

**Zoning Board  
Goshen, NH  
Minutes of November 11, 2020**

**Attendance** (*quorum* = 3): Alicea Bursey (Chair), Ray Porter (Vice-Chair), Judy Dunn, and Ron Parenteau

Guest (s): Dianne Craig

Meeting called to order at 7:00pm

**Review of Joint Meeting Minutes from September 17, 2020**

Ray Porter suggested a change to the minutes. Under Annexation/Merger (John Hooper) paragraph, the words 'to build in the right-of-way' should be changed to, "to reduce the setback from the right-of-way". The sentence will now read, "The board noted that other homes in the immediate area have received exceptions/variances to reduce the setback from the right-of-way and the plans are in line with character of the neighborhood as well as in the spirit and the practices of local regulation." The board agreed with the change.

***Ron Parenteau motioned to accept the joint meeting minutes from September 17, 2020 'as amended'. Judy Dunn seconded the motion. All were in favor, minutes approved.***

It should be noted the board inadvertently re-reviewed and approved the minutes of September 9, 2020 at the meeting on October 14, 2020 rather than the minutes of September 17, 2020.

**Review of Minutes from October 14, 2020**

Ray Porter suggested a change to the minutes. Under Library Project paragraph two, the words "and hence could not request special exception/variance," should be omitted. The sentence will now read, "Some discussion was had regarding non-conforming lots and it was determined that the Library would not meet the standards of the nonconforming lot." The board agreed with the change.

***Judy Dunn motioned to accept the meeting minutes from October 14, 2020 'as amended'. Ron Parenteau seconded the motion. All were in favor, minutes approved.***

**Review of Minutes from October 21, 2020**

***Ron Parenteau motioned to accept the minutes from October 21, 2020 'as is'. Ray Porter seconded the motion. All were in favor, minutes approved.***

**Mount Sunapee Expansion Program**

Chair Bursey made mention that Mount Sunapee has added the West Bowl to their Master Plan which will be reviewed by the State Executive Council. No timeline is currently available. Any expansion is still subject to state and local regulations. The board will continue to monitor for developments.

**High Speed Internet Discussion**

Selectman representative, Dianne Craig worked with the Zoning Board to finalize the Request for Proposal for an upgrade to broadband internet for the town.

The board reviewed insurance information that was received by Chair Bursey from NH Primex. The board discussed the language and choose to add in the language provided by the NH Primex legal counsel. After receiving some feedback from other Towns, the board discussed having a communications district which at this time Goshen does not have. The timeline of creating this district and bringing it into town regulations/ordinances properly is not possible before the end of the calendar year. The board will take up this topic in the new year and if so deemed, begin the process of updating town regulations and ordinances.

The board discussed some of the towns that have responded to Chair Bursey's email about our plans for broadband. Additionally, they discussed providers that were notified and have or have not yet responded to the RFI that was sent out by the Board of Selectman.

The board continued editing the Request for Proposal (RFP) regarding broadband internet. The board made final edits to the document and agreed that it was finished and can now be sent to the Board of Selectman for final review, possible legal review, and to be distributed among the providers. No further actions were made.

### **Membership Discussion - Update**

Additional alternates are still needed for the Zoning Board of Adjustments. If anyone is interested in becoming a member, please stop by a meeting on the second Wednesday of any month. This will remain a standing item until filled.

### **Other Business**

- **Home Occupation Business Inquiry:** Chair Bursey brought to the board's attention an inquiry she received from a family looking to have a home occupation business located on Washington Road. The family seeks to be a short-term (10-14 day) home for Boxer puppies while they wait for their adoption. The business is and would remain USDA certified, and the family would only host one litter of puppies at a time (up to approximately eleven puppies at once). The board discussed whether this business would be classified as a home occupation business or should be classified as an agricultural business. After reading through the regulations and definitions of an agricultural business, the board agreed that according to the specifications provided by the family (see attached email), the business could be considered a home business and not an agricultural business. Chair Bursey will respond to the family with the board's opinion. No further actions were taken.
- **Budget:** Chair Bursey reviewed the budget and discussed proposed changes. She is proposing that mailing material fees be added to the budget in the amount of five-hundred dollars (\$500.00) to cover any mailings that will need to be sent out in 2021 especially addressing potential workflow that may arise now that Mount Sunapee is discussing the West Bowl. It was noted that this is very early in the process and no communications from Mount Sunapee to the Zoning Board have occurred. The final suggested budget for the Zoning Board is one thousand five hundred and fifty dollars (\$1,550.00).
- The next regular meeting will be the second Wednesday of December - December 9, 2020.

