



TOWN OF CHILMARK
CHILMARK, MASSACHUSETTS

THE COMMONWEALTH OF MASSACHUSETTS

TOWN OFFICES:
Beetlebung Corner
Post Office Box 119
Chilmark, MA 02535
(508) 645-2110 Fax

To The Board of Appeals, TOWN of CHILMARK

May 3, 2023

The undersigned hereby petitions the Board of Appeals to issue a Special Permit under the terms of the Zoning By-laws of the Town of Chilmark:

Article 4, Section 4.2(A)(3)

at the premises owned by (Owner of Record) Stephen W. Quirk & Soraya M. Zahedi

at #26 Kenasaome Way (street address),

Assessor's parcel MAP 11 LOT 55-5

In the following respect or any limitation, extension, change, alteration or modification of use, or method of use as may at hearing appear as necessary or proper in the premises.

State Briefly Reasons for Special Permit

Pool: Article 4, Section 4.2(A)(3):

Construct a 12' by 82' in-ground lap pool and pavillion

- Pool pavillion will be screened, unheated, 300 SF and 14' height with attached bathroom.
- Pool to be heated by airsource heat pump.
- Energy demand for pool and related equipment to be supplied by proposed roof mounted solar array.
- Pool equipment will be housed within a sound insulated pool shed.
- Pool will be equipped with an automatic pool cover.

Petitioner

Reid G. Silva

Address c/o Vineyard Land Surveying & Engineering, Inc.
P. O. Box 421, West Tisbury, MA 02575

Telephone Number 508-693-3774

Application for Proposed Pool – Bylaw Review Summary

Applicant: Quirk/Zahedi #26 Kenasaoome Way, Chilmark Assessor Parcel 11-55-5
VLS&E Job No. 290-5

The following is a summary of the zoning requirements for permitting of a pool on the above referenced project.

Chilmark Zoning Bylaw Section 4.3

- a. Permitting and Enforcement (Special Permit requirement): A Special Permit has been applied for within this application.
- b. Application (2 year ownership): Stephen W. Quirk and Soraya M. Zahedi purchased the property on October 3, 2019 (Dukes County Registry of Deeds Book 1507 page 982).
- c. Use (owner/guests only): The proposed pool is a private residential pool and will be used solely by the property owner and their guests.
- d. Setbacks: The proposed pool location is located greater than 50' from all lot lines including the associated safety fencing and sound-insulated pool equipment storage.
- e. Enclosure (building code requirements): The pool enclosure will be a 4 foot high wood post and wire fence that meets the requirements of the referenced MA State Building code.
- f. Location (not impair views of natural surroundings by public/abutting space, direct visibility): The pool is not located within proximity to a public way or public space.
- g. Covers: All swimming pools will be equipped with a winter safety cover for off-season use.
- h. Energy Use (solar or alternative systems): The pool will utilize an air-source heat pump for the heating demand. The energy will be supplied by the proposed roof-mounted solar array.
- i. Lighting: The minimum pool and safety lighting will be installed and will comply with the lighting section of the bylaw.
- j. Noise bylaw: The pool and associated equipment is located at least 100 ft. from any perimeter boundary and will comply with the "noise" bylaw.
- k. Screening and Landscaping: Proposed landscape and hardscape shown on Kristen Reimann Landscape plan.

l. Fire Protection: A stand-pipe for fire-fighting purposes will be installed on the property in a location approved by the fire chief

m. Initial Filling (offsite source): The pool will be filled from an off-site source after such time that all pool fencing and all safety equipment are in place.

n. Drainage (hazardous chemicals): The pool filtration and treatment will be by a “salt-water” system. The pool will be pumped-down approximately 6” to 12” prior to closure at the end of each season. The pool will be opened and allowed to off-gas potentially harmful chemicals prior to pumping. The water will be tested prior to pumping and the water will be pumped to a location greater than 100’ from any wetland resource area.



