

Town of Middlefield Planning Board  
Minutes of the regular meeting, June 7, 2018

Present: R. deRosa, M. Karl, R. Kortick, J. Nemeec, S. Waller  
Also: Neal Newman (ZEO), B. Tabor

Meeting called to order at 7:06 PM

Minutes of the May 3, 2018 Minutes read and approved. All in favor.

1. Motion to accept the amended April 5, 2018 minutes. The PB did in fact approve Henry Weil's proposed lot line adjustment. The motion to approve was made by B. Ralston, 2<sup>nd</sup>. by S. Waller. A motion was then made to approve the amended minutes that reflect the action taken with respect to the Weil lot line adjustment. Motion to approve by j. Nemeec, 2<sup>nd</sup>. R. deRosa. All in favor.
2. The May 3, 2018 Minutes include the county definition of a B&B/Tourist Home. According to ZEO N. Newman, this is not an updated version. Discussion ensued as to how we might proceed. We can write our own definition of a Tourist Home. Board members agreed to research definitions of a tourist home used by other towns and villages, which will be discussed at the next meeting. All agreed that there should be consistency across the county.
3. Andy Baugnet of 281 Skillen Road, Middlefield appeared with a map of his proposed simple division of his 55 acre property on Skillen road into two parcels, one approx. 9 acres, the other approx. 46 acres. The larger parcel will have the required 200 feet of road frontage. Mr. Baugnet will now proceed with a formal proposal and return to the board when he has made his final decision.
4. Some discussion ensued with respect to the definition of a junkyard. Member Ralston agreed to research junkyard definition and report to the board at the July 2018 meeting.
5. Member deRosa suggested that the efficiency of our meetings might be enhanced by requiring an agenda for board meetings. He indicated that from time to time there are proposals of sufficient complication to warrant some thought before a proposal is put before the board for consideration. It would help if supporting materials were provided to the board in advance. ZEO Newman and member deRosa will work together to come up with a process.

Motion to adjourn by M. Karl, 2<sup>nd</sup>. R. Kortick

Meeting adjourned at 8:15 PM