

# Local Comprehensive Plan Committee Remote Meeting Agenda Monday, January 23, 2023 – 3:30 pm www.truro-ma.gov

## **Open Meeting**

This will be a remote meeting. Citizens can view the meeting on Channel 18 in Truro and on the web on the "Truro TV Channel 18" button under "Helpful Links" on the homepage of the Town of Truro website (<u>www.truro-ma.gov</u>). Click on the green "Watch" button in the upper right corner of the page. Please note that there may be a delay between the meeting and the television broadcast/live stream.

Citizens can join the meeting to listen and provide public comment by entering the meeting link; clicking on the Agenda's highlighted link; clicking on the meeting date in the Event Calendar; or by calling in toll free at **1-866-899-4679** and entering the access code **516-964-885#** when prompted. Citizens joining the meeting will be on mute until the public comment portion of the hearing. Citizens may also provide written comment via postal mail or by emailing Liz Sturdy, Planning Department Administrator, at *esturdy@truro-ma.gov*.

Meeting link: https://meet.goto.com/516964885

### **Public Comment Period**

The Commonwealth's Open Meeting Law limits any discussion by members of the Board of an issue raised to whether that issue should be placed on a future agenda. Speakers are limited to no more than 5 minutes.

#### Minutes:

- Assignment of Today's Minutes
- Approval of Minutes: January 9, 2023
- Outstanding Minutes: None

#### Discussion of Goals with Tighe & Bond

#### Update on Committee Feedback on Draft Vision Statement

#### **Review the LCPC Annual Town Report**

Next Meeting Date: Discussion

<u>Adjourn</u>



#### Local Comprehensive Plan Committee Meeting Minutes for 1/09/2023

**Committee members attending:** Mara Glatzel, chair, Ellery Althaus, vice-chair, Kait Blehm, Raphael Richter, Susan Areson, Select Board Representative, Anne Greenbaum, Planning Board representative

**Truro Staff/Consultant attending:** Barbara Huggins Carboni, town planner/land use counsel, Sharon Rooney, LCPC Consultant

The meeting was called to order at 3:40 pm.

Susan Areson motioned to approve amended minutes from 1/03/2022. Anne Greenbaum seconded. All members present voted aye. Raphael Richter was not present at the vote.

Discussion focused on draft goals and objectives in the following areas: Community Design, Coastal Resiliency, Capital Facilities & Infrastructure, and Transportation.

Members agreed to meet virtually at 3:30pm on January 23, 2023.

Raphael Richter moved to adjourn. Susan Areson seconded. All present voted aye.

The meeting was adjourned at 5:29 pm.

