

WEST TISBURY PLANNING BOARD MINUTES April 23, 2018 5:30 PM

PRESENT: Susan Silva, Leah Smith, Matt Merry.

ABSENT: Ginny Jones, Bea Phear, Henry Geller.

ALSO PRESENT: Bill Veno, Carol Sarason, Doug Ruskin, Doug Hoehn.

Susan opened the meeting at 5:30 pm.

5:30:

• Legislative Reforms Affecting Local Zoning and Development Regulations letter to the House and Senate from the All Island Planning Board:

Bill Veno appeared before the board to get a signature from Susan, Co-Chairman of the board, on a letter that several AIPB members will sign. The letter was drafted by Bill and edited by some members. A copy of the letter is attached hereto.

Susan signed the letter

Site Plan Review application from Carol Sarason for a curb cut on the property located at 719 Old County Road, Map 31, Lot 11:

Carol Sarason explained that she currently shares a driveway with her abutting neighbor and it is situated so that they have to back out of the driveway onto Old County Road. She said it is a dangerous. She explained that there is an existing driveway on the other side of the house that has been out of commission for several years. Carol was requesting that she and her husband use that driveway instead of sharing the other with their neighbor. Leah said it made sense and Susan felt it was safer than the shared driveway. Matt pointed out that an apron would have to be installed and the applicant would need to consult Richie Olsen, the Highway Superintendent. Jane gave Carol a driveway apron application and Richie's phone number. She asked if the apron could be anything other than asphalt. She wondered if cobble stone could be used instead. She was told to ask Richie. Carol also asked about clearing and planting in front of her house near the road. She was referred to the Historic District Commission.

Leah made a motion to approve the application and Matt seconded the motion. The vote was unanimous.

DISCUSSION:

•Potential curb cut at Assessors Map 31, Lot 18, Old County Road, Josephine B. Bruno:

Doug Hoehn appeared before the board to explain that back in the 1980's, Mrs. Bruno didn't feel it was necessary to keep a second curb cut to her property when subdividing her land. Her intention was to give a lot to each of her two children but the lots merged after zoning went to three acres. Currently, one of the children would like to keep the lot while the other prefers to sell.

Doug explained that Butterfly Lane exists. The lane runs to the lot which is a "rear lot" (pork chop lot). He said that the rear lot zoning bylaw currently applies to this lot and there is no reason why the property can't be built on. The lot plus the road makes it 3 acres. He explained that the rear lot driveway would logistically cause a problem if it were to be shared. The Bruno's front lot would be disrupted if a new

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driveway was created from the entrance of Butterfly Lane. The driveway would cut directly through the property front property and it would be disruptive. Doug pointed out that a cut on Butterfly Lane provides a clear view from both the left and right. Leah stated that there are many driveways in the village district and it would be wrong to disrupt the Bruno's yard by cutting in from Butterfly Lane. Matt pointed out that some in the Historic District have circular driveways providing them two curb cuts. Doug also pointed out that many Mrs. Bruno felt that the back lot could someday tie into electricity onto Edgartown Road, which would be highly disruptive to other properties and highly expensive. Matt asked what the frontage would be and Doug said it would be 25 feet based on the rear lot bylaw. Matt said he would take a look at the area. Leah and Susan said they would do the same. Leah suggested the planting of a screen between the Bruno driveway and the Walsh property. Jane read the email from Harriet Bernstein, a direct abutter, requesting she be informed of any future developments regarding the property.

The board determined that a public hearing for a special permit was required. They would take a look at the property and Doug would contact Jane when the Bruno's are ready to apply.

●DeBlois site visit:

The board determined they would hold off on the discussion until the entire board was present.

●Town Meeting discussion:

The board determined that it was best to table the discussion for a meeting that more members were in attendance. Susan and Leah were not present at Town Meeting.

Jane asked Doug Ruskin if he was present to discuss the TM and he said he was. Jane asked him to elaborate. He said that zoning changes are often difficult and that he had an issue with the storage container amendment. He felt it was too strict. He said he understood that storage containers could affect the look and feel of the town but there are too many rules. Leah pointed out that Joe Tierney had proposed the bylaw. Doug said he felt there was too much over-regulation.

Matt asked Doug about the paving proposal from the fire department. Doug said that the Finance Committee had asked Manny if the request for funding could wait because it is a financially heavy year. Manny said it could. Matt stated that the entire area, if the fire department is proposing to pave the area that is already paved, would cost around \$25,000.00 but Manny was asking for \$75,000.00. Doug said that Manny always puts money back into the general fund, he prefers not to change his budget.

Meeting Adjourned at 6:30 pm

Respectfully submitted,

Jane Rossi, Administrator

Approved on 5/14/18