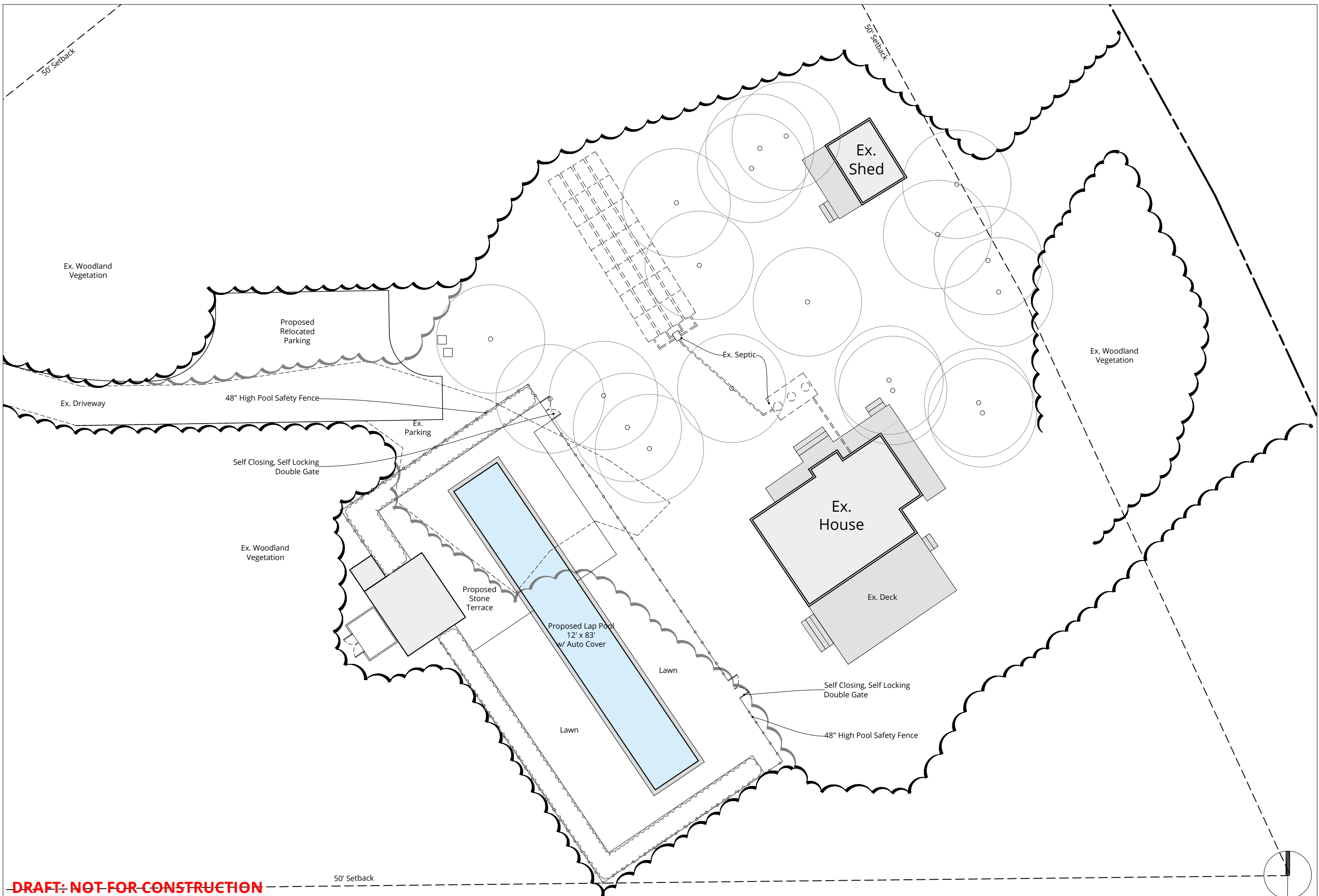
P.O. Box 2091
 151 Beach Road
 Vineyard Haven, MA 02568
 508-696-4590
 kbr@kristenreimann.com

Engineer/Surveyor:
 Vineyard Land Surveying, Inc.
 12 Cournoyer Road
 P.O. BOX 421
 West Tisbury, MA 02575
 Tel: 508.693.3774
 info@VLSE.net