Respectfully submitted, Kait Blehm

Truro LCP Draft Goals/Objectives - 1/18/2023			
Cape Cod Regional Policy Plan Goals	2023 Truro LCP Draft Goals/Objectives	Other LCP Related Plans	2005 Truro LCP Goals
Natural Systems			
Water Resources - To maintain a sustainable supply of	Water Resources Goals:	Open Space and Recreation Plan Goals:	Water Resource Goal(s):
high quality untreated drinking water and protect, preserve, or restore the ecological integrity of Cape Cod's fresh and marine surface water resources.	Water resources doals.         To maintain a sustainable supply of high quality untreated drinking water and protect, preserve, or restore the ecological integrity of Cape Cod's fresh and marine surface water resources.         Water Resources Objectives:         Promote/encourage use of I/A systems and/or public wastewater treatment where needed to protect drinking water, ground water supplies and marine water quality         Complete an integrated water resources management planning process to address environmentally impacted areas and future growth in a holistic manner (confirm w/Scott Horsley)         Plan regionally to identify potential new well sites for future water supply needs         Require all existing cesspools to be upgraded to Title V systems by the end of 2023	<ul> <li>1) Protect Truro's (and Provincetown's) groundwater quantity and quality</li> <li>4) Protect Truro's surface waters and wetlands and implement restoration strategies where needed</li> <li><u>Open Space and Recreation Plan Objectives:</u></li> <li>Identify, develop and protect potential groundwater well sources and locations</li> <li>Preserve additional open space adjacent to groundwater resource areas (and surface water bodies)</li> <li>Enact regulatory and planning measures directed at water resource protection via land use controls, financial and density incentives, stormwatermanagement, and wastewater treatment strategies</li> </ul>	<ul> <li>1) To maintain the overall quality and quantity of Cape Cod groundwater to ensure a sustainable supply of high quality, untreated drinking water.</li> <li>2) To continue the efforts to protect the Pamet and Chequessett Lenses.</li> <li>3) To identify and protect future water supplies.</li> <li>4) To work cooperatively with the National Park Service, adjacent towns and other agencies to protect existing and future water supplies.</li> <li>5) To encourage the use of private wastewater disposal systems other than septic systems specifically to protect water supplies and marine water quality, not as a basis for increasing building density or type of development beyond the standards defined in Truro's LCP. These systems, when used, must be adequately managed and maintained.</li> <li>6) To preserve and improve the ecological integrity of marine and fresh surface waters. Cape Cod National Seashore Goal(s):</li> <li>3) Explore the potential to work closely with the CCNS and with other regional towns to provide alternative water supplies for the Lower Cape towns.</li> </ul>
<u>Ocean Resources</u> - To protect, preserve, or restore the quality and natural values and functions of ocean resources.	Ocean and Bay Resources Goal:         To protect, preserve, or restore the quality and natural values and functions of ocean resources.         Ocean and Bay Resources Objectives:         Balance protection of ocean resources with the need to co-exist with wildlife (shark/seals)         Continue to work with CCNS on         Support and expand shellfishing in the harbor         Expand aquaculture where appropriate (Pilgrim Lake noted)         Improve coastal marsh systems         support managed retreat for development in hazard areas and strict         coastal rebuilding standards         Implement the Town's floodplain bylaw		Coastal Resource Goal(s): 1) Truro acknowledges the public's interest in the coast & rights for fishing, fowling and navigation, and will preserve and manage coastal areas so as to safeguard and perpetuate their biological, economic and aesthetic values, and to preserve and, where appropriate, expand public access to the shoreline. 3) Truro will maintain and improve coastal water quality to encourage shellfishing and swimming, where appropriate, and to protect the coastal ecosystem which supports shellfish and finfish habitat.
Wetland Resources - To protect, preserve, or restore the quality and natural values and functions of inland and coastal wetlands and their bufers.	Wetland Resources Goal:         To protect, preserve, or restore the quality and natural values and functions of inland and coastal wetlands and their buffers, particularly the Pamet River system         Wetland Resources Objectives:         Restore Eagle Neck Creek to improve ecosystem         Protect the Pamet River, and where necessary restore it, to improve water quality, preserve associated natural ecosystems and maximize human enjoyment.	Open Space and Recreation Plan Goal: 4) Protect Truro's surface waters and wetlands and implement restoration strategies where needed - Objective: Identify, map and list land acquisition priorities and conduct outreach and negotiation with landowners	<ul> <li>Wetland/Wildlife Goal(s):</li> <li>1) Truro will preserve (leave as is) the quality and quantity of its inland and coastal wetlands insofar as natural forces allow.</li> <li>3) The Pamet River should symbolize Truro's commitment to protecting the natural environment. The lower Pamet should be protected and, where necessary, restored in order to improve water quality, preserve associated natural ecosystems and maximize human enjoyment. The upper Pamet, presently an artificially maintained fresh-water marsh, should gradually be returned to its former status as a saltmarsh.</li> </ul>

