

# Edgartown Planning Board Minutes

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Tuesday, August 14, 2018

A regular meeting of the Edgartown Planning Board was scheduled for Tuesday, August 14, 2018 at 5:30 PM at the Edgartown Town Hall, 70 Main Street, Edgartown, Massachusetts.

## **CALL TO ORDER**

The meeting was called to order at 5:34 PM.

### **Call of Roll:**

*Present: Sam Sherman, Michael McCourt, Fred Mascolo, Lucy Morrison, James Cisek (Planning Board Alternate).*

*Absent: Scott Morgan*

*Also Present: Douglas Finn, Planning Board Assistant*

A quorum was declared.

## **SITE VISITS**

No site visits were scheduled.

The board reserved the right to address unscheduled agenda items out of order as needed, or for the convenience of the applicants.

## **SCHEDULED BUSINESS**

Prior to deliberation, Mr. Mascolo recused himself. (5:35 PM)

### **Leaf/McHugh 284 Upper Main St (20A-64) SP – B-II.**

The Board continued deliberations on an application by Nils Leaf and Tim McHugh, proposing to demolish an existing residence and construct a mixed use building at 284 Upper Main Street (20A-64).

The public hearing was previously closed. The board resumed deliberation.

*Present for the applicant: Gus Leaf & Tim McHugh.*

Mr. Sherman asked board members for their opinions on the drawings as presented by the applicant.

Mr. Cisek expressed disappointment with the drawings, as presented, citing a lack of professionalism to the drawings.

Mr. Leaf stated that the drawings were designed to resolve issues related to balance. Mr. Cisek expressed a concern related to the lack of detail on the plan.

Mr. McHugh suggested they were in a "Catch-22" -- that professional plans would be a \$20,000 cost, and that the Planning Board might still reject the proposal.

There was discussion about the validity of the drawings as related to the end product; there was some discussion as to the necessity of details plans and whether a professional draftsman was a requirement for approval.

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Mr. Sherman: From the beginning, we have asked for detailed drawings.

There was some back-and-forth regarding the history of the project, submission of plans, and whether previous submissions are detailed enough.

Mr. McHugh: "What is it that you need from us..."

Mr. Sherman: We need to know what you're going to build – we need the details of the project, clearly presented.

McCourt: These plans don't have enough detail – they're too open to interpretation. We don't want to have someone else make changes to a plan that we approved.

There was further discussion as to the needs of the Planning Board as regards to the detail necessary for the plans.

Sherman: There are a number of qualified draftsmen locally who could provide you with a set of plans.

McHugh: That's more difficult than it might seem – everyone is very busy.

There was some discussion related to previously submitted plans, and details about same, additional conversation about the details of the final submission versus the previously proposed designs.

Mr. Sherman: What the planning board needs is a decent set of elevations to delineate the details of the proposal more clearly.

There was continued discussion, and disagreement on the part of the applicant, as to the previously stated needs of the Planning Board regarding plans and elevations.

The applicant requested a continuance to a later meeting.

It was MOVED by McCourt, SECONDED by Morrison

*To table the matter to September 18, 2018.*

VOTED: 4, 0, 0.

### **Katamen LLC**

The board was presented with a draft letter, to be sent to Katamen LLC, in regard to uncompleted water and utility installation on a subdivision parcel at 27 Mill Hill Road. There were some errors in the text pointed out, with appropriate corrections to be made noted as such.

It was MOVED by Morrison SECONDED by McCourt

*To send the letter with necessary typographic corrections, with Town's Counsel included by CC.*

VOTED: 4, 0, 0.

**ITEMS REQUIRING SIGNATURES**

**Minutes**

Minutes from August 7 were distributed for review.

**Decisions**

A Special Permit Decision for Mariners Way LLC was presented for review and signature.

**Upcoming Meetings**

Upcoming meetings were tentatively scheduled for August 21, September 4, and September 18.

**ADJOURN**

There being no further business, it was MOVED by McCourt, SECONDED by Cisek

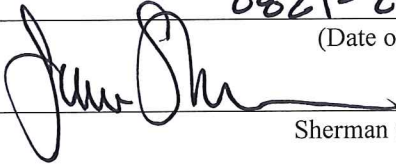

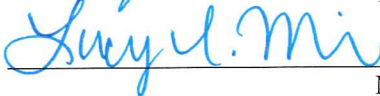
*To Adjourn.*

VOTED: 5, 0, 0.

The meeting was declared adjourned at 6:11 PM.

Respectfully submitted,

Douglas Finn,  
Administrative Assistant

APPROVED by vote of Planning Board at a regular meeting, held on
<u>0821-2018</u> (Date of vote)
 Sherman (chair)
_____ Mascolo
 Mccourt
 Morrison
_____ Morgan
_____ Cisek (alternate)