### **Standing Items:**

- Regulation Discussion - high density dwellings (pending until all members are present)
- Member Discussion - seeking alternates and full-time members (ongoing)

***Ron Parenteau made a motion to adjourn. Judy Dunn seconded the motion. All were in favor; meeting adjourned at 8:36pm.***

Respectfully Submitted,  
Melissa Salinardi  
Recording Secretary

DRAFT



A Bursey &lt;[REDACTED]&gt;

**Re: [REDACTED] Washington Road Goshen, NH**

1 message

A Bursey &lt;[REDACTED]&gt;

Fri, Nov 13, 2020 at 12:08 PM

To: [REDACTED]

Cc: Alicea Bursey [REDACTED] &gt;, Melissa Salinardi [REDACTED] &gt;

Hello Tina,

The Zoning Board met this past Wednesday (11/11/2020) and discussed your question with regard to the home occupation of Boxer puppies. The minutes of this meeting will be available on the Goshen Town website early next week.

Based on the information that you confirmed in my previous email and the following additional information you shared by phone:

- 1) There will be no greater than one (1) litter at a time or approximately 11 boxer puppies in the home.
- 2) All veterinary requirements will be outsourced to an offsite veterinarian or veterinary facility.

The board, through discussion, and not an official vote, feels that your business as described qualifies as a home occupation business.

If there are any changes to your plans at any time, the board asks that you connect with them to ensure you remain compliant with local regulations and ordinances.

As reminder this email does not represent a vote of the board, rather their discussion surrounding the information you provided. Additionally, this email does not represent the binding opinion or official ruling of any other regulatory board in the town of Goshen.

Rulings and official opinions are obtained through a board meeting and where necessary a public hearing. We are happy to organize these for you should the need arise, and you can meet with any of our boards during their regularly scheduled meetings by emailing myself or the board Secretary (cc'ed) to be added to the agenda.

Please feel free to reach out to the board to be added to an agenda or discuss questions and concerns at any time.

Regards,  
Alicea Bursey

On Wed, Nov 11, 2020 at 4:01 PM <[REDACTED]> wrote:

That all sounds great, please let us know how it goes. Thank you so much

Sent from my iPhone

On Nov 4, 2020, at 12:17 PM, A Bursey <[REDACTED]> wrote:

Hello Tina,

I'm following up on our phone conversation yesterday and today regarding the home at [REDACTED] Washington Road Goshen, NH and regulations regarding running a business out of the home.

You are looking to run a business of selling Boxer puppies out of home located at the above address. There is no intent to carry out breeding activities at the site, only husbandry activities associated with the puppies staying in your home for 10-14 days. There is no intent to have staff other than yourself and husband carry out the business, there would be no alteration to the exterior of the home to accommodate the business, and the business would be clearly secondary to living in the home.

The business would involve husbandry of the puppies as noted above, selling of puppies/litters, and facilitating sales and pick ups for puppies that have not been bred on the property. You noted that you are also currently a USDA certified breeder/seller and intend to continue and maintain the requirements surrounding that certification.

Attached to this email are the full regulations of the Town. I've taken the liberty of highlighting several key sections. I encourage you to read them in addition to this email to make sure no aspect of your inquiry is left unaddressed. Also, please note that this emailing does not represent the binding opinion or official ruling of any regulatory board in the town of Goshen.

Rulings and official opinions are obtained through a board meeting and where necessary a public hearing. We are happy to organize these for you, and you can meet with any of our boards during their regularly scheduled meetings by emailing myself or the board Secretary (cc'ed) to be added to the agenda. As we discussed today, I'll bring this item to the Zoning Board at their meeting on 11/11 for their opinion as to whether this should be treated as a Home Occupation or if it falls under the Agricultural provisioning.

Additionally, you may wish to contact the Select Board or Code Enforcement Officer regarding a Certificate of Occupancy (page 10, section B.2) for the property. I'm not sure if this will apply to the home (it may not) but Bruce Nadeau can speak best to this need. You can reach the Select Board/Code Enforcement Officer by emailing the Select Board Secretary at [Selectmen@goshennh.org](mailto:Selectmen@goshennh.org)

If you have any questions in the meantime, please do not hesitate to reach out. And if any of the above conditions regarding your intent for the property are incorrect, please let me know before 11/11.

Cheers,  
Alicia

<Centeno-Zoning and building ordinances-Goshen 2020.pdf>