Cape Cod Regional Policy Plan Goals <u>Wildlife and Plant Habitat</u> - To protect, preserve, or restore wildlife and plant habitat to maintain the region's natural diversity.	2023 Truro LCP Draft Goals/Objectives <u>Wildlife and Plant Habitat Goal:</u> To protect, preserve, or restore wildlife and plant habitat to maintain the Town's natural diversity <u>Wildlife and Plant Habitat Objectives:</u> Protect federal and State-listed species by (reference current MESA list)	Other LCP Related Plans           Open Space and Recreation Plan Goal:           5) Prevent loss or degradation of critical wildlife and plant habitat to protect existing populations and species diversity <ul> <li>Objective: Identify and protect sensitive natural resources</li> <li>Objective: Protect vernal pools.</li> </ul>	2005 Truro LCP Goals <u>Wetland/Wildlife Goal(s)</u> : 2) Truro will take measures to prevent loss or degradation of critical wildlife and plant habitat, minimize the impact of development on wildlife and plant habitat, and maintain, in so far as possible, existing populations and species diversity. Define what critical is;
<u>Open Space</u> - To conserve, preserve, or enhance a network of open space that contributes to the region's natural and community resources and systems.	Open Space Goal:         To conserve, preserve, or enhance a network of open space that contributes to the Town's natural and community resources and systems.         Open Space Objectives:         Develop a town-wide walking trail/interpretive educational trail network and/or support connections to these systems	Open Space and Recreation Plan Goals:           1) Protect Truro's (and Provincetown's) groundwater quantity and quality           2) Protect, and enhance the availability of, open space for its habitat, open space, recreational and scenic values           - Objective: Prioritize targeted land acquisitions for open space and recreation.           - Objective: Place environmentally sensitive areas under Conservation Commission control           - Objective: Place CR's on public and private open space for added protection           - Objective: Place CR's on public and private open space for added protection.           - Objective: Create network of marked bicycle and walking trails with detailed maps (see OCBPMP).           - Objective: Increase public awareness of the importance of open space.           3) Improve Truro's active and passive recreation opportunities for all segments of the population           - Objective: Clarify and prioritize open space and recreation priorities           - Objective: Identify possible locations and funding for new facilities           - Objective: Identify possible locations and funding for new facilities           - Objective: Identify possible locations and funding for new facilities           - Objective: Improve handicapped accessibility at all facilities.           4) Protect Truro's surface waters and wetlands and implement restoration strategies where needed           - Objective: Objective: Identify, map and list land acquisition priorities and conduct outreach and negotiation with landowners	
Built Systems <u>Community Design</u> - To protect and enhance the unique character of the region's built and natural environment based on the local context.	<u>Community Design Goal:</u> Preserve Truro's small-town character balanced with the need for additional density to support a vibrant year-round community <u>Community Design Objectives:</u> Protect a greenway preserving the frontage along Route 6 from development		Land Use Goal(s): 1) Protect Truro's rural character outside the Seashore 2) Support vital and healthy villages and encourage a small-town, year-round character for these areas. 3) Work with the National Park Service as well as the Cape Cod Commission to ensure that their planning and the town's are coordinated.

