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CAPE COD
COMMISSION

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Minutes
Cape Cod Commission (CCC) Workshop Meeting
Cape Cod Commission Offices- Ocean Meeting Room
3225 Main Street, Barnstable, MA 02630
January 24, 2019

ROLL CALL

The Chair Mr. Mitchell called the Cape Cod Commission meeting to order on Thursday, January 24, 2019, at 3:00 p.m., in the Cape Cod Commission offices, Ocean Meeting Room, 3225 Main Street, Barnstable, MA 02630. Roll Call was recorded as follows, and a quorum of members was established:

Town	Member	Present
Barnstable	Fred Chirigotis	Present
Bourne	Richard Conron	Absent
Brewster	Elizabeth Taylor	Present
Chatham	VACANT	
Dennis	Richard Roy	Present
Eastham	Joy Brookshire	Present
Falmouth	Charles McCaffrey	Present
Harwich	Jacqueline Etsten	Present
Mashpee	Ernest Virgilio	Absent
Orleans	Len Short	Present
Provincetown	Cheryl Andrews	Present
Sandwich	Harold Mitchell	Present
Truro	Kevin Grunwald	Present
Wellfleet	Roger Putnam	Present
Yarmouth	John McCormack, Jr.	Absent
County Commissioner	Ronald Bergstrom	Present
Minority Representative	John Harris	Absent
Native American Rep.	David Weeden	Present
Governor's Appointee	Michael Maxim	Absent

APPROVAL OF MINUTES

The minutes of the 12/13/ 2018 Cape Cod Commission meeting were reviewed. Roger Putnam moved to approve the minutes. Richard Roy seconded the motion. The motion passed unanimously.

PUBLIC COMMENTS

Mr. Mitchell asked for any comments from the public on matters not on the meeting agenda. No members of the public were in attendance, and no one offered comment.

EXECUTIVE DIRECTOR'S REPORT

Executive Director Kristy Senatori stated that the 2019 Regional Policy Plan (RPP) has been adopted by the Assembly of Delegates and signed by the County Commissioners. She discussed that the state legislature had approved the Barnstable County early retirement incentive program legislation, and she would update the Commission on how the program may affect Commission staff as it proceeds. She talked about the Commission's commencement of the update to the Regional Transportation Plan, Commission transportation staff's work on it, and said that there would be public meetings held on the update. She discussed the planning process for the update to the regional Comprehensive Economic Development Strategy (CEDS), and that there was an upcoming public meeting scheduled at the Cultural Center of Cape Cod in South Yarmouth. She provided some updates on matters related to the "208" regional water quality plan: she discussed the "State of Waters" talks with the Association to Preserve Cape Cod; she discussed approval of the so-called "Air B and B" short term rental tax legislation passed at the state house, and that the Commission would have a role on the board established to implement the program and oversee funding for water quality projects from rental tax revenues.

She then recognized Tom Cambareri who has recently retired from the Cape Cod Commission water resources staff, most recently as the water resources program manager, after his long service 30+ years to the County. She presented Tom with a token of appreciation for his service, on behalf of the Commission. Tom was in attendance and discussed his history on CCC staff. He expressed his best wishes to the Commission moving forward. Mark Robinson, Executive Director of the Compact of Cape Cod Conservation Trusts, was in attendance and said a few words for Tom. They both began their service together to the County in the predecessor agency to the CCC, the Cape Cod Planning and Economic Development Commission (CCPEDC). He also presented Tom with a token of appreciation for his service to the region and its residents, forwarding the interrelated issues of open space and wellhead protection.

Mr. Mitchell welcomed Ron Bergstrom to his first CCC meeting as the County Commissioners' representative.

TECHNICAL GUIDANCE/ TECHNICAL BULLETINS TO THE 2019 RPP

Mr. Mitchell read the public meeting notice for review and discussion of the 14 draft Technical Bulletins related to DRI review under the 2019 RPP ("TBs").

Commission planning staff Heather McElroy presented to the Commission. She discussed the principal purpose of her presentation which was to discuss the public comments received on the Technical Bulletins in the comment period, staff's responses to those comments and staff's proposed revisions to the TBs based on those comments. She said written public comments were mostly related to the Water Resources, Housing and Energy Technical Bulletins. She also said that staff had heard from the Commission at its last hearing on the TBs, that it felt some language in the TBs should be stronger, and certain proposed revisions to the TBs reflect that. She reminded the board that the goals and objectives are the standards for RPP consistency for DRI review, under the 2019 RPP. She also discussed and reiterated the general role that Placetypes would serve in DRI review.

