

Town of West Tisbury
PLANNING BOARD
P. O. Box 278
West Tisbury, MA 02575-0278
508-696-0149
planningboard@westtisbury-ma.gov

December 1, 2020

West Tisbury Zoning Board of Appeals
P.O. Box 278
West Tisbury, MA 02575

Dear Board Members:

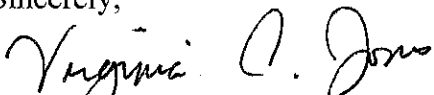
At our meeting of November 30, 2020, the board reviewed an application from Debra Polucci requesting converting an existing pre-school to a subordinate dwelling on the property located on Assessor's Map 31, Lot 69.1, 10 Road to Great Neck.

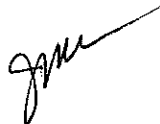
We have researched the original five (5) lot subdivision plan that the board approved in 1991 for Crow Hollow Realty Trust, Case File 433. One of the Conditions on the Planning Board Decision was that "no subordinate dwellings (guesthouses) shall be allowed on Lots 1 through 4." Subsequently, the owner of Lot 1, Debra Polucci, applied for a permit to construct a school on her property and was granted a permit by the Building and Zoning Inspector, Leonard Jason. The permit was appealed by an abutting party which was denied in a ZBA decision dated November 17, 1997. Condition # 4 of that decision states that "the Day Care building may not become a habitable structure."

The Planning Board has determined that the applicant must apply to us under Section 9.3-3 of the zoning bylaws to amend any conditions imposed on the property, prior to applying for a special permit from the Zoning Board of Appeals. She may then apply to your board for a special permit as she chooses.

Thank you.

Sincerely,


Virginia C. Jones, Chairman





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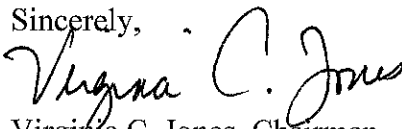
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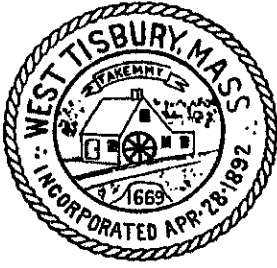
At our meeting of November 30, 2020, the board reviewed an application referred by your board under Section 9.2-1D, from Lauren and Deeb Salem to install a swimming pool and request set back relief on the property located on Assessor's Map 30, Lot 2.54, 229 Pond Road, within the Coastal District. The board refers the application back to the ZBA with no opinion.

Thank you.

Sincerely,


Virginia C. Jones, Chairman





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Dear Board Members:

At our meeting of November 30, 2020, the board reviewed an application referred by your board under Section 9.2-1D, from Joseph Dick on behalf of WMVY Radio, requesting set back relief on the property located on Assessor's Map 16, Lot 232, 489 State Road. The board refers the application back to the ZBA with no opinion.

Thank you.

Sincerely,

Virginia C. Jones
Virginia C. Jones, Chairman

Handwritten initials "DM" in black ink.