

**Town of Yarmouth**  
**MINUTES OF THE PLANNING BOARD MEETING OF**  
**October 20, 2021**

The Yarmouth Planning Board held a Hybrid in-person/remote access Business Meeting at **5:30** p.m. on Wednesday **October 20, 2021** in the Hearing Room at the Yarmouth Town Offices located at 1146 Route 28, South Yarmouth, MA.

**Planning Board Present:** Brad Goodwin, Chris Vincent, Susan Brita, Joanne Crowley, Liz Hartsgrove, Tom Baron, and Will Rubenstein

**Planning Board Absent:** None

**Staff Present:** Kathy Williams, Town Planner

1. **Meeting Opening:** Chair Joanne Crowley opened the hybrid meeting (includes both in person and remote participation) by reading the attached statement. All Planning Board members were in-person, except for Will Rubenstein.
2. **Community Visioning:**
  - a. Joanne Crowley gave a brief overview of the work completed on the edits to the draft Vision/Goals from the previous meeting with the goal of completing the edits at this meeting to allow for completion of a Draft Vision Plan for the next meeting.
    - 1) **Connectivity & Mobility:** Liz Hartsgrove gave an overview of her proposed edits to the Connectivity & Mobility section which had not been discussed at the last meeting. Based on review of the written comments, she noted things that were missing and use of different terms such as integrating and networking of mobility systems, keeping it affordable, and opportunities for ride sharing. After discussion, the Board incorporated the edits to the goals and had some rewording of the vision to be sure to include walkability, bikeability and public transit.
    - 2) **Environment:** After discussion of the attached revised draft, the Board reordered some of the goals and simplified the land acquisition goal.
    - 3) **Community Character & Design:** After discussion, the Board made no further edits to this goal.
    - 4) **Housing:** After discussion, the Board made a minor wording edit.
    - 5) **Town Services:** After discussion, the Board made no further edits to this goal.
    - 6) **Age Friendly:** After discussion, the Board made a minor wording edit and eliminated the reference to tax abatement programs.
    - 7) **Climate Resiliency & Sustainability:** After discussion, the Board reworded the public outreach and education goal.
    - 8) **Economy:** After discussion, the Board made a minor wording edit.
    - 9) **Recreation & Entertainment:** After discussion, the Board reworded the vision regarding year round recreation and entertainment.
    - 10) **Education & Learning:** After discussion, the Board decided to simplify the vision to show commitment to educational excellence and life-long learning.
    - 11) **Libraries:** After discussion, the Board simplified the wording under the "Provide" goal and recombined into a single goal.
3. **Draft Vision Plan:** Kathy Williams prepared the attached Draft Vision Plan showing a general format/layout for the plan for discussion by the Board. In general, the Board like the format with some suggestions on emphasizing certain text and rewording other text, such as changing the

Vision Statement from "We want Yarmouth..." to "Our Citizens want Yarmouth..." Kathy Williams asked Board members if they have any photos to incorporate into the Vision Plan.

4. **Zoning Amendments:** The Board briefly reviewed the attached expanded Special Town Meeting Explanations, which identified the Board of Selectmen member moving the motions along with the Planning Board member explaining the article.  
(Susan Brita left the meeting at 6:30 PM after this discussion.)
5. **Meeting Minutes:**
  - a. **October 6, 2021 (roll call vote):** On a motion by Chris Vincent, and seconded by Will Rubenstein, the Planning Board voted (5-0-1) to approve the meeting minutes of October 6, 2021 as amended, with Brad Goodwin, Chris Vincent, Joanne Crowley, Tom Baron and Will Rubenstein voting in favor, and Liz Hartsgrove abstaining.  
(The amendment was to correct a Board Member item related to the status of the Route 6a subdivision.)
  - b. **October 12, 2021 – with Board of Selectmen – No Quorum:** Although these were minutes of a meeting with the Board of Selectmen for which there was no Planning Board quorum, the Town Clerk has indicated that meeting minutes are required and need to be approved for all posted meetings. The Planning Board had some questions about approving minutes for which they did not attend. Kathy Williams indicated she would request further clarification from the Town Clerk. Voting on these minutes were deferred until the next meeting.
6. **Board of Appeals Agenda & Decisions:** The attached ZBA Agenda was sent to the Planning Board via e-mail.
7. **Committee Updates from Board Members:**
  - a. **School Building Committee:** Will Rubenstein noted that there will be a topping off ceremony for the school on November 4<sup>th</sup>. Tom Baron noted the recent discussions by the Board of Selectmen related to a traffic signal for the school.
  - b. **Community and Economic Development Committee (CEDC):** Joanne Crowley noted that the CEDC is starting their annual Tourism Grant round.
  - c. **Design Review Committee (DRC):** Chris Vincent noted a recent DRC meeting on October 13<sup>th</sup> for the inflatable park on Route 28.
8. **Board Member Items:** Joanne Crowley presented the Special Town Meeting Zoning Articles to the Rotary Club, noting some members had concerns about Body Art Establishments, whereas Food Trucks and Brewpubs were viewed favorably.
9. **Correspondence:** Attachments noted below were sent to the Planning Board via e-mail.
10. **Staff Updates:** None.
11. **Upcoming Meetings:**
  - a. October 26, 2021 – Special Town Meeting
  - b. November 3, 2021
12. **Adjournment: VOTE:** On a motion by Tom Baron, seconded by Liz Hartsgrove, the Planning Board voted unanimously (6-0) to adjourn at 6:50 PM.  
(Susan Brita left the meeting at 6:30 PM)

**ATTACHMENTS:**

- **October 20, 2021 Agenda**
- **Hybrid Meeting Script**
- **Community Visioning:** Draft revisions to the Vision/Goals, dated October 14, 2021; and Draft Vision Plan format, dated October 19, 2021.
- **Zoning:** Expanded explanations for Special Town Meeting.
- **Draft Meeting Minutes:** October 6, 2021 and October 12, 2021 (w/BOS)
- **Miscellaneous Correspondence:**
  - ZBA Agenda for October 28, 2021
  - Conservation Commission Agenda for October 21, 2021

**Approved on November 3, 2021:**

On a motion by Will Rubenstein, and seconded by Brad Goodwin, the Planning Board voted (5-0) to approve the meeting minutes of October 20, 2021, with Brad Goodwin, Chris Vincent, Joanne Crowley, Liz Hartsgrove, and Will Rubenstein voting in favor.