I. **Purpose:** Site Visit for the application by Susan Zelek, 112 Clark Rd. Map 18, Lot 14 for a variance from the Brookfield Zoning Regulation Article II,A,3,c – the requirement for subdivision that each parcel requires a minimum of 250 feet of frontage on a Town Rd. The subject parcel has 420 feet of frontage on Clark Rd and the applicants desire to subdivide it into two parcels which would result in 1 or 2 of the new parcels having less than 250 ft of frontage.

II. **Attending:**
   a. **Board Members:** Ernie Brown, Richard Mauser, Susan Weiske, and Frank Frazier (Chair)
      Note: Member Paul Tremblay is an abutter and recused himself and was not present for this Site Visit.
   b. **Applicant:** Susan Zelek with her daughter Jennifer Murphey and Niel Rowe (not a Brookfield resident).
   c. **Abutters:** Mrs. Pamela Wheeler
   d. **Public:** Mr. Edward Comeau

III. **Site Visit commenced:** 6 p.m.

IV. **Instructions:** Chairman Frazier started the site visit by instructing the board members and all others present that this was an informational visit only. Any discussion on the merits or details of the application would not be appropriate at the Site Visit and would need to wait for the Public Hearing on this application. Board members could ask specific question about any pertinent details of the parcel to better clarify their understanding of the parcel and the immediate neighborhood.

V. **Site Walk:** The Site walk began on Clark Rd with Susan Zelek pointing out the two front corner boundaries of Lot 14 that mark the 420 feet of frontage of the parcel on Clark Rd. Ms. Zelek also described the back and side lot lines using a few tall trees as approximate descriptors. At Ms. Zelek’s invitation the group walked up the lower driveway to the site of the proposed new house. Several members asked general questions about the topography of the land.

VI. **Adjournment:** The board adjourned this Site Visit at 6:14 p.m.

Respectfully submitted by
Frank Frazier, Chairman