

TOWN OF BROOKFIELD PLANNING BOARD
Planning Board Meeting Minutes
Monday, October 26th 2020
APPROVED

Call to Order

The meeting was called to order at 7:00 PM

Roll Call: Members, Alternates.

Mr. Straz present, Mr. Ward present, Mr. Meyer present, Mr. Surette present, Mr. Comeau present.

Public Present:

Chris Kinville, Rich Zacher and Marshall Goldberg.

Discuss Proposed Warrant Articles

- **Revise RA-1 Section 3c (Building Lot Requirements)** - 250' contiguous frontage
 - Board voted to approve the following Amendment (5-0-0):

Are you in favor of the adoption of Amendment No. 1 as proposed by the planning board for the town zoning ordinance as follows: Amend Article II(A)(3)(c) to clarify that lots in the RA-1 district must have 250 feet of contiguous frontage on a Class V or private road in order to be a building lot; and that lots fronting on Kingswood Lake must have 250 feet of contiguous frontage on the lake in order to be a building lot.

- **Revise RA-1 Section 3g (Building Lot Requirements)** - Building on Class VI roads
 - The Board discussed changes regarding liability of property owners on a Class VI road, snow removal and subdividing. Class V road classification was brought up and a discussion on "Class V to summer camps" occurred. Edits were made to the amendment for future review.
- **Building Code Updates**
 - The Board discussed foundations and roof pitches.
- **Personal Wireless Service Facilities**
 - The Board had a brief discussion and determined that members are to study zoning of bordering towns for next meeting.

Set next meeting date

The next meeting will be on November 2nd to discuss warrant articles. The next regular meeting will be November 9th.

Adjournment.

Mr. Straz adjourned the meeting at 8:10 PM

Respectfully submitted for approval at the next Planning Board meeting,

Tim Straz - Chairman

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Terry Ward - Vice Chairman

Rick Surette - Selectman

Ed Comeau

John Meyer