QUIRK - ZAHEDI
 26 Kenasaome Way
 Chilmark, MA

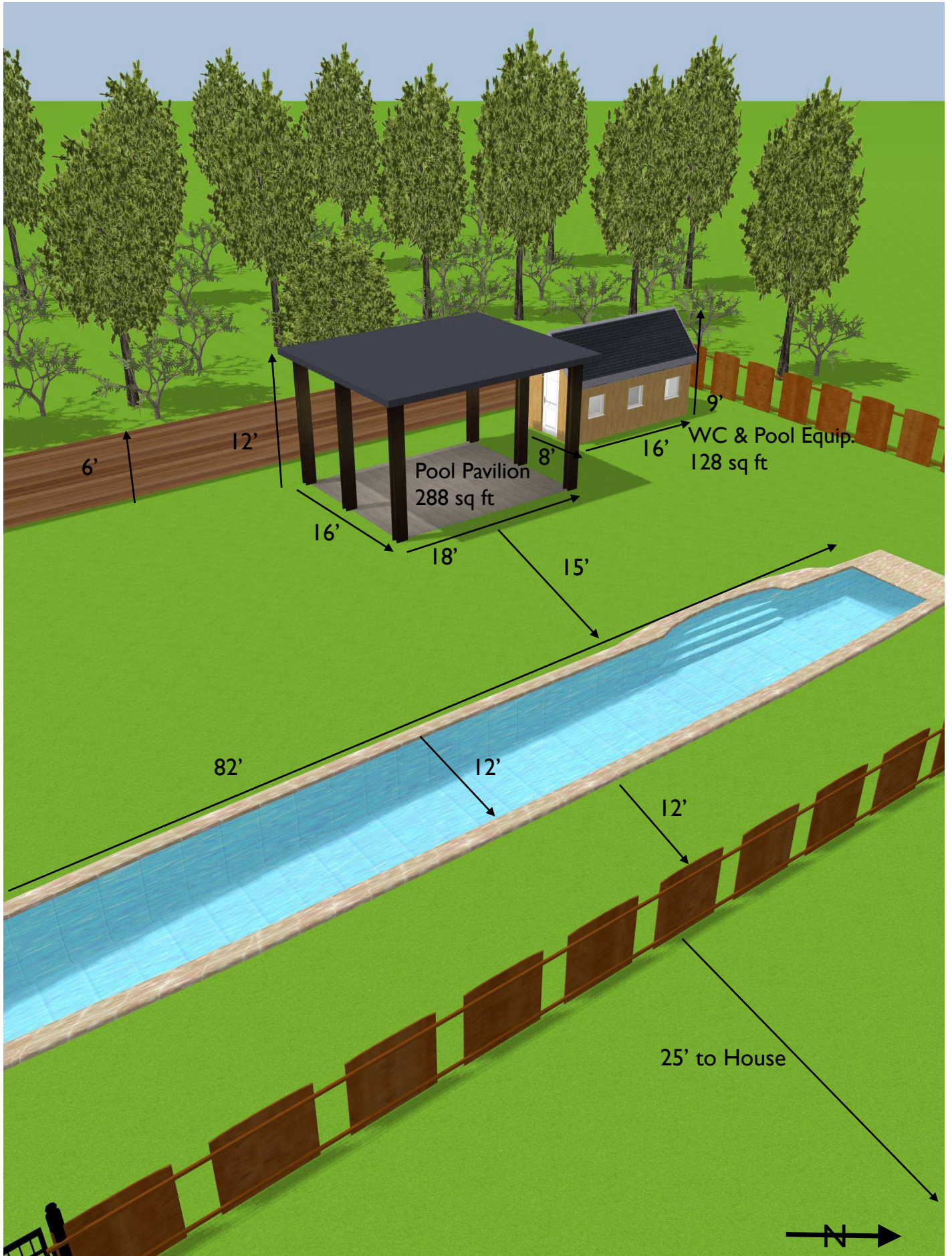
Project number: 202214
 Reviewed by: KBR
 Drawn by: WAJ
 Scale: 1" = 20'
 Date: 03.31.23
 Revisions:

Site Plan



DRAFT: NOT FOR CONSTRUCTION

26 KENASAOOME WAY POOL/PAVILION PROJECT



June 13, 2023

Zoning Board of Appeals
401 Middle Road — PO Box 119
Chilmark MA 02535

Re: Map 11 Lot 55.5, Application for Special Permit

Dear Board Members:

We are long time, seasonal residents of Martha's Vineyard with a home at 18 Kenasaome Way in Chilmark. We write in support of the application of our neighbors, Soraya Zahedi and Stephen Quirk for a special permit for an in ground lap pool and pool pavilion at their property at 26 Kenasaome Way, which is directly next to ours.

Their modest design is in no way intrusive on us, and a lap pool is a safe, healthy, low impact form of exercise that promotes health and wellness, which should be encouraged.

Sincerely,

Gregory Wallance



Elisabeth A. Van Veen

