the Senate and then reelected by trying to paint his opponents as right-wing Republicans. He tried the same tactic against Mr. Humphrey (who had easily won the Republican primary, thanks largely to the war chest built up by his and Miss Green's life savings).

"But I am not a radical," says Mr. Humphrey. "Furthermore, I am civil and I am reasonable. This time, it didn't work for Mr. McIntyre." Mr. Humphrey picked up 133,000 votes and surprised the veteran by a 6,000-vote edge.

Stories about how conservative Mr. Humphrey may be are the talk in Republican cir-

cles. An old Ronald Reagan supporter says he once heard Mr. Humphrey say that Republican Sen. Robert Dole of Kansas, generally thought to be a conservative with presidential ambitions, is "a socialist." Mr. Humphrey denies he has ever said any such thing.

"I've learned the hard way what a cynical business this is," Mr. Humphrey says. In the early days of his campaign, he remembers that hardly anyone would come to New Hampshire to help him. He says he is disappointed that Ronald Reagan couldn't find time to give him a hand.

But Rep. Philip Crane of Illinois, the first Republican to announce he is running for the 1980 presidential nomination, did come to New Hampshire. When the time is right, Mr. Humphrey says he will help his friend try to win the New Hampshire GOP primary because Philip Crane cared enough to come to New Hampshire when "we were all very lonely."

*The Oakledge Board of Trustees*  
*cordially invites you to celebrate a very special*  
*New Year's Eve Party*

*December 31, 1989*

*9:30 p.m.*

*Clubhouse*

*Black Tie Optional*

*R S V P 763-5055*

Excerpt from a letter from a leading local realtor

**WHITE and WHITE of New Hampshire**

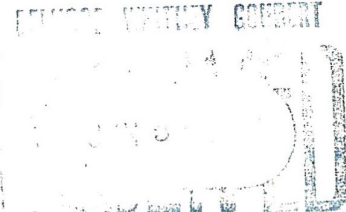
OFFICE - MAIN STREET  
NEW LONDON, NEW HAMPSHIRE 526-4090

REAL ESTATE

RESIDENCE - 1 SHAKER ROAD  
NEW LONDON, NEW HAMPSHIRE - 526-4884

June 3, 1969

Mr. and Mrs. Delnoce W. Goubert  
825 Madison Avenue  
New York, N. Y. 10021



Dear Ingrid and Noce:

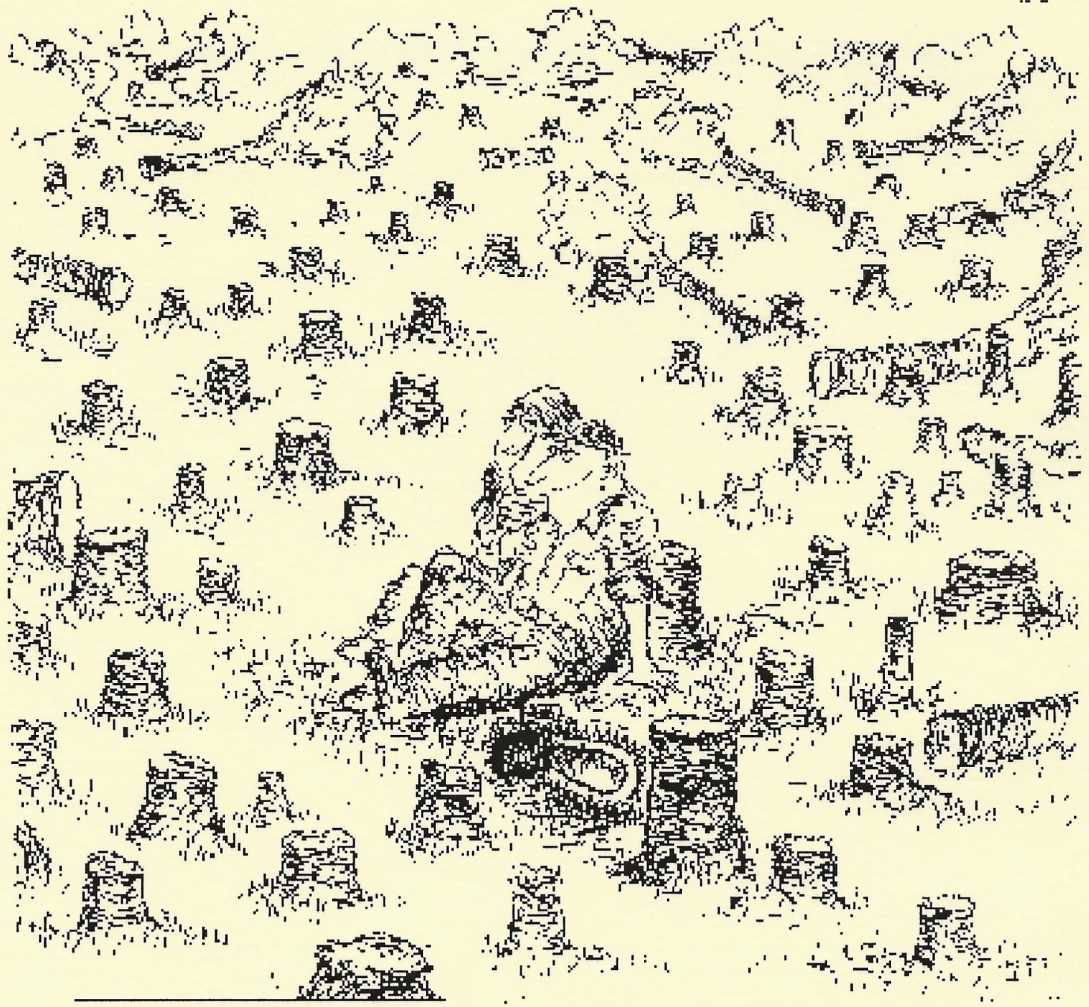
The White Family enjoyed visiting with you Sunday afternoon and appreciated your hospitality. When I got home I asked them what their reaction was and in the language of the times such comments were made as "really great" and "fantastic". I appreciated the opportunity of walking over some of the area and getting a feel for the location and physically seeing some of the sites that will be offered.

There is no question that you have a very choice piece of land for your project. In addition, the homes in both style and quality are far superior to any presently in the Lake Sunapee area. Further, I think you are right in your firm belief that our area is ready for such a sensitive parceling of a large tract. In summary, I agree with your concept and share your enthusiasm of what Oakledge will offer to sophisticated buyers.

Some of the thoughts on my mind are as follows. The first question is how to get the type of people in the Lake Sunapee area who will pay ten thousand dollars plus for a site, plus an additional forty thousand plus for a home and the amenities offered.

**Imagine that !**





Happy ?