

**Zoning Board
Goshen, NH
Minutes of April 8, 2026
Goshen Town Hall
FINAL**

Attendance (*quorum* = 3): Judy Martz (Chair), Carol Scott, Chip Bohon, Bob Bell, and Bruce Nadeau

Guest (s): Dan Scott, John Hooper, Wyatt Rysewyk

Meeting called to order at 7:00 p.m.

Election of Officers

Bob Bell made a motion to elect Judy Martz as Chair of the Zoning Board of Adjustments. Chip Bohon seconded the motion. All were in favor; motion carried, 5-0. Judy Martz will be the Chair of the Zoning Board of Adjustments.

Judy Martz made a motion to elect Bob Bell as the Vice-Chair of the Zoning Board of Adjustments. Carol Scott seconded the motion. All were in favor; motion carried, 5-0. Bob Bell will be the Vice-Chair of the Zoning Board of Adjustments.

Introduction of New Building Code Enforcement Officer

The Board welcomed and was introduced to Daniel Scott, the newly appointed, Building Code Enforcement Officer. He shared his previous work experience and credentials. He stated that he has also been appointed as the Town's Emergency Management Director and the Health Officer. He asked the Board if they have any Town concerns that they would like to see addressed. Some property concerns were mentioned and Mr. Scott noted that most of the concerns that were mentioned are being handled or will be addressed. The Board thanked Mr. Scott for his willingness to serve the Town.

Meeting Minute Review (3/11/26)

Judy Martz motioned to accept the meeting minutes from March 11, 2026 'as is'. Carol Scott seconded the motion. All were in favor-yes; minutes approved, 4-0. Bruce Nadeau abstained.

Member Discussion

Additional alternate members are still needed for the Zoning Board; this topic will remain a standing agenda item until filled. Anyone interested in becoming an alternate member of the Zoning Board should stop by any of the Zoning Board meetings at the second Wednesday of the month at 7pm in the Goshen Town Hall.

Due to a lack of members at the Planning Board, the Zoning Board discussed RSA 673:7 that a land use board member may sit on multiple boards if desired. It had been suggested that a Zoning Board member join the Planning Board. The Zoning Board discussed this idea. Bob Bell may be interested in taking on the position of both a Planning Board member and a Zoning Board member. He will make his decision and let the Boards know.

Other Business

- **Preliminary Special Exception Review:** Mr. John Hooper, owner of 190 Rand Pond Road (Tax Map 209, Lot 63), proposed the construction of a new garage on his property. The proposal may require a special exception, as the planned setbacks do not meet minimum regulatory requirements.

The Board discussed whether a driveway permit had been obtained from the Town. Mr. Hooper confirmed that a permit had been submitted and approved in the fall of 2025. The Board reviewed the driveway permit and property map, raising concerns about the front and side setbacks. Additional discussion on drainage issues and the right-of-way located on the property occurred.

Bruce Nadeau inquired about existing trees and whether any timber removal would be necessary for the project. Mr. Hooper stated that only the necessary trees located in the construction zone would be removed.

The Board agreed that the Town's Road Agent should review the proposal to determine whether the garage placement could interfere with road plowing operations. The Board requested input from the Road Agent before proceeding further.

The Board also asked whether Mr. Hooper intended to remove the right-of-way from the deed. Mr. Hooper indicated that he does plan to do so. The Board agreed that removing the right-of-way would be in his best interest and recommended that it be addressed as soon as possible. Further discussion will take place after consultation with the Road Agent.

- **Preliminary Special Exception:** Wyatt Rysewyk, representing Peter Brigham of 2407 Brook Road, presented a plan for renovations to the existing structure and asked the Board to determine if a Special Exception was needed. After reviewing the documents provided, the Board did not have any concerns and did not think that a special exception would be needed for the proposed plans. They recommended that Mr. Rysewyk discuss the renovations with the Building Code Enforcement Officer. No further discussion was had.
- **Subdivision Variance on Non-Conforming Lots:** The Board discussed a resident query proposing a subdivision on a 2-acre non-conforming lot. Although, according to the Zoning Building Ordinances, the Zoning Board could grant a variance for such a request, as long as the variance criteria were met, the Board agreed that the property owner should first reach out to an engineer to discuss proper well and septic placement, driveway access, and various other requirements of a subdivision. They also agreed that the area in question would be very difficult to subdivide; however, without proper engineer input, the Board would not agree to move forward.
- **Upcoming Meetings:** The next regular meeting will be the second Wednesday of May – May 13, 2026.

Standing Items:

- Septic Design Guidelines - Pending
- Member Discussion – seeking alternates and full-time members - ongoing
- *Budgets will be due 12/1/2026*
- *Annual report is due 1/1/2027*

Judy Martz made a motion to adjourn. Bruce Nadeau seconded the motion. All were in favor-yes; motion carried, 5-0.

The meeting adjourned at 8:14 pm.

Respectfully Submitted,
Zoning Board
Goshen, NH

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Melissa Salinardi
Recording Secretary