

**REGULAR MEETING
SHELDON PLANNING BOARD
JUNE 12, 2024**

The Regular Meeting of the Sheldon Planning Board held June 12, 2024 at the Sheldon Town Hall, 1380 Centerline Rd., Strykersville, NY 14145 was called to order by Chairman Wayne Abbott at 6:00 p.m.

Present:	Chairman Wayne Abbott
Planning Board Members:	Kathy Roberts, Debbie Kirsch, Don Pawlak
Recording Secretary:	Town Clerk Carol Zittel
Absent:	Jeff Nixon, Mary Kehl, Kate Meyer
Also present:	Nicole Grover, Zoning Officer and resident Deanne Siemer

Minutes

Kate Meyer was not present at tonight's meeting so the minutes were not distributed. The board will review the May minutes at the July meeting.

Zoning Officer Report

The Board reviewed the Zoning Officer's monthly report.

Land Separation – Todd and Anne Keem

The board reviewed a land separation application submitted by Todd and Anne Keem, 2009 Folsomdale Rd. The Keems are separating off 2.026 acres. A survey and map were submitted with the application. Wayne Abbott asked if there were any buildings on the property, to which Nicole Grover replied, no, it is just vacant land.

A motion was made by Don Pawlak and seconded by Debbie Kirsch to accept the application from Todd and Anne Keem and to approve the land separation.

Ayes: (4) Abbott, Pawlak, Kirsch, Roberts Absent: (2) Nixon, Kehl Nays: (0) Motion Carried

New Zoning Law

The board had a brief discussion on the proposed new zoning law noting that the definition of the word 'farm' that Ms. Siemer provided seemed appropriate.

Adjournment

At 6:30 p.m. a motion was made by Kathy Roberts and seconded by Don Pawlak to adjourn the June 12, 2024 regular meeting of the Sheldon Planning Board.

Ayes: (4) Abbott, Pawlak, Kirsch, Roberts Absent: (2) Nixon, Kehl Nays: (0) Motion Carried