

Martha's Vineyard Land Bank Commission

MINUTES
REGULAR SESSION
MEETING OF MAY 2, 2022

via remote technology

CALL TO ORDER: 3:00 pm

LAND BANK COMMISSIONERS PRESENT AT CALL TO ORDER

Steven Ewing, Pamela Goff, Wesley Mott, Kristen Reimann, Sarah Thulin

LAND BANK COMMISSIONERS ABSENT AT CALL TO ORDER

Nancy Weaver, Peter Wells

STAFF PRESENT AT CALL TO ORDER

Harrison Kisiel, James Lengyel, Julie Russell

OTHERS PRESENT DURING THE SESSION

Philip Cordella

PRESENTATION OF THE WARRANT

Warrant no. 2022-41 was made available for the Commission's inspection.

APPROVAL OF THE AGENDA

Hearing no proposed changes, Mrs. Goff declared the agenda approved as presented.

APPROVAL OF THE MINUTES OF APRIL 25, 2022

By a motion made and seconded, the Commission voted unanimously in a roll call vote to approve the minutes as written.

COUNTY AND LAND BANK COMMISSION TREASURERS' REPORTS

None

TRANSFER FEE REVENUES

Revenues for the week ending April 29, 2022: \$283,275.00

NEW BUSINESS

1. Agency Policy: Personnel and Staffing

The Commission conducted a second-reading of draft amendments to this policy regarding job descriptions and the accompanying classification; the first-reading took place at the Commission's April 25, 2022 meeting.

After discussion and by a motion made and seconded, the Commission voted unanimously in a roll call vote (1.) to so amend the policy; and (2.) to direct staff to advertise for applicants for the fiscal officer position.

2. John Presbury Norton Farm (Town of West Tisbury)

Ms. Russell reviewed with Commissioners the January 29, 2017 preliminary management plan for the portion of this property that the land bank purchased from Sheila Murphy; this matter had been most recently discussed at the Commission's April 25, 2022 meeting. She divided the plan into (1.) those aspects that mesh with the text of the existing plan for the larger reservation and thus require no decisions at this time; and (2.) those aspects that require Commission decisions, for which she made the following recommendations: [a] that the field not be used for agriculture and [b] that no effort be expended to try to create a view of an off-premises field, on the grounds that little of the intervening vegetation is located on-premises, and [c] that the small ponds on this property be allowed to revert naturally to vernal pools and [d] that no relocation of the existing trailhead occur, on the grounds that its site-distances on the State Road are as good as any, and [e] that no universal access be planned between the existing trailhead and the new addition, on the grounds that it is too far.

Discussion occurred. Mrs. Goff stated she could envision two trailheads off the State Road, with the second to be sited in the location of the studio that is to be removed and with a universal access trail then leading off it to the field. Ms. Russell stated that that would require a full revision to the plan. Commissioners agreed that she should plan to do so in the future.

After discussion and by a motion made and seconded, the Commission voted unanimously in a roll call vote to incorporate Ms. Russell's recommendations into the existing plan. She will also incorporate her species inventories and consolidated maps.

3. Trade Wind Fields Preserve (Town of Oak Bluffs)

The Commission discussed its contract with Fr. Michael Nagle, its airport services coordinator here; it calls for an annual review of services. Mr. Kisiel reported that he has assessed his performance and recommends that the contract be extended for another twelve months.

After discussion and by a motion made and seconded, the Commission voted unanimously in a roll call vote to accept its land superintendent's recommendation. Mr. Kisiel and Ms. Russell departed the meeting at this time.

4. Agency Administration: Performance Evaluation

The Commission prepared to conduct its annual review of Mr. Lengyel's performance; Mrs. Goff asked Commissioners to assemble their thoughts and comments, so that she can then synthesize them into a composite review.

PUBLIC INPUT

1. Agency Administration: Public Input

Philip Cordella spoke to (1.) access to the John Presbury Norton Farm; (2.) the aviation use at the Trade Wind Fields Preserve; (3.) recording of Commission meetings; and (4.) the presence of Commissioners on their towns' Town Advisory Boards.

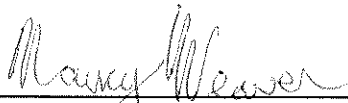
ENDORSEMENT OF THE WARRANT

The Commission endorsed Warrant no. 2022-41.

EXECUTIVE SESSION

By a motion made and seconded, the Commission voted unanimously in a roll call vote to enter executive session for the purpose of discussing the purchase, lease, exchange or value of real property. Mrs. Goff stated that the subjects to be discussed are the purchase or value of real property and declared that an open meeting may have a detrimental effect on the negotiating position of the Commission. She further announced that the Commission would not reconvene in regular session after the conclusion of the executive session. The Commission entered executive session at 3:36 pm.

certification:



Nancy Weaver, Secretary