	Truro LCP Draft Goals/Objectives - 1/18/2023			
Cape Cod Regional Policy Plan Goals <u>Coastal Resiliency</u> - To prevent or minimize human suffering and loss of life and property or environmental damage resulting from storms, flooding, erosion, and relative sea level rise.	2023 Truro LCP Draft Goals/Objectives Coastal Resiliency Goal: To prevent or minimize human suffering and loss of life and property or environmental damage resulting from storms, flooding, erosion, and relative sea level rise. Coastal Resiliency Objectives: Protect land within watersheds to Pamet River, ponds and other wetlands Improve coastal water quality by working with town boards and other communities to support coastal resiliency efforts Continue to protect the navigability of Pamet Harbor by conducting maintenance dredging Compete temporary and permanent repairs to jetty Work with CCNS to protect Ballston Beach natural functions Develop policies and regulations to improve coastal water quality Develop town policy on rebuilding/relocation in coastal dunes including consideration of managed retreat in some areas	Other LCP Related Plans Objective: Improve coastal and pond water quality Objective: Protect the Pamet River, and where necessary restore it, to Improve water quality, preserve associated natural ecosystems and maximize human enjoyment Objective: Protect land within watersheds to Pamet River, ponds and other wetlands	2005 Truro LCP Goals           Coastal Resource Goal(s):           2) Truro will limit development in coastal and other high-hazard areas in order to protect health, minimize loss of life and of structures, and prevent environmental damage resulting from storms, natural disasters and sea level rise in so far as possible.           Cape Cod National Seashore Goal(s):           1) Work cooperatively with the CCNS and with regional towns for the betterment of the seashore, the region, and the Town.           4) Work with the CCNS to address beach problems related to dune health, beach access, parking, and traffic management.           5) Work with the CCNS to improve the town's coastal resource profile, including developing an integrated approach to management of the Pamet River System and coordinating the development of an estuary and shellfishing area at East Harbor.           6) Maintain an active voice in the decision making for the future of the Truro Dune Shacks and in the management of the Off-Road Vehicle program.	
<u>Capital Facilities &amp; Infrastructure</u> - To guide the development of capital facilities and infrastructure necessary to meet the region's needs while protecting regional resources.	Capital Facilities & Infrastructure Goal: To guide the development of capital facilities and infrastructure necessary to meet local and regional needs.         Capital Facilities & Infrastructure Objectives:         Pursue regionalization where appropriate         Expand broadband infrastructure to all parts of town         Work with Towns/region/Eversource and Internet Advisorty Committee         Incorporate Universal Design in all new Town buildings and facilities         Expand capacity by working with other communities         Create Ad Hoc Committee to consider regionalization of facilities where appropriate         Explore feasibility of regionalizing Town facilities	Truro Economic Overview Goals: - Infrastructure enhancements to support local businesses	Capital Facilities & Infrastructure Goal(s):         1) Develop a long-range plan to improve/maintain the town's infrastructure while maintaining a modest rise in taxes.         2) Work cooperatively with other communities and entities to explore regional solutions to meet community and regional needs.         6) Develop a long-range projection and analysis of the Town's school populations and school infrastructure needs.         7) Continue to maintain current and future buildings with a building maintenance plan.         8) Develop and implement a long range beach and beach management plan to ensure continuous long range recreational and conservational uses. This plan should include parking issues and strategies, dune nourishment programs, permitting issues, and conservation issues.	
<u>Transportation</u> - To provide and promote a safe, reliable, and multi-modal transportation system.	Transportation Goal:         To provide and promote a safe, reliable, and multi-modal year-round transportation system for Truro's residents and employees         Transportation Objectives:         Identify areas in Town that would be suitable for bicycle and pedestrian safe passage         Identify nodes for pedestrian and bicyle facilities such as Cloverleaf to Salty's market; Shore Road to Truro Central School; and the Walsh property Work with neighboring towns and the RTA to establish year-round transit to meet the needs of employers/employees         Incorporate Universal Design in all transportation facilities and improvements		Transportation Goal(s):         1) Continue to advocate for a year-round transportation system that is convenient, safe, accessible, economical and consistent with the Town's historic, scenic and natural resources.         2) Continue to encourage alternative transportation modes, such as bicycles, shuttles and on-call bus service that reduce dependence on private automobiles, within the limits defined by Truro's location, density and fiscal strength.         3) Maintain the existing capacity levels of all non-Federal/State highways, which should be sufficient to handle the Town's anticipated growth.         4) Continue to encourage linking beach and harbor parking areas to a public transportation or shuttle system.         5) Create a safe and unified bicycle and walking system.	