She said that Commission staff had provided a spreadsheet to the members summarizing the written public comments received, staff's responses to comments, and proposed revisions to the TBs. Copies of the written comments and revised TBs were also provided to the members in their materials for the meeting, as well as on the Commission's website. The spreadsheet organizes comments into general categories, such as comments about the new regulatory approach under the 2019 RPP and companion TBs, and the 2019 RPP goals' subject matter, such as affordable housing, water resources, energy, open space, wetlands, etc.

She presented from and reviewed PowerPoint slides arranged by these categories. She said that staff's suggested revisions to the TBs in some cases were to provide greater explanation about the proposed methods in various TBs. In other cases revisions were suggested for greater clarity or simply as grammatical corrections. She added that many responses to written public comments from staff emphasized the balance that is necessary in drafting to accommodate the different RPP goals. There is also a need to draft the TBs at a somewhat more general than specific level, to allow the Commission to regulate under the different circumstances presented in different projects. She cited the concept of Placetypes in the TBs in this regard, noting that regulation under the 2019 RPP is context-sensitive and circumstance- or location- specific. She said that public comments varied; some writers felt that the TBs were not protective enough and other writers felt that they were too restrictive.

At the conclusion of the slide presentation, Ms. McElroy presented some recommended actions for the Commission to consider taking at the meeting, including adopting and approving the TBs, revised as presented.

Mr. Mitchell asked for comments and questions by members.

Ms. Taylor asked about how staff addressed a comment that was made at a prior public hearing regarding clear-cutting of trees. Ms. McElroy responded that a revision was made to the wildlife and plant habitat Technical Bulletin to address the comment, including adding language about retaining natural areas similar to what exists in the certain standards under the 2009 RPP.

Mr. Mitchell asked for any further comments or questions from members. Hearing none, he asked for a motion to approve and adopt the drafts, as presented, of: the 2019 RPP Technical Guidance/ Technical Bulletins for the fourteen (14) corresponding goals of the 2019 RPP in the issue areas of Capital Facilities and Infrastructure, Coastal Resiliency, Community Design, Cultural Heritage, Economy, Energy, Housing, Ocean Resources, Open Space, Transportation, Waste Management, Water Resources, Wetlands, and Wildlife and Plant Habitat; amendments to the existing Technical Bulletin 96-001 (Designing the Future to Honor the Past: Design Guidelines for Cape Cod); and to the existing Addendum to said Technical Bulletin 96-001 (Contextual Design on Cape Cod: Design Guidelines for Large-Scale Development); to take effect upon the effective date of the 2019 RPP, Barnstable County Ordinance 19-01. Mr. Putnam so moved, and Mr. Bergstrom seconded. The motion passed unanimously.

Mr. Mitchell then asked for motion to repeal certain existing Technical Bulletins related to the 2009 RPP as follows: 92-002 (DRI Guidelines for Natural Resources Inventory- Plant and Wildlife Assessment); 94-001 (Guidelines for Calculation and Provision of Open Space in DRIs); 95-001 (DRI Guidance for Exterior Lighting Design); 96-003 (Guidelines for Transportation Impact Assessment); 01-001 (DRI Guidelines for Invasive Plant Species Management Plan); 04-002 (DRI Economic Development); 09-001 (DRI Guidelines for Mitigation Credit and Reduction for Minimum Performance Standard AH3.2 related to Affordable Housing); 09-002 (DRI Guidelines for Energy Compliance); 10-001 (Guidelines for Calculation of Mitigation for DRIs in "Other" Category for Minimum Performance Standard AH3.1 related to Affordable Housing); to take effect upon the effective date of the 2019 RPP,

Barnstable County Ordinance 19-01. Roger Putnam so moved, Mr. McCaffrey seconded. The motion passed unanimously.

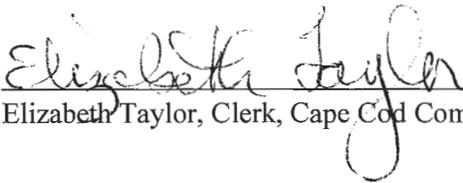
NEW BUSINESS: *Topics not reasonably anticipated by the Chair more than 48 hours before the meeting.* No new business was taken up.

A motion was made to adjourn at 3:40 p.m, seconded, and passed unanimously.

List of Documents Presented at the January 24, 2019 Commission Meeting

- January 24, 2019 Cape Cod Commission Meeting Agenda.
- Draft Minutes of the December 13, 2018 Cape Cod Commission meeting.
- PowerPoint slide presentation re: Technical Bulletins to the 2019 RPP

Respectfully submitted,



Elizabeth Taylor, Clerk, Cape Cod Commission

2-21-19

Date