

**Town of Goshen
Planning Board
Minutes of February 6, 2020
FINAL**

Planning Board members present (*quorum* = 3): Alicea Bursey (Chair), George Hebert (Vice-Chair), Fred Smith, Stephen Bursey, and Bruce Nadeau (Selectman, Ex-Officio)

Alternate (s): Karyn Berriault (non-voting)

Guest (s): Ernest Dennis, Wayne McCutcheon, Alan Greenhalgh and Corey Bevilacqua

Meeting called to order at 6:59 p.m.

Annexation (Porter/Mitchell)

The thirty day objection period has ended. No concerns or comments have been brought before the board. The mylar is on file and the annexation is considered complete.

Subdivision Request (Knowlton)

No action has been made from the Knowlton's to complete the requisite items for the conditional approval. This subdivision request remains approved pending completion of requested items. No additional actions were made from the board.

Review of Minutes

The board reviewed the minutes of January 16, 2020.

Fred Smith motioned to accept the minutes of January 16, 2020 "as is"; Stephen Bursey seconded the motion. All were in favor.

Brook Road Inn Update (Ernest Dennis)

Ernest Dennis presented the board with an update of renovations at the Brook Road Inn. Several projects have been completed including, two new bathrooms, new heating and cooling systems in each guest room. The septic system is being redesigned/updated (no ground work has occurred to date) and the front windows will be part of an upcoming renovation. Mr. Dennis assured the board that rumors regarding food being made in the kitchen and septic issues were indeed false. Mr. Dennis will continue to bring updates to the board when available. No further questions or concerns were made.

Edina Subdivision (Wayne McCutcheon)

Wayne McCutcheon presented potential subdivision plans for a piece of property on Brickyard Road (Tax Map 207). This was an informal discussion of the subdivision, however, the board reviewed the plans and did not see any problems with them. The application is expected to be submitted the week of 2/10/2020.

Subdivision (Corey Bevilacqua)

Corey Bevilacqua presented an email from Eric Peabody (surveyor) regarding waivers he is seeking in regards to a subdivision on Mill Village Road South (Route 10).

Bruce Nadeau made a motion to waive the Subdivision Grading and Drainage Plan as found in the Subdivision Regulations section 4.09B, however, this is not a waiver to avoid state requirements or to avoid final plat requirements, these will still need to be submitted. Stephen Bursey seconded the motion. All were in favor; motion approved.

Bruce Nadeau made a motion to waive the town requirement of producing information in compliance with regulation 4.10A (regarding perimeter survey), however, this is not a waiver to not produce state requirements, these will still need to be submitted. Fred Smith seconded the motion. All were in favor; motion approved.

Bruce Nadeau made a motion to waive Minor Subdivision Requirements in section 4.10A (perimeter survey) and 4.10B (proposed and existing contours, storm drainage, drainage analysis map and watershed computations) of the Subdivision Regulations however, this is not a waiver to avoid state requirements or to avoid final plat requirements, these will still need to be submitted. Fred Smith seconded the motion. All were in favor; motion approved.

The board did not approve a waiver for compliance of 4.14C (regarding minimum road frontage). The board suggested alternate plans that Mr. Bevilacqua can complete that will still meet regulation standards. No further actions were made.

Capital Improvement Plan

The board reviewed the Fire Department, Police Department, Library Association, Highway Agent, Cemetery Commission, and Conservation Commissions Capital Improvement Plan requests. They voted and ranked the requests as presented by each department. No further actions were made.

Member Discussion

Additional alternate members are still needed for the Planning Board, this topic will remain a standing agenda item until filled. Anyone interested in becoming an alternate member of the Planning Board should stop by any of the Planning Board meetings at the first or third Thursday of the month at 7pm in the Goshen Town Hall.

Other Business

- The next meeting will be the third Thursday of the month – February 20, 2020.

Standing items

- Capital Improvement Plan
- Edina Subdivision (Wayne McCutcheon)
- Regulation Discussion (Based on Housing Crisis Article)
- Subdivision (Bevilacqua) - Standing Item
- Member Discussion - Standing Item

Bruce Nadeau motioned to adjourn the meeting; Fred Smith seconded the motion, all were in favor.

Meeting adjourned at 8:14p.m.

Respectfully Submitted,
Melissa Salinardi
Recording Secretary