

# **TOWN OF OAK BLUFFS**

## **NOTICE OF MEETING FOR ALL TOWN BOARDS AND COMMITTEES**

In accordance with M.G.L. c30A.ss 18-25

NAME OF BOARD OR COMMITTEE: **TOWN PLANNING BOARD**

DATE & TIME OF MEETING: **Thursday, June 13, 2019 at 5:00 pm**

PLACE OF MEETING: **Oak Bluffs Fire Station, 6 Firehouse Lane  
UPPER LEVEL MEETING ROOM**

**Kim Leaird**

\_\_\_\_\_  
Date and time received by Town Clerk's Office

\_\_\_\_\_  
Clerk or Board member posting notice

## **AGENDA**

### **Approval of Minutes** – (May 23, 2019)

**Special Permit and Site Plan Review: Kennebec Farm Stand** – In accordance with the provisions of Chapter 41, Section 81-T and 81-U, and Chapter 40A, Section 11 M.G.L., the Planning Board will hold a public hearing on **Thursday, June 13, 2019, at 5:00 p.m.** at the Oak Bluffs Fire Station in the Upper Level Meeting Room, 6 Firehouse Lane, Oak Bluffs, on the application of the **David and Julia Keefe / Kennebec Farm Stand**, P.O. Box 3509, Oak Bluffs, MA 02557. Applicant seeks approval of a Site Plan Review of a proposed grocery store selling primarily local farm products sold on a takeout basis, and a Special Permit under **Section 5.1.5 of the Oak Bluffs Zoning By-laws** “Where a proposed use in the B-1 District cannot meet the off street parking requirements set forth in Section 5.1.1 such off street parking requirements may be waived by special permit granted by the Planning Board where the applicant makes a payment in lieu to the Oak Bluffs B-1 District Parking Mitigation Trust.” Plans submitted reflect property located at assessor’s address “28 Kennebec Avenue,” **assessor’s map and parcel 9-14**, in zoning district B-1.

### **Parking Mitigation Map 9 Parcel 21, 8 Circuit Ave.** – Discussion

**Discussion and Possible Vote on Green Community Designation** – Establishment of a project committee in conjunction with Town Energy Committee

**Mass Audubon Zoning By-Law Review Tool** - Establishment of Sub-Committee to implement process

### **Discussion of All Island Planning Board June Meeting – Agenda**

### **Discussion of Proposed New Planning Board Rules and Regulations / Fee Structure**

### **Review and Sign Special Permit Decision for Fire-EMS Radio Communication Tower**

### **Board Updates**

**Notice of Chairperson’s Correspondence and Activities** *The listing of matters are those reasonably anticipated by the Chairperson which may be discussed at the meeting. Not all items may in fact be discussed and other items not listed may also be brought up for discussion to the extent permitted by law. Agenda order may be amended at the discretion of the Chair/Board.*