

## RE: Your 2/27 public records request

Oak Bluffs Planning Board <planningboard@oakbluffsma.gov>

Thu 3/5/2020 3:18 PM

To: Joe Mikos <president@mvyouthlacrosse.com>

Sorry – I meant your 2/21 public records request.

Kim

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**From:** Oak Bluffs Planning Board

**Sent:** Thursday, March 05, 2020 3:17 PM

**To:** Joe Mikos

**Subject:** Your 2/27 public records request

Hello,

I just wanted to let you know that your public records request made on Feb. 27 is ready for you to pick up.

It is in a #10 envelope with your name on it on my desk if I am not here.

All best,

Kim Leaird

Administrator to the Planning Board of Oak Bluffs

Oak Bluffs Town Hall

56 School St.

Oak Bluffs, MA 02557

(508) 693-3554 x154

<http://www.oakbluffsma.gov/182/Planning-Board>



**TOWN OF OAK BLUFFS, MA  
PLANNING BOARD**

P.O. Box 1327  
Oak Bluffs, MA 02557  
Ph. 508-693-3554 X154 Fax 508-693-5375

**Public Records Request | Friday, February 21, 2020**  
**Joe Mikos, President of MV Youth Lacrosse**

*Re: Correspondence between Oak Bluffs Planning Board and Superintendent D'Andrea regarding the Project Review fees initially charged by the OBPB to review MVRHS' Athletic Fields Improvement project as referenced in the February 13, 2020 Planning Board meeting, in board member packets*

# 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, February 13, 2020 at 5:00 pm

PLACE OF MEETING: Oak Bluffs Fire Station, 6 Firehouse Lane  
UPSTAIRS MEETING ROOM

Kim Leaird

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

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

## AMENDED AGENDA

Approval of Minutes – (January 9, 2020)

**9 Doar St., Map 7 Parcel 159.5 – Approval Not Required –**

Form A, Approval not Required Under Subdivision Control Law, to divide lot 5 in land court plan 30353B into two lots including one affordable housing lot. Plan reflects the following property addresses: 41 Eastville Ave., 44 Buena Vista St., 1 Doar St., 5 Doar St. and lot in question: 9 Doar St. Owner is Susan White, Trustee of the Eastville Avenue Nominee Trust. This ANR was presented to the Planning Board on MAY 11, 2017, approved and signed, but plan is missing.

**Sunset Lake – Site Plan Review** (continued from Jan. 9<sup>th</sup>):

*Oak Bluffs Parks Department and Friends & Neighbors of Sunset Lake* – Restoration of Sunset Lake and Lakeside Park. (0 Lake Avenue & 25 Greenleaf Avenue: Map 8 and Lots 140, 141-1, 259)

**Discussion with Martha's Vineyard Commission DRI Checklist Committee**

**MVRHS Athletic Fields Improvements Application**

*Establishing date for opening of public hearing*

**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.*

Oak Bluffs, MA  
Town Clerk's Office

2-10 20 20

Rec'd for Record

AT H M M

340

MURKITS

Track

&

Field

## Oak Bluffs Planning Board

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**From:** T E Hopkins <ewellhopkins@icloud.com>  
**Sent:** Monday, February 03, 2020 5:13 PM  
**To:** Oak Bluffs Planning Board  
**Cc:** Ruda Stone  
**Subject:** Fwd: Superintendent's Letter 2.3.20  
**Attachments:** Supt Ltrr 2.3.20.pdf

Begin forwarded message:

**From:** Ruda Stone <rstone@mvyps.org>  
**Subject:** Superintendent's Letter 2.3.20  
**Date:** February 3, 2020 at 2:28:03 PM EST  
**To:** T E Hopkins <ewellhopkins@mac.com>

Good Afternoon, Ewell,

Attached please find Superintendent D'Andrea's letter addressed to you as the Oak Bluffs Planning Board Chairperson.

Thank you,

Ruda Stone  
Admin Asst to the Superintendent  
Martha's Vineyard Public Schools

# Martha's Vineyard Public Schools

*Excellence and Equity For All Children*

MATTHEW T. D'ANDREA, LP.D.  
SUPERINTENDENT

*Equal Opportunity Employer*

HOPE T. MACLEOD, M.ED., BCBA  
DIRECTOR OF STUDENT SUPPORT SERVICES  
(SECONDARY)

RICHARD M. SMITH, ED.D.  
ASSISTANT SUPERINTENDENT

NANCY W. DUGAN, M.ED., BCBA  
DIRECTOR OF STUDENT SUPPORT SERVICES  
(ELEMENTARY)

AMELIA C. TIERNEY  
SCHOOL BUSINESS ADMINISTRATOR

CATHERINE A. STONE  
ADMINISTRATIVE ASSISTANT TO THE  
SUPERINTENDENT

February 3, 2020

Mr. Ewell Hopkins, Chair  
Oak Bluffs Planning Board  
Town of Oak Bluffs  
PO Box 1327  
Oak Bluffs, MA 02557

Re: Martha's Vineyard Regional High School – Athletic Field Improvements  
(Site Plan Review Application)

Dear Chair Hopkins;

I am in receipt of your letter dated January 31, 2020 regarding the Planning Board review fees associated with our recent submission regarding the proposed athletic field improvements at Martha's Vineyard Regional High School.

