

# THE MARTHA'S VINEYARD COMMISSION

BOX 1447 • OAK BLUFFS  
MASSACHUSETTS 02557  
(508) 693-3453  
FAX (508) 693-7894

## Land Use Planning Committee Summary of December 2, 1999 Meeting Olde Stone Building

Members present: Christina Brown, Marcia Cini and Richard Toole,  
Staff present: Andrew Grant

Others present: Ralph Packer and Leo De Sourcy

Meeting opened at 5:30 P.M. by Christina Brown

### **SBS Expansion (DRI #191M)**

Ms. Brown opened the meeting with an explanation of the LUPC review process.

Mr. Packer then began his presentation by referencing a site plan, building plans and an "affordable housing" offer of \$1,000. He also described other information which will be submitted later - an abutters list, proof of ownership and letters from town officials.

Mr. Toole asked questions about "increased plumbing".

Ms. Brown asked questions about the proposal's compliance with the Town's Zoning Bylaw. Mr. De Sourcy replied that parking, landscaping and lighting are of concern to the Planning Board.

Mr. Packer outlined the parking plan, lighting plans and landscaping improvements.

Ms. Brown and Mr. Toole asked questions about traffic impacts from the expanded uses of the building. Mr. Packer explained the nature of the proposed uses of the building. In reply to Mr. Toole's comments, Mr. Packer emphasized that the new uses of the property will not be "intense uses" - the computer operations of the Black Dog, for example.

Ms. Cini and Ms. Brown asked several more questions about the proposed uses of the building. They suggested to Mr. Packer that he limit the types of uses with a statement such as: general retailing - but not...

Ms. Brown returned to the issue of site lighting. Mr. Packer described the type of lighting and duration of lighting. Ms. Cini suggested the use of "motion detector" lighting.

Mr. Toole asked the Applicant about other uses of the property. After recounting the property's history, Mr. Packer indicated the relationship of the property to Holmes Hole Road.

Afterwards, Mr. Toole informed Mr. Packer of a site visit scheduled for January 2, 2000.

Meeting adjourned at 5:55 P.M.

Summary prepared by David Wessling