	Truro LCP	Draft Goals/Objectives - 1/18/2023	
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Cape Cod Regional Policy Plan Goals <u>Energy</u> - To provide an adequate, reliable, and diverse supply of energy to serve the communities and economies of Cape Cod.	2023 Truro LCP Draft Goals/Objectives Energy Goal: Energy Objectives:	Other LCP Related Plans <u>Climate Action Committee Goals:</u> 2) Educate business owners ont he benefits of EV charging stations and on the EV charger installation process via information sheets and direct mailing 8) Work with Cape Light Compact to promote energy audits 11) Inform and engage citizenry, Town Government, other boards, and committees to participate in the stretch code adoption process and adoption of specialized opt- in code	2005 Truro LCP Goals Economic Development Goal(s): 6) To explore the potentials for alternative energy, including wind power. <u>Capital Facilities &amp; Infrastructure Goal(s</u> ): 5) Encourage energy conservation and improved energy efficiency, and manage land uses to maximize energy efficiency. Weigh the aesthetics and other impacts of these technologies when they are being proposed.
<u>Waste Management</u> - To promote a sustainable solid waste management system for the region that protects public health, safety, and the environment and supports the economy	Waste Management Goal: Waste Management Objectives:		Capital Facilities & Infrastructure Goal(s):         3) Continue to manage solid waste using an integrated solid waste management system that includes source reduction, recycling, composting, and incineration. Divert increasing percentages of the municipal waste now sent to incinerator facilities through recycling and composting programs.         4) Continue to dispose of hazardous waste generated by Truro households and businesses in an environmentally sound manner using regional programs.
Community Systems			
<u>Cultural Heritage</u> - To protect and preserve the signifcant cultural, historic, and archaeological values and resources of Cape Cod.	Cultural Heritage Goal: Cultural Heritage Objectives:		<ul> <li><u>Economic Development Goal(s)</u>:</li> <li>3) To encourage and support cultural institutions such as Castle Hill, the Truro Historical Museum, Payoment Performing Arts, and Truro Concerts in the Park.</li> <li>4) To work with the National Seashore and Highlands Center Inc. to ensure that the Town will benefit from the activities taking place at the Highlands Center.</li> <li><u>Cape Cod National Seashore Goal(s)</u>:</li> <li>2) Work cooperatively with the CCNS to develop and implement further plans concerning the Highlands Center that enhance Truro's economy, community character, scientific, artistic and environmental goals.</li> <li><u>Heritage Preservation and Community Character Goal(s)</u>:</li> <li>1) Truro will seek to protect and preserve the important historic, cultural, and scenic features of the Truro landscape, recognizing that they are critical components of the town's heritage, character, and economy.</li> <li>2) Truro will preserve historic areas through the establishment of Historic Districts, subject to the wishes of area residents, beginning with the Pond Village area in North Truro Center. The Pamet Roads, Depot Road and Longnook Road should be considered as well.</li> <li>3) Truro will work to ensure that future development and redevelopment respect the traditions and character of historic village centers and outlying residential areas so as to protect the town's characteristically rural look and feel.</li> </ul>

Truro LCP Draft Goals/Objectives - 1/18/2023			
Cape Cod Regional Policy Plan Goals Economy - To promote a sustainable regional economy comprised of a broad range of businesses providing employment opportunities to a diverse workforce.	Provide colspan="2">Provide colspan="2"         Provide colspan="2"       Provide colspan="2"         Provide colspan="2"       Provide colspan="2"         Provide colspan="2"       Provide colspan="2"         Provide colspan="2"       Provi	Other LCP Related Plans	2005 Truro LCP Goals Land Use Goal(s): 5) Recognize that the Town cannot support a full-service economy in the foreseeable future. Economic Development Goal(s): 1) To encourage year round businesses, including home based occupations, that will provide a benefit to both the year round and seasonal population while maintaining and preserving the rural character of the town. 2) To locate business development so as to preserve Truro's rural character and cultural heritage, minimize adverse impacts and enhance the quality of life, focusing on promoting the revitalization of North Truro Village and Truro Center by concentrating small scale professional service, retail, office, home based industry, residential and community activities in these areas while maintaining their rural village character. 5) To encourage traditional home occupations providing services to Truro residents as well as knowledge workers, artists, artisans and others.
Housing - To promote the production of an adequate supply of ownership and rental housing that is safe, healthy, and attainable for people with diferent income levels and diverse needs.	Housing Objectives: Create housing coordinator position	<ul> <li>Housing Production Plan Goals: <ol> <li>Create year-round housing opportunities that are affordable for very low, moderate, and middle-income households including through the conversion of existing buildings into year-round affordable housing</li> <li>Create seasonal housing options for employees of the Town and local businesses to support and sustain the seasonal elements of the local and regional economy more effectively</li> <li>Create differing types of affordable housing to meet and then exceed the State's goal of 10% of all housing being affordable to assure the stability, diversity, and growth of the community, with a minimum average of 20 units annually to reach to 2020 qualitative housing goal of 260 units by 2035</li> <li>Assure that all housing developed includes a diversity of housing types and sizes to respond to the full spectrum of need facing Truro</li> <li>Create more affordable year-round housing for: families with children, senior housing options, and individuals with special needs, including accessible and supportive housing to respond to the diversity of need across population type</li> <li>Increase Truro's public and private capacity to implement local and regional housing initiatives to assure attainment of Truro's housing or Truro's housing crisis including encouraging enhanced housing advocacy by a broad cross section of the community to solidify and build community support for all future housing development efforts</li> <li>Open Space and Recreation Goal:</li> <li>Work cooperatively with town officials and boards/committees towards open space and recreation goals while simultaneously supporting the expansion of affordable and attainable housing opportunities, an identified critical priority</li> </ol></li></ul>	<ul> <li>Land Use Goal(s):</li> <li>4) Encourage sustainable and economically diversified residential growth consistent with the Town's and the Cape's carrying capacity.</li> <li>Open Space and Recreation Goal(s):</li> <li>3) Truro will work to ensure that continued residential development does not destroy key open lands that are important for ecosystems, view sheds, rural character, or access ways for the general public.</li> <li>Affordable Housing Goal(s):</li> <li>1) Truro will promote decent, safe, affordable housing for rental or purchase to meet the needs of present and future Truro residents. In accordance with state law, Truro will seek to raise its affordable housing stocks to 10% of all year-round units at the rate of 0.75% per year of existing housing stocks.</li> <li>2) Truro will encourage and support affordable housing that can serve a variety of needs, including elderly residents, families with children, couples, singles, and municipal employees.</li> <li>3) Truro will work with other towns and with state and regional agencies to support affordable housing at the regional level.</li> <li>4) Truro will make the necessary zoning and regulatory changes to encourage the development of affordable rental units and homes needed for Truro residents.</li> </ul>
Other/New Goal?Note: LCPC request to add recreation emphasis under Community Systems	Develop safe spaces safe ways to recreate; reference to Puma Park as successful effort; Support active and passive recreation opportunities on Walsh/town-owned land Balance open space needs with other needs such as housing		