We respectfully request that the Planning Board reconsider the fee imposed on this project given our anticipated limit of work and the unique aspects of working on the High School campus. As stated in our application, the *parcel* size of our campus on the south side of Edgartown-Vineyard Haven Road contains a total of 47.4 acres. However, much of that acreage is improved with the existing High School building, parking and athletic fields which will not be a part of the *project* covered by this new application.

The *Planning Board Regulations Governing Fees and Fee Schedules Adopted June 20, 2001 and Revised July 11, 2019* indicate that Project Review Fees Specifically, these regulations provide that Project Review Fees shall be imposed "on those applications which require, in the judgment of the Planning Board, review by outside consultants due to the size, scale or complexity of a proposed project, the project's potential impacts, or because the Town lacks the necessary expertise to perform the review work related to the permit or approval." See Section 4.1. Further, the fee schedule for Special Permits & Site Plan Review specifically references the number of acres representing the "Project Size." Further, it must be noted that M.G.L. Chapter 44, Section 53G only permits the imposition of "reasonable fees", and the District respectfully submits that any fees for acreage outside the scope of the project are not reasonable.

The following is a breakdown of the acreage contained within the project's limit-of-work as shown on sheet CP-1 (attached) of the record plans.

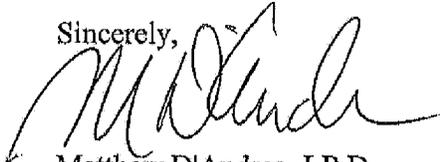
1.	Field #1 – Track & Field	9.2 Acres
2.	<u>Field #2 – Natural Grass Renovation</u>	<u>3.0 Acres</u>
	TOTAL PROJECT ACRES	12.2 Acres

As such, we respectfully request that the Project Review Fee imposed on this project be limited to the scope of the project set forth in the District's application in accordance with the Planning Board's regulations.

Further, given that Field #2 is a natural grass renovation not requiring the removal of any soil, that portion of the project is unlikely to require a level of review that would warrant the hiring of any outside consultants. On the other hand, Field #1 is the track and field project, including the grandstand and field house building which will undoubtedly encompass most of our time together during the public hearing and review process. As such, we ask that you further limit the scope of the Project Review Fee calculation to the Project Size of 9.2 Acres representing the limit-of-work associated with Field #1.

Thank you for your time and consideration. Please feel free to call with any further questions or concerns.

