

Planning Board Subcommittee Minutes 03/26/18

APPROVED

Chilmark Planning Board Subcommittee Meeting

Monday, March 26, 2018

Present: Janet Weidner, Chair, Peter Cook

Not Present: Joan Malkin

Public:

Staff: Jennifer L. Christy, Lenny Jason

Meeting called to order at 3PM:

- **Discussion re the Biennial Report to the Town Meeting on the Residential Building Size Regulation:**
 - The subcommittee discussed the draft and made final changes.
 - The members requested that Ms. Christy please create the final draft and send to the members of the Zoning Board of Appeals as a courtesy.
- **Menemsha Master Plan:**
 - The subcommittee discussed recent developments regarding the recommendations in Mr. Brewster report.
 - Pilings are being removed in Menemsha and it was suggested that these pilings could be re-used as the “stops” for cars in front of the parking spaces in Menemsha.
 - Mr. Cook stated there appeared to be some interest in re-using the pilings for this purpose at the Board of Selectmen’s meeting on March 20th, but he suggested that the Town might want to place a post down in Menemsha for a trial period to see how it changes the aesthetic.
 - Ms. Weidner stated she thought this was an interesting idea and thought it would be worth checking in with Mr. Carroll about it. She stated she or Mr. Cook would check in with Mr. Carroll on this issue.
 - Ms. Weidner stated that she had inquired with Ms. Christy regarding what progress has been made with design by Kris Horiuchi. Ms. Christy has not been able to obtain a progress report yet.
 - Ms. Weidner stated she had been in touch with Mr. Greenebaum about the proposed project and had confirmed that there is a warrant article on the 2018 ATM warrant that addresses Menemsha master plan projects all together.
- **Zoning Bylaw Work: Guest House**
 - The subcommittee members briefly discussed the comments that may be made at the 2018 ATM re Warrant Article 29, an article asking the Town if they would vote to increase the allowable size limit for Guest Houses from 800 sq. ft. to 1200 sq. ft. It was agreed that it would be best for one of the petitioners, possibly Wendy Weldon, to stand to speak to the issue initially.
 - Ms. Christy noted she would create a one-page historical brief of the Guest House bylaw. Mr. Cook stated the subcommittee would then be able to create an addition to the basic brief that shows the pros and cons of the bylaw.
 - Mr. Cook and Ms. Weidner discussed the best way to go forward in the review of the Guest House bylaw. It was discussed that the formation of a subcommittee may not be the best way to go forward. He suggested that the subcommittee, as it is currently formed, may be able to create an analysis of the Guest House bylaw and bring it to the Board for hearings and that may be the best way forward.
 - The subcommittee members decided to keep the topic on the table and Mr. Cook stated he would review the Guest House bylaw and return to the next meeting with comment.

- **Minutes:**
 - The minutes from Feb. 12, 2018 were approved as amended.
 - The minutes from Feb. 26, 2018 were approved as written.
 - The minutes from March 5, 2018 were approved as amended.
 - The minutes from March 12, 2018 were approved as written.
- **Next Meetings:**
 - April 9, 2018
- **Action Items for April 9, 2018 Meeting:**
 - Make changes to the Biennial Report and create the final draft
 - Confirm with Moderator re Biennial Report 2018 at ATM and provide a copy to the Moderator.
 - Create a one-page Guest House bylaw “brief”.
 - Create a list of the proposed ZBL revision/amendment tasks. Check in with Peter Cook re review of the bylaw sections.
 - Ask Chuck re the creation of the Resource Map for Menemsha
 - In May, prepare for a possible forum for the summer residents.
- **Documents:**
 - Draft Biennial Report

Meeting adjourned: 4:24PM.

Minutes respectfully submitted by Jennifer L. Christy