

THE MARTHA'S VINEYARD COMMISSION

BOX 1447
OAK BLUFFS
MASSACHUSETTS
02557

March 11, 1976

TO: BOARD OF SELECTMEN, TOWN OF CHILMARK

FROM: THE MARTHA'S VINEYARD COMMISSION

SUBJECT: DEVELOPMENT OF REGIONAL IMPACT DECISION:
LOUIS R. LARSEN

APPLICANT: LOUIS R. LARSEN

SUMMARY

The Town permit-granting agencies have been granted approval by the Martha's Vineyard Commission to grant the necessary development permits for Louis R. Larsen's proposed development. This approval was by vote of the Commission on March 4, 1976 and is contingent upon the conditions contained within the Decision. Development must proceed within one-year of the issuance of this approval, or else new approval from the Martha's Vineyard Commission will be necessary.

DECISION

OF

THE MARTHA'S VINEYARD COMMISSION

RE: LOUIS R. LARSEN

A Public Hearing was held on March 4, 1976 by the Martha's Vineyard Commission, at 8:00 p.m. upon Public Notice to consider the application of Louis R. Larsen for a zoning permit in the Town of Chilmark ("the Application"). The proposed development is for a construction of an addition to an existing commercial structure, the premises shown Basin Road, Menemsha, Chilmark, Mass. This location is within 500 feet of mean high water of Menemsha Pond and is thus a Development of Regional Impact under criteria and standards, Development of Regional Impact Checklist Section 1.202. This application was referred to the Commission for action pursuant to Chapter 637, Acts of 1974 as amended ("the Act"). Said application is incorporated herein by reference.

At the hearing held pursuant to said Chapter 637 and Massachusetts General Laws, Chapter 30A, section 2, the Commission received testimony from Donald Beatson and Herbert Hancock, Chairman of Parks and Recreation Committee and Selectman, Town of Chilmark, and additional information, including administrative checklist for regional impacts application, application for permit to build, legal notice, floor plans and map of the area.

Based on the testimony and information, the Development of Regional Impact Committee of the Commission presented a verbal report and recommendation to the Commission on March 4, 1976, which is incorporated herein.

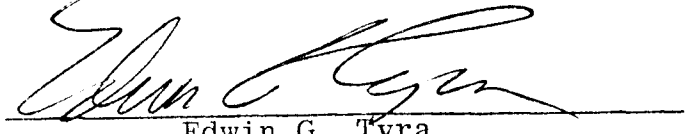
Under Sections 15 and 16 of Chapter 637, the Commission is required to make findings after its review of the development proposal. It must consider the probable benefits and detriments of the proposal. In this matter, the Commission has been guided by its Policies to be Used in Considering Development Proposals Whose Impact is of a Regional Nature, adopted by the Commission on June 5, 1975 ("DRI Policy").

The Commission finds the probable benefits from the proposed development will exceed the probable detriment and that the proposal will not substantially interfere with the achievement of any general plan of Chilmark or of Dukes County. In particular,
DRI Policy 2.10 Economic Development.

The Commission finds the proposed development is consistent with local development ordinances and by-laws to the extent it is required to, only the Application being before it at this time. The Applicant must, consistent with this decision, apply to appropriate Chilmark officers or boards for any other Development Permits which may be required.

The Commission approves Chilmark officials granting applicable Development permits.

BY VOTE OF THE MARTHA'S VINEYARD COMMISSION
March 11, 1976


Edwin G. Tyra
Chairman