

# FW: FW: [External] Re: Outstanding Questions

Chris Scott <cscott@shmarinas.com>

Fri 9/30/2022 11:02 AM

To: Alex Elvin <elvin@mvcommission.org>;

Alex,

**Good Morning. Comments in Line below.**



**Chris Scott**

General Manager

Safe Harbor Vineyard Haven and Edgartown

O: (508) 693-4174 | C: (508) 889-8524

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**From:** Alex Elvin <[elvin@mvcommission.org](mailto:elvin@mvcommission.org)>

**Sent:** Thursday, September 29, 2022 4:25 PM

**To:** Chris Scott <[cscott@shmarinas.com](mailto:cscott@shmarinas.com)>

**Cc:** 'Steve Guard' <[steve@guardlaw.net](mailto:steve@guardlaw.net)>; Jason Heywood <[jheywood@shmarinas.com](mailto:jheywood@shmarinas.com)>; Greg Glavin <[gglavin@shmarinas.com](mailto:gglavin@shmarinas.com)>

**Subject:** Re: [External] Re: Outstanding Questions

Hi Chris,

I put together the attached summary of existing and proposed uses to try to simplify things. Can you please confirm whether this is accurate? The current is accurate. The proposed is close, The total storage space would be 160 to 165, the in water storage spaces would decrease from 47 to 37. 6 current staging to 16 proposed staging.

Also, in looking over your responses to [MVC](#) and [Lagoon Pond Association](#) questions, a few other questions came up:

In regard to the 47 boats currently stored in the water seasonally, how long does each boat usually stay in the slip? Our summer contracts are from May 1 to October 31<sup>st</sup>.

Your response to the MVC questions during the hearing states that 11% (5.45) of the racked boats are used daily in season, but your response to the LPA states that there are currently 78 rack spaces. If 5.45 were 11%, then there would only be 50 rack spaces currently. Please clarify. [We have racks that are not used for Summer Concierge Rack Service, we only have 50 racks we can use for summer service due to the current racks limitations](#)

The response to LPA suggests that the total storage space including indoor, outdoor and rack spaces is for up to 155 boats (#3c of the response). How will that change as a result of the project, accounting for the new racks and the removal of buildings? [We expect to have a 5 to 10 boat increase from the project. Depending on boat size and demand. \(The 155 we calculated includes all current and potential space for all ground spaces, storage of boats in the current buildings, and current racks\)](#)

Will the 4 boat slips that have been combined for larger boats remain combined? How does that affect the overall usage calculation? [It does not affect usage of the racks. The slips are currently combined but may not be in the future depending on demand.](#)

Thanks,

Alex

Alex Elvin  
Development of Regional Impact (DRI) Coordinator  
Martha's Vineyard Commission  
The Olde Stone Building  
33 New York Avenue  
Oak Bluffs, MA 02557  
(774) 563-5363

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**From:** Chris Scott <[cscott@shmarinas.com](mailto:cscott@shmarinas.com)>  
**Sent:** Wednesday, September 28, 2022 3:42 PM  
**To:** Alex Elvin  
**Cc:** 'Steve Guard'; Jason Heywood; Greg Glavin  
**Subject:** RE: [External] Re: Outstanding Questions

Alex,

We are just finishing up the response, documents and offers. Hopefully have them to you in the next few days.

Best,



**Chris Scott**

General Manager

Safe Harbor Vineyard Haven and Edgartown

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**From:** Alex Elvin <[elvin@mvcommission.org](mailto:elvin@mvcommission.org)>

**Sent:** Wednesday, September 28, 2022 2:29 PM

**To:** Chris Scott <[cscott@shmarinas.com](mailto:cscott@shmarinas.com)>

**Cc:** 'Steve Guard' <[steve@guardlaw.net](mailto:steve@guardlaw.net)>; Jason Heywood <[jheywood@shmarinas.com](mailto:jheywood@shmarinas.com)>; Greg Glavin <[gglavin@shmarinas.com](mailto:gglavin@shmarinas.com)>

**Subject:** Re: [External] Re: Outstanding Questions

Hi Chris,

Just following up on our questions from 9/7 (below). The hearing is scheduled to continue on Oct. 6, so we would appreciate any new information by Monday, 10/3 in order to review and distribute to commissioners. We discussed a couple other things at our meeting on 9/12, and so this was final list of questions:

1. How would there be fewer boats in Lagoon Pond if the marina is expanding its capacity? (We discussed this on 9/12, and I am planning to put together a before and after diagram, which I will try to run by you this week.)
2. What is the maximum height of boats (including masts) that will be permitted to use the marina?
3. Is there any chain of custody documentation for the shrink wrap recycling?
4. Wetland delineation needs to be shown on a site plan, including diagram of racks.
5. What are the plans for Building 7 if Jeffrey DuBard is not able to relocate it?
6. Specific Clean Marina certification requirements.
7. Drainage report/plan for the entire site, including weight of racks and soil compression, etc.
8. Statement from DMF about the specific reason for the shellfish closures.

The commission had also requested a list of offers prior to the continued hearing, which we discussed on 9/12.

Let me know if you have any questions.

Thanks,

Alex

Alex Elvin

Development of Regional Impact (DRI) Coordinator

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**From:** Alex Elvin  
**Sent:** Sunday, September 11, 2022 8:37 PM  
**To:** Chris Scott  
**Cc:** 'Steve Guard'; Jason Heywood; Greg Glavin  
**Subject:** Re: [External] Re: Outstanding Questions

Thanks. Here is Zoom link for Monday at 12.

