

Zoning Board of Appeals

From: Adam Moore <moore@sheriffsmeadow.org>
Sent: Wednesday, October 25, 2023 2:04 PM
To: Zoning Board of Appeals
Subject: 78 Campbell Road

October 25, 2023

West Tisbury ZBA
1059 State Road
P.O. Box 278
West Tisbury, MA 02575

Re: Special Permit Application for 78 Campbell Road

Dear West Tisbury ZBA:

Thank you for your consideration of Sheriff's Meadow Foundation's request for a Special Permit for the "Community Use" of the land and buildings at 78 Campbell Road by a charitable organization. We continue to stand by the offers we made in the letter of October 5, but write today to address a separate, significant issue.

Several neighbors have asked how one can assure - even if a Special Permit is issued - that no future development can occur at 78 Campbell Road. They have this concern not only about Sheriff's Meadow Foundation's ownership of 78 Campbell Road, but also about some future owner of 78 Campbell Road, should Sheriff's Meadow Foundation sell the property at some future point.

The Board of Directors of Sheriff's Meadow Foundation has carefully considered this issue. To address this, Sheriff's Meadow Foundation is willing to convey a permanent conservation restriction on the entirety of 78 Campbell Road, with a building envelope drawn around the existing buildings and their immediately adjacent area. This would be clearly defined on a survey map.

No development would ever be allowed outside of the building envelope. Within the building envelope, we envision a future need for a possible additional building, likely a storage structure or barn. All of these buildings would be solely for the use of Sheriff's Meadow Foundation, and would never be used by or leased to another organization. We would plant screening and install fences as needed around the building envelope to reduce noise and improve aesthetics.

The imposition of this conservation restriction would have a significant, positive impact to the neighborhood and to the Town of West Tisbury for generations to come.

We ask that you please carefully consider this offer of a conservation restriction, and grant the Special Permit with this as a condition.

Thank you.

Sincerely,

Adam R. Moore
President

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Adam R. Moore
President
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