

TOWN AREA PLAN WORK GROUP
Meeting Of September 16, 2022, at 4:00 pm
DRAFT MINUTES FOR REVIEW AND APPROVAL

Attending: Mary Anne Easley, Marsha Fader, Regen Horchow, Mary Longacre, Mickey Rowland, Lee Saperstein, and Henry Terry.

Absent: Alison King.

Attendance was verified by a roll call; there was a quorum at all times. The meeting was recorded and can be viewed at the following address:

Meeting Recording:

<https://us06web.zoom.us/rec/share/wdSK5W4xDAn1AFri1wISBtTvwQ59t4x85dXoRzwjYSoCZazMzY11tZnJs3QOgbVw.vBPxP0oBrp9BuJTM>

Passcode: sx3Nm^^U

Chair Henry Terry called the meeting to order at 4:01 pm. Mary Longacre reviewed the rules on remote-attendance meetings and said also that this meeting would be recorded. Attendance was verified by roll call.

Agenda Approval.

Henry Terry then asked for approval of the agenda and was given unanimous consent for its approval with no changes.

Minutes Approval.

The next order of business was approval of the draft minutes for the meeting of August 19, 2022. Because of the Labor Day holiday, the meeting scheduled for September 6th was canceled. Marsha Fader asked that an editorial amendment be included in the minutes: "Marsha Fader asked whether we should be including an introductory history of our town area in a similar manner to that contained within the Monomoy plan and subsequently agreed to work on that section." That amendment was accepted for insertion into the draft minutes. A motion to approve the draft was made by Lee Saperstein, seconded by Regen Horchow, and approval was granted unanimously by roll-call vote.

Old Business: The Survey.

Mary Longacre introduced the draft survey, which was shared with the work-group members earlier and again in the recent invitation to this meeting, by saying that she had rearranged the order of a few questions and modestly edited others, "tweaked." She thanked those who had completed the survey and then asked if members had comments or questions. Marsha Fader opened the survey during this introduction to have the text in front of her.

Regen Horchow thought that question 7 was missing the word, “not,” but Mary Longacre said that it was all right as written. She noted here and in several later questions that sometimes she had to modify the language of a question so that a yes/no answer was not needed because the buttons for those reduced materially the space for written responses to open-ended questions. Mickey Rowland suggested that question 23 needed a “yes” button; Mary Longacre noted that this is another example of one written so as not to need it, thus preserving space for the written response. Mickey Rowland then suggested that the survey needed some form of tracking information such as an address. When Mary Longacre agreed but said that confidentiality needed to be respected, Mickey Rowland suggested that a question asking for the name of the street upon which the respondent lived would be helpful while maintaining confidence. Mary Longacre said that she would add that question to the survey.

Mary Anne Easley supported the inclusion of a question for street name and wondered if an optional e-mail address would also be helpful. She thought that respondents might like to receive the results of the survey. Mary Longacre said that this would require a lot of time-consuming hand work and that the survey and its results would be in the written plan. Marsha Fader noted that the publication of the plan was on a very different schedule from that of completion of the survey.

With respect to the questions on percentage of visits for dining and shopping made to various districts, Lee Saperstein said that he did not have a diary of these and, thus, could not give accurate answers. He suggested that the question be made more figurative. Mary Longacre agreed to modify the questions into a three-part choice for each district; something similar to “frequent, occasional, infrequent.” He noted, also, that he skipped the question of desired additional recreational facilities in the Town Area because, aside from walking, he and his wife go to such activities as golf and sailing, both of which are in other districts. Mary Longacre replied, though, that the parks inside of the Town might be seen as needing more footpaths or even an exercise path, known as parkour.

Marsha Fader began a lively conversation when she asked about the question on number of people in your household. The partition of the question by season captures potential seasonal renters said Mary Longacre. Seasonal status potentially also includes short-term rentals. She did agree, however, to add a question on the offer of rentals for less than a 30-day period. She felt that it would be inappropriate to ask additional questions about short-term rentals because the STR work group would be starting its work in a few weeks and they might also develop a survey.

She then asked about the time to complete the survey; the current instructions say that it will take 15 to 20 minutes to complete. Mary Anne Easley said that she found it easy to complete and that it did not take nearly as long as suggested. Mary Longacre suggested that she would reduce the statement on time to “require less than 15 minutes.” Marsha Fader asked if the category of year-round owner includes Nantucket residents who spend a substantial amount of time off Island, usually in the winter. Mary Longacre answered by saying that there is a question on time spent on Nantucket that will give that information.

With respect to the next step, Marsha Fader suggested that the questionnaire be revised and then given again to the Work Group to complete. Mary Longacre said that she will look into the best way to do this. Survey Monkey, the platform that she used to create the survey, does not allow responders to edit a completed survey. Marsha Fader asked, also, if the survey was for households or individuals; individuals said Mary Longacre, in other words, a household with multiple occupants, even only a married couple, could submit multiple responses. Marsha Fader summarized this conversation by saying that there are sufficient revisions to the survey to re-offer it to the work group, perhaps with a new title to get around the restriction on editing submitted responses.

Marsha Fader then asked about question 14 on what new resources might help a resident with a home-based or public-facing business to be successful. She believed that “success” was inexact and did it really mean profitable? Mary Longacre said that the word was intentionally inexact but that she was amenable to inserting a synonym to successful.

Once made final, the survey needs to be publicized, which may be by individual post cards sent to in-Town addresses supplemented by advertisements in the media. We will need to create an address list for the cards. She said that we have authorization from the Planning Department to spend on the survey and the post cards. With respect to timing, she thought it best to notify in-Town residents first and several weeks later, to advertise Island wide. The broadly distributed public notice on the availability of the survey will allow those who commute regularly through the Town Area to complete it.

With no further questions, Lee Saperstein offered his thanks to Mary Longacre for expending the time needed to assemble the survey. Work group members added applause to this comment.

Adjournment

Adjournment was moved by Mary Longacre and seconded by Mary Anne Easley. Adjournment came at 4:52 pm after an unanimous vote in favor.

The next scheduled meeting is Tuesday, October 4, 2022, at 4:00 pm. Until advised otherwise, this meeting will be by Zoom.

For reference: Subcommittee composition and Survey Question Status.

2. Land Use: Liz Almodobar and Mary Anne Easley	02/19/2022
3. Housing: Marsha Fader and Mickey Rowland	12/07/2021
4. Economic Development: Alison King and Mary Longacre	05/20/2021
5. Natural and Cultural Resources: Liz Almodobar and Marsha Fader	12/07/2021
6. Open Space and Recreation Plan: Mary Anne Easley and Henry Terry	
7. Services and Facilities: Regen Horchow and Mickey Rowland	12/07/2021
8. Circulation; Mary Longacre and Lee Saperstein	07/05/2021

Lee W. Saperstein, Secretary, saperste@mst.edu