



**Master Plan Implementation Committee
Zoning Bylaw Working Group**

Agenda

Date: July 14, 2021

Time: 2:00 pm

Place: Virtual Meeting via Zoom

Join from a PC, Mac, iPad, iPhone or Android device. Please click this URL to join.

Join from a PC, Mac, iPad, iPhone or Android device:

Please click this URL to join. <https://us02web.zoom.us/j/85144119240?pwd=bXFvQVgzZmdTWktFQjZXODVMREZGUT09>

Passcode: 416595

Or join by phone:

Dial(for higher quality, dial a number based on your current location):

US: +1 301 715 8592 or +1 312 626 6799 or +1 646 558 8656 or +1 253 215 8782 or +1 346 248 7799 or +1 669 900 9128 or 833 548 0276 (Toll Free) or 833 548 0282 (Toll Free) or 877 853 5247 (Toll Free) or 888 788 0099 (Toll Free)

Webinar ID: 851 4411 9240

Passcode: 416595

International numbers available: <https://us02web.zoom.us/j/kc7FZ1kxoc>

Agenda

- **Roll Call**
- **Approval of Minutes from June 15, 2021**
- **Discussion of Potential STM Warrant Articles – All**
 - Draft proposal – Tom Callahan
- **Updates on ZBWG - All**
 - Adequacy of the Way – John Hallin & Katie Dugan
 - Frontage Definition
 - Street Definition
 - Rules & Regulations
 - Harbor – Peter Pescatore
 - Base Flood Elevation
 - Residential – Woody Chittick & Cassie Malatesta
 - Benchmarking
 - Set-Back Benchmarking (proportional)
 - Lot Shape Benchmarking
 - Samples – 0.10, 0.15, 0.20, 0.25, 0.30 FAR – On the Ground Analysis
- **Set Next meeting Date & Agenda**
 - ZBWG– **Week of August 2nd**
 - Planning Board Update – Part II (Harbor) and Part III (Housing Options) – **Summer - TBD**
 - MPIC Select Board Update (NOT MANDATORY FOR ZBWG) – **July 26, 2021**
- **Adjourn**

Discussion during meetings should always be courteous and respectful and, should be confined to the subject under consideration. Sarcasm is generally not respectful. Statements and questions should be directed to the Chair, who will ask the appropriate person(s) to respond. If you wish to record the meeting in any manner, you must advise the Chair prior to the start of the meeting.