

**PLANNING BOARD TOWN OF KEENE
MONTHLY MINUTES**

Date: January 13, 2026

Kind: Regular Planning Board Meeting

Place: Keene Town Hall

Board Present: Brian Crawl, Linda LaBarge, Linda Deyo, Larry House, Keith Wadsworth, Ron Hall & Bob Hickey

Board Absent:

Others Present: Dusan Janak & Joe Pete Wilson

Pledge of Allegiance

Call to Order: Brian Crawl called the meeting to order at 9:00 am

Approval of Minutes:

A motion was made by Ron Hall and 2nd by Keith Wadsworth to approve the minutes of the Planning Board Meeting December 10, 2025 - **CARRIED**

A motion was made by Brian Crawl and 2nd by Linda Deyo to welcome Bob Hickey to the Planning Board - **All In favor**

NEW BUSINESS

**K-26-01 JANAK, DUSAN
ROOSTER COMB INN, 3 MARKET STREET
KEENE VALLEY, NY 12942
TAX# 62.59-4.7.100**

Mr. Janak presented an application today for a fence that has already been built. Mr. Janak has already paid an application fee to the previous code enforcement officer for a building permit. However, was never given the permit. Mr. Janak will be staining the fence in the summer of 2026. Motion to approve by Ron Hall and 2nd by Linda Deyo – **CARRIED**

**K-25-39 BERGH, COLTER – 2 STORY GARAGE W/APT
1039 HURRICANE ROAD, KEENE, NY 12942
44.4-2-12.000**

Application and check received; file was reviewed by the Planning Board.

NEED:

- 1. Site Map**
- 2. Stake out site**
- 3. APA Letter**

DISCUSSION – Board made decision to table

01/12/26 - Discussion to have Gordon reach out due to no response from letter sent in December 2025.

1/12/26 – Tina Preston called Colter Bergh he did not receive letter it was sent to Keene, NY address. Mr. Bergh stated as for staking out it is already built. He will send me the plans and I emailed him the form the APA Letter.

**K-25-32 OUTERBRIDGE, ANDREW - SFD
302 STYLES BROOK ROAD, KEENE, NY 12942
TAX# 36.2-1-000**

Andrew presented today with his application and full set of plans. Andrew explained he has APA approval in 2012 and was told by APA that a 2nd unit cannot be put on the property in the future. Overall size of the residence with garage will be 4800 sq. ft. Home is currently staked out a site visit. Septic plans are in the process. – **PENDING**

12/10/25 – Reviewed file still need

NEED

- 1. Septic Plans**
- 2. Full Size Map**

OLD BUSINESS

**K-25-35 CUMMINGS, RAY – SFD
UPLAND MEADOWS ROAD, KEENE, NY 12942
Tax# 36.2.6.300**

Ray presented with no utilities, electricity or cell. Ray needed a Local Government

Form from Planning Board. They are applying for one dwelling at this time and all Solar.

NEED: 1. Site Visit

2. APA Letter

DISCUSSION: Board agreed to table till November meeting– PENDING – 5 YES

UPDATED 11/12/25 – Site Visit has been completed

UPDATED 01/13/26 – APA Letter Received Motion to approve by Brian Crowl 2nd by Linda LaBarge - **CARRIED**

CORRESPONDENCE: NONE

Adjournment: Ron Hall made motion to adjourn 2nd by Brian Crowl all in favor - **CARRIED –**

The meeting was adjourned at 9:22 am. Respectfully submitted by,
Tina L. Terry Preston

Next meeting – Tuesday February 10, 2026 @ Keene Town Hall