

**NEWRY PLANNING BOARD  
MINUTES OF SPECIAL BOARD MEETING  
Wednesday, November 13, 2024  
Town of Bethel Fire Station, Mill Hill Rd.**

**Members Present:** Ted Baker (Board Chair), Bruce Pierce (Board Vice Chair), John (aka Gootsch) Gauthier (Board Secretary), Meredith Harrop (Alternate), Rob Kates (alternate)

**Members Late:** None

**Staff Present:** Joelle Corey (Code Enforcement Officer)

**Members & Staff Absent:** Becky Bean (Recording Secretary)

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This special meeting of the Newry Planning Board was a joint meeting with the Town of Bethel, Maine Planning Board. The meeting coincided with the Bethel Planning Board regularly scheduled meeting. Full discussion on the topic of this special meeting as well as the business conducted by the Bethel Planning Board at their regularly scheduled meeting is available by contacting the Bethel Town Office.

**Business:**

The Bethel Chair called the meeting to order at 6:00PM.

The joint Boards reviewed and discussed the existing agreement to waive joint planning board meeting dealing with Locke Summit Estates Subdivisions amendments dated February 19, 2014 (copy attached). The Newry Chair provided some background on the subdivision's history and the previous agreements between the Boards to waive joint meeting unless predefined special circumstances were met.

The Boards noted that title and development rights to the subdivision recently transferred to a new subdivider and there was the potential of future applications to amend the existing final plans. Also noted was that this is a phased subdivision and prior to starting work on phase two, which lies entirely within the Town of Newry, the subdivider would have to come before the Newry Planning Board to address requirements in Newry's Unified Development Review Ordinance such as life safety and fire suppression requirements as well as satisfying required performance guarantees.

Both Boards agreed on the essence of the 2014 agreement but thought it would be best to refresh the agreement and have current members of both Boards sign the refreshed agreement. The Newry Chair offered to draft a refreshed version of the agreement and forward it to both Boards for review and signature.

There were no motions or votes to record during the special meeting.

The joint meeting concluded at approximately 6:30PM at which time the Newry Board members excused themselves and the Bethel Board continued with their regular meeting.