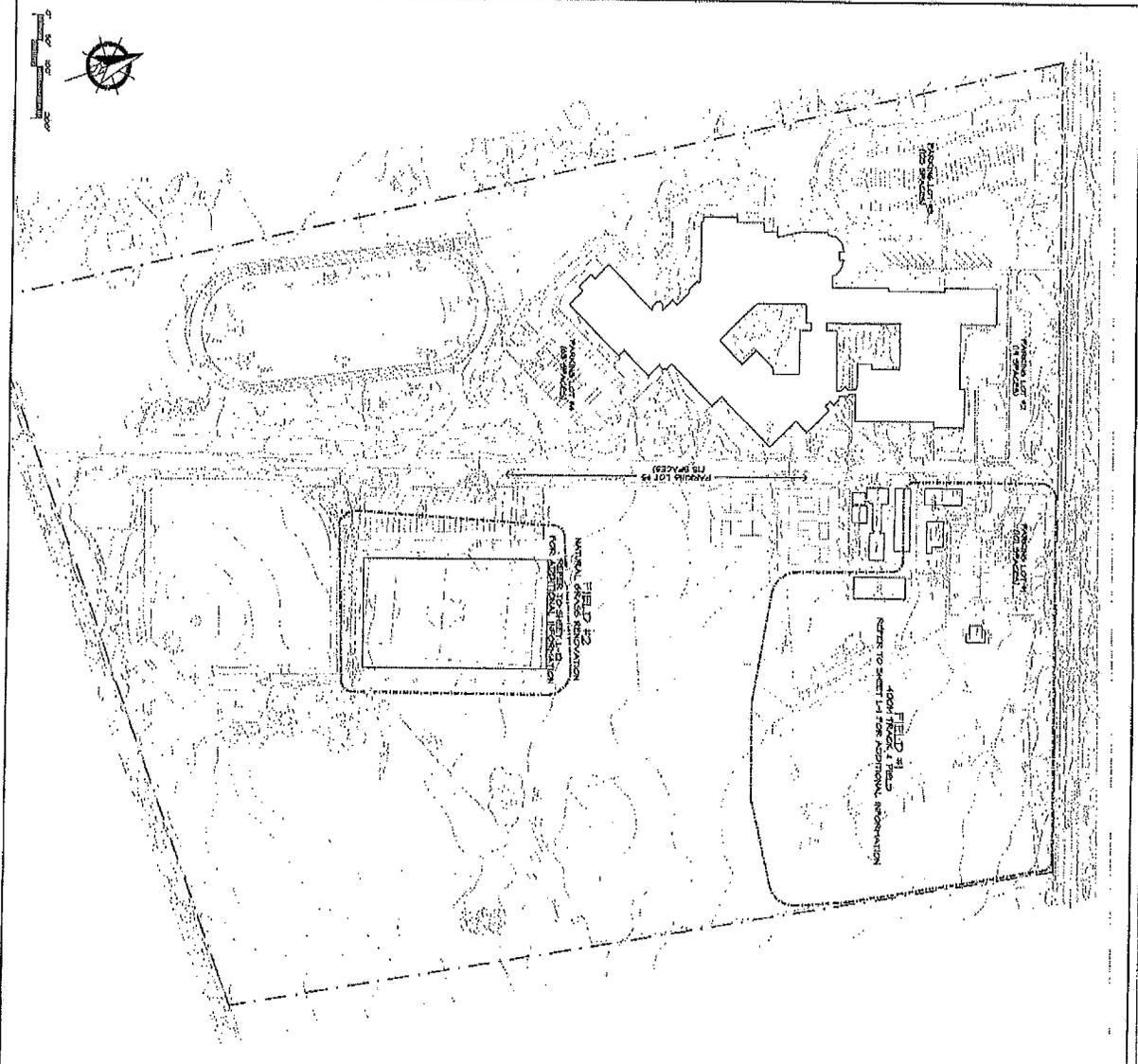
Sincerely,



Matthew D'Andrea, LP.D.

Att: 1. Overall Campus Plan, Sheet CP-1 dated 1/22/20

Cc: MVRHS School Committee



**Overall Campus Parking Summary**

PARKING LOT	EXISTING PAVED	PROPOSED PAVED	TOTAL
PARKING LOT #1	101	0	101
PARKING LOT #2	14	0	14
PARKING LOT #3	40	0	40
PARKING LOT #4	75	0	75
PARKING LOT #5	0	300	300
TOTAL PAVED	230	300	530

**LAYOUT AND MATERIAL NOTES**

1. ALL PAVED AREAS SHALL BE CONCRETE ON A 4" SAND BED.
2. ALL UNPAVED AREAS SHALL BE GRAVEL ON A 4" SAND BED.
3. ALL UNPAVED AREAS SHALL BE GRAVEL ON A 4" SAND BED.
4. ALL UNPAVED AREAS SHALL BE GRAVEL ON A 4" SAND BED.
5. ALL UNPAVED AREAS SHALL BE GRAVEL ON A 4" SAND BED.
6. ALL UNPAVED AREAS SHALL BE GRAVEL ON A 4" SAND BED.
7. ALL UNPAVED AREAS SHALL BE GRAVEL ON A 4" SAND BED.
8. ALL UNPAVED AREAS SHALL BE GRAVEL ON A 4" SAND BED.
9. ALL UNPAVED AREAS SHALL BE GRAVEL ON A 4" SAND BED.
10. ALL UNPAVED AREAS SHALL BE GRAVEL ON A 4" SAND BED.

**GRADES & UTILITY NOTES**

1. EXISTING GRADES SHALL BE MAINTAINED UNLESS OTHERWISE INDICATED.
2. ALL GRADES SHALL BE FINISHED TO THE PROPOSED GRADES.
3. ALL GRADES SHALL BE FINISHED TO THE PROPOSED GRADES.
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9. ALL GRADES SHALL BE FINISHED TO THE PROPOSED GRADES.
10. ALL GRADES SHALL BE FINISHED TO THE PROPOSED GRADES.



**Hutter Associates, Inc.**  
 Landscape Architects & Land Planners  
 177 Main Street  
 02129 Boston, MA  
 617-552-1100



**Martha's Vineyard Regional High School**

Oak Bluffs, Massachusetts

Overall Campus Plan



PRELIMINARY DESIGN NOT FOR CONSTRUCTION

Author	PRD	Drawing No.	CP-1
Date	12/20/00	Scale	AS SHOWN
Job No.	00-0107	Rev.	01
Proj.	CP-1	Sheet	1 of 1
Drawn	DCM		
Checked			