

BOARD OF SELECTMEN

Minutes of the Meeting of January 13, 2016. The meeting took place in the Public Safety Facility Community Room, 4 Fairgrounds Road, Nantucket, MA 02554. Members of the Board present were Rick Atherton, Robert DeCosta, Matt Fee, Tobias Glidden and Dawn E. Hill Holdgate.

I. CALL TO ORDER

Chairman DeCosta called the meeting to order at 6:08 PM.

II. BOARD ACCEPTANCE OF AGENDA

The agenda was unanimously accepted as presented.

III. ANNOUNCEMENTS

1. Town Manager C. Elizabeth Gibson announced the Board of Selectmen meeting is being video/audio recorded, in accordance with the requirements of the Open Meeting Law.

IV. WORKSHOP

1. Discussion Regarding Bike Routes In and Out of Town. Ms. Gibson reviewed existing bike routes in and out of Town. Transportation Planner Mike Burns presented a summary of downtown area bike and pedestrian improvements, noting there are 33 miles of bike paths now, the most in the Commonwealth, with 7.6 miles added since 2004 and almost 30% more planned for the future. Mr. Burns reviewed past, present and future improvements, stating that Board members have been incorrect in stating that "nothing" has been done for bike routes. Mr. Burns answered questions from Board members. Some discussion followed among Board members regarding Prospect Street right of way conflicts. Mr. Fee said he feels in-town bike routes are currently "unsafe" and said the Town needs to find a safe way to get people from Town to the major bike paths. He suggested the Town may have to make some streets one way such as Pleasant Street and Cliff Road. David Gagnon, executive director of the Maria Mitchell Association, had two comments regarding the Milk Street Bike Path Extension: he hopes any new lighting won't interfere with research and public observations at Loines Observatory; and, that visitors to the Observatory use the shoulder of the road alongside the cemetery for parking where the bike path will go. Mr. Fee stated the Board needs to think this through as he does not want to see the bike path used as a parking lot. Mr. Burns said there's been some discussion regarding clearing some land in front of the Observatory to allow parking for about ten cars. Chairman DeCosta stated he has no issue with stenciling "share the road" "sharrows" but said he is not in favor of the "historic in-town bike route" proposed by Mr. Glidden because it requires the removal of on-street parking which will promote homeowners getting rid of yards in order to create off-street parking. Mr. Fee commented on whether the sidewalks are for cars or pedestrians. Ms. Hill Holdgate voiced her concern about telling people a route is a "safer" route when they will still be sharing the road with vehicles. Mr. Glidden stated it is important to remember that not all people drive and the Town needs to provide bikers with ways to get around, adding it is not just a safety issue but a "social justice" issue. Bicycle and Pedestrian Advisory Committee (BPAC) member Linda Williams spoke against the historic bike route, stating that the added signs for the bike route are "desecrations" of the historic nature of downtown. Mr. Glidden asked the Board to vote tonight on his proposed historic bike route, as well as installing a bike lane on Orange Street and stenciling current and proposed routes to town. Chairman DeCosta stated the Board will not be voting tonight and the matter will be placed on a future agenda, and said if the historic bike route is voted, it should go through capital programming.

At 7:02 PM Ms. Hill Holdgate left the meeting; she returned at 7:04 PM.

Mr. Fee said right now he feels the bike routes are unsafe because cars and bikes ignore the rules of the road.

2. Roads and Right of Way Committee Update. Allen Reinhard, Chairman of the Roads and Right of Way Committee, gave an update on the Committee. He reviewed the mission of the Committee which is to secure and promote public access over public and private roads with specific regard to access to water and sidewalks. Mr. Reinhard reviewed public access projects over the past few years.

At 7:08 PM Mr. Glidden left meeting; he returned at 7:10 PM.

Mr. Reinhard stated the Committee is most proud of the granite public way monuments which have been installed around the island. He reviewed other projects the Committee is working on including a revised encroachment policy, the Sconset foot path, bike route connections, an island trail project and an open space plan update. Department of Public Works Director Kara Buzanoski reviewed the revised encroachment policy and enforcement, noting if it is a safety issue, the DPW corrects the problem immediately; if it is not an emergency, the DPW sends a letter to the property owner to correct the encroachment and if the property owner doesn't fix it, the DPW will. Mr. Reinhard and Ms. Buzanoski answered questions from Board members regarding the revised encroachment policy. Mr. Glidden asked if the Committee has reviewed the revetments blocking public access between Monomoy and Shimmo. Mr. Reinhard stated no. Mr. Glidden stated the Committee needs to be aware of the situation and said he feels the Conservation Commission should require access/steps over the revetments. Mr. Reinhard reviewed a downtown sidewalk survey and answered questions from Board members. Chairman DeCosta encouraged the Committee to inventory the various Charter 91 licenses downtown. Ms. Gibson stated the Natural Resources Department had started that review process already but has been too busy to finish it. Mr. Reinhard said the Committee will review Chapter 91 licenses and access to the water.

