

*Approved December 3, 2019*

**Wellfleet Local Comprehensive Planning Committee Meeting  
Thursday, October 24, 2019 at 8:30 am  
COA Conference Room**

**LCP Members Present:** Chair Suzanne Grout Thomas; Jan Plaue; Jay Horowitz; Bonnie Shepard; Library Director Jennifer Wertkin; Assistant DPW Director Jay Norton; Elaine McIlroy; Mac Hay;

**Also Present:** Executive Assistant Courtney Butler;

***Call Meeting to Order***

Chair Grout Thomas called the meeting to order at 8:35 am.

***Approval of Minutes from September 26, 2019 and October 10, 2019 meetings***

- Plaue moved to approve the minutes of September 26, 2019 as presented.
- Hay seconded, and the motion passed 8-0.
  
- Plaue moved to approve the minutes of October 10, 2019 as presented.
- Norton seconded, and the motion passed 8-0.

***Discussion on Placetypes – Goals, Vision, and Segments***

Grout Thomas thanked McIlroy for supplying the 2017 Housing Plan, which she said covers a key piece of the requirement of the Commission to complete the Plan.

The group began by reviewing the narrative for Natural Areas, written by Plaue. Hay said it read a bit too much like an advertisement; Grout Thomas said it was good to have a positive plan but that it is also important to highlight needs, as well as assets. There was discussion of how the Plan will look and read, with regard to placetype narratives.

The group reviewed the narrative for Community Activity Centers, written by Wertkin. Wertkin highlighted the seasonality of the Town and the impact that has on residents and the economy. Shepard suggested that the Town could better utilize the assets it currently has to support the concept of “social infrastructure” mentioned by Wertkin. Grout Thomas said that what is seen as “lacking” can be turned into a goal for the placetype. There was further discussion.

The group reviewed the narrative for Rural Development Areas, written by McIlroy. McIlroy highlighted the loss of the population ages 24-45 and infrastructure to support housing needs.

Hay was assigned Maritime Areas and was tasked to write a narrative for that placetype.

The group agreed that Norton’s vision statements for the placetypes, presented at an earlier meeting, were a good start for the group to go off of when writing their narratives.

Grout Thomas asked the group “what success for Wellfleet” looks like and asked the group to include those measures in their narratives. She reiterated housing, population growth, water systems, and other topics discussed by the group.

Grout Thomas discussed the process for completing the plan, noting that the draft Plan would go to the Planning Board, and other committees that will be impacted by the Plan; followed by holding public hearings. Grout Thomas said she would like to aim to have a draft ready for a public hearing in

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January, followed by being able to be placed on the Annual Town Meeting Warrant for the April 2020 meeting.

Due to the upcoming holidays in November and December, the group will change their meeting times from the 2<sup>nd</sup> and 4<sup>th</sup> Thursday. Grout Thomas will send an update to group members.

***Adjournment***

- Plaue moved to adjourn.
- Norton seconded, and the meeting adjourned at 9:40 am.

Respectfully submitted,  
Courtney Butler, Secretary