Alex

Topic: Chris Scott  
Time: Sep 12, 2022 12:00 PM Eastern Time (US and Canada)

Join Zoom Meeting  
<https://us02web.zoom.us/j/83137769459?pwd=SWkybjdsK011dk1LM25sTzZ5MmtRQT09>

Meeting ID: 831 3776 9459  
Passcode: 518607  
One tap mobile  
+13092053325,,83137769459#,,,,\*518607# US  
+13126266799,,83137769459#,,,,\*518607# US (Chicago)

Dial by your location

- +1 309 205 3325 US
- +1 312 626 6799 US (Chicago)
- +1 646 558 8656 US (New York)
- +1 646 931 3860 US
- +1 301 715 8592 US (Washington DC)
- +1 669 444 9171 US
- +1 669 900 9128 US (San Jose)
- +1 719 359 4580 US
- +1 253 215 8782 US (Tacoma)
- +1 346 248 7799 US (Houston)
- +1 386 347 5053 US
- +1 564 217 2000 US

Meeting ID: 831 3776 9459  
Passcode: 518607  
Find your local number: <https://us02web.zoom.us/u/kdUgcEEGkF>

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**From:** Chris Scott <[cscott@shmarinas.com](mailto:cscott@shmarinas.com)>  
**Sent:** Friday, September 9, 2022 12:12 PM  
**To:** Alex Elvin  
**Cc:** 'Steve Guard'; Jason Heywood; Greg Glavin  
**Subject:** Re: [External] Re: Outstanding Questions

Yes that perfect

Sent from my Verizon, Samsung Galaxy smartphone  
Get [Outlook for Android](#)



**Chris Scott**

General Manager  
Safe Harbor Vineyard Haven and Edgartown  
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**From:** Alex Elvin <[elvin@mvcommission.org](mailto:elvin@mvcommission.org)>  
**Sent:** Friday, September 9, 2022 11:55:02 AM  
**To:** Chris Scott <[cscott@shmarinas.com](mailto:cscott@shmarinas.com)>  
**Cc:** 'Steve Guard' <[steve@guardlaw.net](mailto:steve@guardlaw.net)>; Jason Heywood <[jheywood@shmarinas.com](mailto:jheywood@shmarinas.com)>; Greg Glavin <[gglavin@shmarinas.com](mailto:gglavin@shmarinas.com)>  
**Subject:** Re: [External] Re: Outstanding Questions

No problem. Could we do Monday at 12?

Alex

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Development of Regional Impact (DRI) Coordinator  
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**From:** Chris Scott <[cscott@shmarinas.com](mailto:cscott@shmarinas.com)>  
**Sent:** Thursday, September 8, 2022 8:43 AM  
**To:** Alex Elvin  
**Cc:** 'Steve Guard'; Jason Heywood; Greg Glavin  
**Subject:** RE: [External] Re: Outstanding Questions

Alex,

I think Monday would be best. I have a conflict Friday.



**Chris Scott**

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**From:** Alex Elvin <[elvin@mvcommission.org](mailto:elvin@mvcommission.org)>  
**Sent:** Wednesday, September 7, 2022 8:18 PM  
**To:** Chris Scott <[cscott@shmarinas.com](mailto:cscott@shmarinas.com)>  
**Cc:** 'Steve Guard' <[steve@guardlaw.net](mailto:steve@guardlaw.net)>; Jason Heywood <[jheywood@shmarinas.com](mailto:jheywood@shmarinas.com)>; Greg Glavin <[gglavin@shmarinas.com](mailto:gglavin@shmarinas.com)>  
**Subject:** [External] Re: Outstanding Questions

Hi Chris,

It might help if we could meet in the next few days to go over the remaining questions and discuss the possible offers/conditions. Those are included below. Would you be free either Friday (9/9) at 11, or Monday (9/12) at noon? Let me know and I will send out a Zoom link.

Thanks,

Alex

#### QUESTIONS:

1. How would there be fewer boats in Lagoon Pond if the marina is expanding its capacity?
2. What is the maximum height of boats (including masts) that will be permitted to use the marina?
3. Is there any chain of custody documentation for the shrink wrap recycling?
4. Wetland delineation needs to be shown on a site plan.
5. What are the plans for Building 7 if Jeffrey DuBard is not able to relocate it?

#### POSSIBLE OFFERS/CONDITIONS (for discussion)

1. Would the applicant be willing to participate in a town-focused dredging initiative and, if so, what would the applicant be willing to undertake in relation to such a project? If the applicant is willing, it might be helpful for them to discuss this issue further with the relevant Tisbury authorities before making a general offer
2. Would the applicant be willing to provide no-wake signs in the area of Lagoon Pond around the marina? If so, please provide a plan/map showing the areas which would be covered by an explicit no-wake zone. It would be helpful to have a wetland delineation for the purposes of the no-wake zone.
3. Could the applicant make an explicit offer about the plans to increase the amount of workforce housing offsite?
4. The most recent plans indicate 36 in stead of 231 parking spots. Why was that change been made? If it is not strictly necessary to accommodate customers of the marina, would the applicant consider making spaces 31-36 into a vegetated area to improve the scenic vista and add natural infiltration?
5. Would the applicant be willing to contribute to wider efforts to improve the the health of the Lagoon, as recommended by the Lagoon Pond Association and Tisbury Waterways?

Alex Elvin

Development of Regional Impact (DRI) Coordinator

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**From:** Chris Scott <[cscott@shmarinas.com](mailto:cscott@shmarinas.com)>  
**Sent:** Wednesday, September 7, 2022 2:32 PM  
**To:** Alex Elvin  
**Cc:** 'Steve Guard'; Jason Heywood; Greg Glavin  
**Subject:** Outstanding Questions

Alex,

Good Afternoon. I wanted to follow up and see if you had the list of outstanding questions and items needed.

Also, there was a mention of offers. Could you clarify on this?

Thank you,



**Chris Scott**

General Manager

Safe Harbor Vineyard Haven and Edgartown

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