

Notes on Rand Pond Beach

Goshen Board of Selectman's Meeting

- Information on the access road can be found at the Registry of Deeds, Book 5, page 334. State #W-7366. November 5, 1964

A Brief Timeline of the Town Beach area:

- 10/6/1972 - Floyd & Hilda Dubois had property surveyed by Gline & Hunter Associates
- 10/17/1994 - Grant application for Land and Water Conservation Fund (LWCF) grant of \$25,000. 6-9-1995 was awarded grant.
- 3/15/1995 - Letter from Select Board Chair Ruth LeClair inform DRED saying that Rand Pond Beach article passed at town meeting
- 11/27/1995 - Warranty Deed states "Subject to such non-exclusive rights-of-way and rights of access of others as appear on record and as have continued to be in force to the present time. Further subject to an applicable public utility easement rights of record."
- 9/26/1996 - In a letter to Bill Carpenter of Fish & Game, the Conservation Commission states "the Goshen Selectmen and Conservation Commission are currently clearing the area nearest the pond to create a beach and picnic area."
- 4/26/1999 - Abutters William & Virginia Horn signed a letter to the Conservation Commission stating "We give our permission for the Goshen Conservation Commission to construct a boardwalk within 20 feet of our lot line, in other words, you have permission to waive the lot line setback for the purpose of constructing a boardwalk to the new town beach at Rand Pond."
- 8/18/2000 - Conservation Commission sent a letter to Rep John Tuthill regarding the LWCF Grant, stating "The beach area already existed but was separated from an access road and parking by a small stream and the remains of a foundation from a former snack-shack bar."
- 10/5/2020 - Town of Goshen was approved a Wetland Permit (10/5/2005 expiration date) to "construct wooden boardwalk 50 long by 5 feet wide, supported on pilings to provide access to the existing public beach."

Monday, September 27, 2021

- Boardwalk was eventually dropped after years of headaches with DES over wetland issues.

In looking at the Map from 1972, the stonewall on Dubois Road, abutting the Spencer property (formerly Horn property) is located on Town land. If you take that map and compass, line up with the pin in the stone wall, the property line clearly is seen to jet down to the water, through a very small part of the Spencers back lawn.

When the property was cleared out (July 2020) a small portion of underwood was cut on the Spencer property. The size of the land cut is approximately 12' X 12.5' X 5'. This is approximately 30 square feet. (RSA 227-J:8).

Upon inspection 9/27/21, it appears unauthorized work has been done on Town property, including placement of crushed stone, creating a walk way through the Town's stone wall. It is unclear if the stone wall itself has been tampered with (RSA 427:6) , or if that path has been there, unnoticed prior to the recent clean up on Town property.