

**Walsh Property Community Planning Committee (WPCPC)**  
**Meeting Seven: September 29, 2021 | 6:30 – 8:30 PM**

**Accessing the Meeting**

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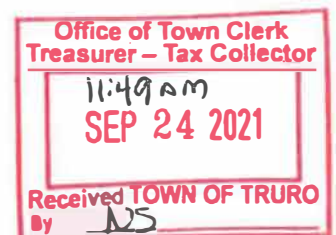
**Meeting Agenda**

**Meeting Objectives:**

- Review progress of community conversations
- Discuss and approve draft work plan
- Identify meeting schedule moving forward
- Finalize quantitative survey

**6:30 Welcome (Presenters: Paul Wisotzky and Fred Gaechter, Co-Chairs)**

- Roll call
- September minutes approval
- Renewal of Committee Membership
- Objectives and Agenda Review
- Update on Facilitation Services
- Review Action Items



- 6:40 Hear Status Updates from Committee Members on Community Conversations**
- 6:45 Review and Discuss Draft Work Plan (Presenter: Fred Gaechter, Co-Chair)**
- Walk through draft work plan and timeline
  - Identify additional steps needed or adjustments that should be made
  - Accept draft work plan
  - Determine initial steps to move forward on draft work plan
- 7:15 Discuss and Approve Meeting Schedule Moving Forward**
- 7:30 Finalize Qualitative Survey Questions and Discuss Survey Distribution Efforts (Presenter: Paul Wisotzky, Co-Chair)**
- 8:15 Public Comment**
- 8:25 Wrap Up & Next Steps**
- 8:30 Adjourn**



# DRAFT

September 2021

## WALSH PROPERTY COMMUNITY PLANNING COMMITTEE

### PROJECT WORK PLAN

**September-October 2021:** Committee completes initial community input/outreach process regarding Walsh property land use.

**October 2021 – March 2022:** Committee works with design consultant, based on results of community input, to develop its consensus recommendation on the Walsh property land use.

1. **October:** Development of and agreement on the Project Work Plan
2. **November:**
  - a. Reach an understanding of regulatory and physical property constraints, e.g., zoning, Zone 2 setbacks, water/septic, their impacts on land use, and potential solutions.
  - b. Design Consultant starts work with Committee (maybe in October)
  - c. Engineering report on existing structures available for discussion and conclusion.
  - d. Design Consultant and Committee develop the detailed (month-by-month) Project Work Plan
3. **December:** Draft Warrant Article for existing structures solution, i.e., rehab or demolition.
4. **December 2021-March 2022:** Discuss and determine Committee's perspective on recommended land uses.

**January 2022:** Disseminate and analyze Town-wide survey on potential uses.

**February 2022:** Submit Warrant Article on existing structures, text for publication.

**March-April 2022:**

1. Prepare ATM presentation of a project status report and Warrant Article.
2. Attend pre-Town Meeting to answer questions on the Warrant Article.

**April 2022 ATM:** Present the project status report on the Committee's work to date including the Warrant Article on the existing structures. Announce logistics for public forums on recommended land uses.

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**May-June 2022:** Development of initial, proposed land uses.

**July 2022:** Committee conducts public forum(s) and/or Town-wide survey on initial, proposed land uses.

**August-September 2022:** Based on the initial, proposed land uses and the public forum responses to it, develop the final land use recommendation for design development.

**October 2022:** Design consultant presents draft site design plan to the Committee for review, consideration, and comment. The plan will include a construction timeline and, if appropriate, a phased approach.

**November 2022:**

1. Iterative process between design consultant and Committee on the draft site design plan.
2. Committee reaches consensus on proposed site design plan.

**December 2022:** Committee presents proposed site design plan to Select Board and Finance Committee for consideration and approval.

**January 2023:** Submit ATM Warrant Article for Walsh property site design plan.

**February-April 2023:**

1. Prepare ATM presentation for proposed site design.
2. Attend pre-Town Meeting to answer question on the proposed design plan.

**April 2023 ATM:** Present complete proposed site design plan for the Walsh property. If the project is to be phased, detail the phase(s) that are ready for completion while delineating those areas proposed for specific future phases.

**DRAFT**

1. When you think about the Walsh Property and how it might be used, what excites you the most?
2. When you think about the Walsh Property and how it might be used, what concerns you the most?
3. Potential uses of the Walsh Property include the following. Please rank in order of the highest priority for the Town of Truro with the number one being the highest priority.

\_\_\_\_\_ Housing

\_\_\_\_\_ Municipal Uses (School, DPW, Offices)

\_\_\_\_\_ Open Space

\_\_\_\_\_ Recreation

\_\_\_\_\_ Other (please specify): \_\_\_\_\_

\_\_\_\_\_ Other (please specify): \_\_\_\_\_

4. As the Walsh Property Community Planning Committee continues its work what are the **three** most important things that you want to make sure the WPCPC accounts for and considers as it develops proposals for the use of the property. Please choose three.

- Taxes
- Town Budget
- Traffic
- Parking
- Water Quality
- Climate Change
- Year-round Community Sustainability
- Community gathering and event space
- Tourism
- Recreation
- Socio Economic Diversity in the community
- Economic Development
- Environment
- Educational System
- Employment Recruitment and Retention
- Families
- Seniors
- Arts and Culture
- Other: (Please Specify):
- Other: (Please Specify):
- Other: (Please Specify):

5. Is there anything else you would like to share with us regarding the Walsh Property?