Truro LCP Draft Goals/Objectives - 1/18/2023			
Cape Cod Regional Policy Plan Goals	2023 Truro LCP Draft Goals/Objectives	Other LCP Related Plans	2005 Truro LCP Goals
New Goal: Governance/Community			
Participation/Communication	Work cooperatively with other communities and entities to explore		
	regional solutions to meet community and regional needs.		
	Increase diversity as a central goal/vision		



## Local Comprehensive Plan Committee

Mara Glatzel, Chair Ellery Althaus, Vice Chair Susan Areson, Select Board Representative Anne Greenbaum, Planning Board Representative Raphael Richter, member Christopher Clark, Kait Blehm

The mission of the Local Comprehensive Planning Committee (LCPC) is to design and implement a planning process that is inclusive and utilizes various methods to gather information from the diversity of stakeholders in the Town of Truro. The process will be open, transparent and informed by the Values Statement contained in the Board of Selectmen's Annual Goals. The LCPC will utilize the process of planning as a means to generate community consensus on a host of issues that confront the Town such as affordable and community housing, land use, community sustainability and environmental protection. The LCPC process will be data driven. The LCPC will produce a final plan that is a living document that will be used to regularly inform the direction of Town administration and services as well as policy development by the Board of Selectmen and its appointed Boards, Committees and Commissions. The goal is to have a finalized Local Comprehensive Plan in 2023.

2022 LCPC updates & initiatives:

- In late 2021, the LCPC designed a survey for community input on the overall vision for the LCP, economic development, housing, and the Walsh property from

residents and non-residents. There were 611 total respondents: 58% year round residents, 35% part-time residents, and 9% Truro business owners.

- Through the spring and summer, the LCPC launched a postcard campaign asking town members to answer a series of questions about the future of Truro. These cards were sent home in backpacks at Truro Central School and placed at the Truro Library, Council on Aging, and Truro farmer's market.
- In September, Truro Central School grades completed a school-wide exercise highlighting their favorite parts of Truro. Pre-K 2nd grade students were asked, "What's your favorite place in Truro?" and responded to the prompt visually. 3rd grade 5th graders were asked "What's your favorite thing about Truro?" and used this question as a writing prompt.
- In October, the LCPC had a fantastic turnout for its visioning workshop on October 15, 2022. Over 70 people participated in the community forum, held in person at the Community Center, to help develop visions and goals for the town's future. Attendees were able to review input from Truro Central School students, in the form of posters highlighting what they love about the town.
- In December, the LCPC completed a draft vision statement and growth policy, and began outreach to other committees and town staff for feedback.