

**Zoning Board
Goshen, NH
Minutes of December 14, 2022
Goshen Town Hall**

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

Guest (s): Tom Dombroski

Meeting called to order at 7:00 pm.

Minute Review

Ray Porter suggested a change to the last few lines in the paragraph labeled Budget on page two. Mr. Porter suggested the following wording replace the last two sentences, “The Board discussed the Town’s budget shortfall and spoke about delaying any expenditures where possible.” The board agreed with the wording change.

Ray Porter motioned to accept the meeting minutes from November 9, 2022 ‘as amended’.
Judy Martz seconded the motion. All were in favor, minutes approved.

Variance or Special Exception Request:

Tom Dombroski, representing John and Erica Caron, approached the Board to discuss the potential of a variance or special exception at the Caron’s property at 163 East Mummery Road. He brought preliminary plats and explained that the Caron’s would like to move an existing structure (small bunkhouse) which would be converted to a shed. They would also like to build a small two-bedroom cabin.

The Board reviewed the plats, and it was noted that the lot was a grandfathered as non-conforming lot, however, after discussion the Board determined that the following items would need to be addressed by the owners/applicants in order to move forward with the proposed project:

1. Waiver of municipal liability for building on a discontinued, right-of-way, class VI, or private road.
2. The waiver to build on the discontinued, right-of-way, class VI, or private roadway needs to be recorded in the deed prior to any vote and needs approval by the Board of Selectmen.
3. Variance on the front setback to 24ft (no variance or special exception is need on the side setbacks).
4. Special Exception for the rear setback, which is the deck to property line.
5. The shed will be placed in an area that will not require any variances or special exceptions.

6. Variance for the front setback will first be brought to the NHMA for a question regarding whether the road is considered private, highway, right-of-way, etc. and whether the variance can be reduced down to 24ft which is below the town regulation.

The recording secretary will email Mr. Dombroski a copy of the Class VI highway waiver for submission to the Board of Selectmen. The Board also suggested that the Road Agent and Planning Board chair be made aware that a driveway permit will be submitted for this project. Chair Bursey will reach out to the NHMA for further clarification. Mr. Dombroski has been added to the January 11th meeting to discuss any updates that have been received. The Board had no further questions or concerns.

Member Discussion – Update

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

Other Business

- **County Commissioners Report:** The Board reviewed the County Commissioners report that was provided to the Board of Selectmen during their Monday meeting. The Zoning Board had no questions or concerns.
- **Annual Report:** Chair Bursey stated that she prepared the annual report and the Board was comfortable with having her send the draft to the Board of Selectmen.
- **Performance Review for Secretary:** The goal of the review is to evaluate, retain, and determine raises. Ray Porter submitted his review. The remaining Board members will work towards submitting their review at a later time.
- **Broadband Feedback:** No new updates to report.
- **Transfer Station:** Judy Martz discussed that there might be more ways for the transfer station to make money. She is going to go forward and do some research and will report back to the Board with her findings.
- The next regular meeting will be the second Wednesday of January – January 11, 2023.

Standing Items:

- Transfer Station
- The Board would like to review the areas where septic design guidelines are posted.
- Broadband Internet Update
- Bike Path Discussion – Pending
- Member Discussion – seeking alternates and full-time members (Ongoing)
- *Budgets will be due 12/1/2023*

- *Annual report is due 12/1/2023*

Ray Porter made a motion to adjourn. Judy Martz seconded the motion. All were in favor; motion carried.

The meeting adjourned at 8:26 pm.

Respectfully Submitted,
Melissa Salinardi
Recording Secretary

DRAFT