

**Town of Goshen  
Planning Board  
Minutes of July 16, 2020  
FINAL**

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

Guest (s): Alan Greehalgh, Cory Bevilacqua, Kevin Bevilacqua, Tracey Bevilacqua, Michelle Bergeron, Brianne Bevilacqua, John Hooper, Derek Tremblay, Shaun Carroll, Jr.

**Meeting called to order at 6:58 p.m.**

**Subdivision (Bevilacqua)**

The final map/plat was submitted by Cory Bevilacqua for his subdivision on Mill Village Road South (Route 10). The board reviewed the plat and found no issues. All changes that were previously suggested by the board were made. The board had no further comments or concerns.

*Bruce Nadeau motioned to accept the subdivision application as complete. Fred Smith seconded the motion. All were in favor.*

*Bruce Nadeau motioned to approve Mr. Cory Bevilacqua's subdivision request 'as is'. George Hebert seconded the motion. All were in favor.*

Chair Bursey reminded Cory Bevilacqua that there is a thirty (30) day appeal period where abutters may voice their concern. After the 30 day period, the subdivision will be complete. Additionally, Mr. Cory Bevilacqua was reminded that he must file his copy of the signed mylar with the registry of deeds for the subdivision to be officially recorded.

The board signed the mylar. A check was submitted to the town office previously for the \$150.00 application fee. An additional check (#288) for the remaining balance of \$74.69 was submitted during the meeting. All fees have been submitted in full. No further actions were made.

**Edina Subdivision (Wayne McCutcheon)**

The board was prepared to review the final map/plat of the Edina subdivision, however, the material needed was not available to them. No actions were made at this time.

*Bruce Nadeau motioned that the Edina Subdivision remain in continuance until all proper paperwork is accounted for. Fred Smith seconded the motion. All were in favor.*

The Edina Subdivision will remain in continuance until the August 20, 2020 meeting.

**Annexation/Lot Line Adjustment (John Hooper)**

John Hooper approached the board with questions regarding a potential annexation/lot line adjustment on his property on Rand Pond Road. He is looking to add road frontage and land to build a garage on and to meet setback requirements. He is coming before the board to explore his options in this endeavor and to determine his next steps. Mr. Nadeau alerted Mr. Hooper to a pending issue with an abutter and their septic setup. Mr.

Nadeau discussed possible future septic issues. Chair Bursey recommended that Mr. Hooper get in touch with the health officer, Bruce Nadeau, regarding this issue. Other than the potential septic issue, which is not directly a Planning Board matter, the board did not see any problems with a potential annexation/lot line adjustment. No further actions were made at this time.

### **Review of Minutes**

The board reviewed the minutes of July 02, 2020.

*Bruce Nadeau motioned to accept the minutes of July 02, 2020 “as is”; Stephen Bursey seconded the motion. All were in favor.*

### **Member Discussion (ongoing)**

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.

### **Joint Meeting**

The Planning Board will have a joint meeting with the Zoning Board on August 6, 2020 at 7:00pm to discuss the issue of the lack of high-speed internet. A Consolidated Communications representative will be present to answer questions and concerns that residents may have.

**Note:** Due to COVID-19, members of the public will be required to comply with social distancing guidelines (remain six (6) feet apart) and mask requirements. To maintain social distancing this meeting will be offered in two sessions on the same day. The first presentation will begin at 7pm and end at 7:30pm, the second session will begin at 7:40pm and end at 8:10pm. The second session will only be offered in the event the first session reaches building capacity.

### **Davis Pit**

Mr. Shaun Carroll, Jr. joined the meeting at 7:25pm and discussed concerns regarding additional traffic in the Davis Pit. Mr. Carroll, Jr. explained that he had received a call regarding the pit gate being open after hours. Upon investigating, Mr. Carroll found that non-Carroll personnel were staging equipment and driving through the pit and had left the pit gate open.

With the closure of Coon Brook Road in the summer of 2018 (see July 5, 2018 minutes), Mr. Carroll, Jr. had allowed Mr. Bruce Nadeau drive-thru access by way of the Davis Pit, which as a land-owner was in his rights to do.

Mr. Carroll, Jr. reviewed the conditions of the permit with the board. The board discussed if hauling/vehicle traffic was occurring out of the Davis Pit in excess of permitted allowances with the additional vehicles; this has not occurred. Additionally, logging traffic was discussed but it was determined that this is occurring in the area and not in the Davis Pit. No permit issues were found.

With the opening of the Coon Brook Road bridge and as of this meeting, Mr. Bruce nadeau will no longer be using the Davis Pit as a drive-thru or otherwise.

The board thanked Mr. Carroll, Jr. for being transparent and open with the board. George Hebert remarked that complaints from the public should be directed to the board and that Mr. Carroll, Jr. should feel free to send them

in that direction. The board has no further questions or concerns. No public comments were made.

This was an informative agenda item, no vote was taken.

### **Other Business**

- The next meeting will be the first Thursday of the month – August 6, 2020. The will be a joint meeting with the Zoning Board. No other agenda items will be addressed.
- **The Hersey Property/Pit:** Chair Bursey mentioned to the board the expired Hersey pit permit and asked the members whether action needed to be taken. Some discussion was had and the board decided that it is possible the pit is in operation on the Goshen side in which case a permit would be needed. Chair Bursey will research pit activity and reach out to the Hersey's for more information.
- **Capital Improvement Plan:** No discussion was had on the Capital Improvement Plan. The discussion will continue at a future meeting.

### **Standing items**

- Capital Improvement Plan
- Edina Subdivision (Wayne McCutcheon) - In continuance until August 20, 2020
- Subdivision (Bevilacqua) - In the 30-day appeal period
- Annexation (John Hooper)
- Library Project
- Regulation Discussion (Based on Housing Crisis Article) - Pending
- Member Discussion - Standing Item

***Bruce Nadeau motioned to adjourn the meeting; George Hebert seconded the motion, all were in favor.***

**Meeting adjourned at 7:42p.m.**

Respectfully Submitted,

Melissa Salinardi  
Recording Secretary