At 8:03 PM Chairman DeCosta left meeting; he returned at 8:04 PM.

3. Sewer Projects Cost Update. Director of Municipal Finance Brian Turbitt reviewed a comparison of costs between the Sewer Planning Work Group recommendation and the Board's vote on a 60/40 (60% of costs on the users and 40% on the tax base) cost split taking into account 80% of costs at 0% financing. Mr. Turbitt reviewed estimated costs of sewerage various areas including Madaket/Warren's Landing/Somerset, Monomoy and "Plus" parcels, noting the land values used are not the most current. Chairman DeCosta took issue with Somerset area, stating it is a mostly year-round neighborhood that is "going to get hit very hard" especially if they have properly functioning septic systems in place. He said he feels the only reason Somerset is being added is to get 0% interest, and that it will be hard to get a positive vote at town meeting with a 60/40 split. Ms. Buzanoski stated the Somerset area impacts Hummock Pond. Mr. Fee stated it impacts the Miacomet watershed as well. Mr. Fee said the Board needs to know the cost of the Madaket sewer without the Somerset 0% financing. Discussion followed among Board members regarding the various proposed sewer areas and cost implications. Ms. Buzanoski said the projects are already approved for a state revolving loan fund and the Town would need to reapply if the areas change. Mr. Fee said he does not support a 60/40 split. Discussion followed among Board members on the cost of new septic systems and the issue of recently installed systems and being forced to abandon them to hookup to sewer and the costs associated with that. Ms. Gibson reviewed public outreach plans, noting a newsletter is going out as early as next week. Mr. Fee said it is a misunderstanding that non-voting taxpayers pay most of the costs on island and a lot of infrastructure costs are free for residents; he said it is not free and Island residents need to be "prepared to pay".

V. OFFICIAL BUSINESS

1. Review of 2016 Annual Town Meeting Warrant Articles. Ms. Gibson reviewed the latest version of the warrant. Some discussion followed among Board members regarding the sewer project articles and how to address hardship issues to year-round residents affected. Chairman DeCosta noted under the Community Preservation Committee article, there is recommended funding for Housing Nantucket for its "School View" 40B development at 7 Surfside Road; he said that project has been cancelled. Ms. Gibson said that will be addressed in the Finance Committee motion because it is a citizen-sponsored article. Housing consultant Tucker Holland reviewed a proposed article for a housing bank, stating it needs guidance from the Board. Some discussion followed on how a housing bank will work. Mr. Fee voiced concern about a possible transient housing (i.e. airbnb) regulation article. Chairman DeCosta asked how it will be enforced. Health Director Roberto Santamaria said it is already subject to the housing code and enforcement would occur by "scouring" airbnb and other sites to see whether they are permitted. Ms. Gibson noted this article was brought forward by the Lodging Association. Mr. Fee feels transient housing is unfair to guest houses. Mr. Glidden stated many people who are renting houses are doing so in order to afford to live here year-round. Chairman DeCosta moved to pull the transient housing article because the Town doesn't have the staff for proper enforcement. Following some discussion, Mr. Atherton seconded. Chairman DeCosta withdrew his motion. Further discussion followed. Chairman DeCosta moved to pull the transient housing article; Ms. Hill Holdgate seconded. So voted 4-1. Mr. Fee opposed.

VI. ADJOURNMENT The meeting was unanimously adjourned at 9:18 PM.

Approved the 5th day of October, 2016.

**BOARD OF SELECTMEN
JANUARY 13, 2016 – 6:00 PM
PUBLIC SAFETY FACILITY COMMUNITY ROOM
4 FAIRGROUNDS ROAD
NANTUCKET, MASSACHUSETTS**

List of documents used at the meeting:

- IV. 1. Memo from Transportation Planner, re: summary of downtown bike route improvements; Traffic Safety Work Group memo, re: Historic Bike Route comments with map; Regional Transportation Plan, summary of downtown area bike and pedestrian improvements
- IV. 2. Roads and Right of Way Committee report; A Survey and Plan for the Improvement of Nantucket's Downtown Sidewalks with Recommendations; Roads and Right of Way Committee Report presentation
- IV. 3. Sewer cost comparison for Madaket/Warren's Landing, Somerset, Monomoy and Plus Parcels
- V. 1. Draft 2016 Annual Town Meeting and Annual Town Election Warrant