

Final Recommendation on North Beach Cottages
Accepted by unanimous vote of the Advisory Commission
November 14, 2011

1. Concurs that the North Beach cottages are all threatened with some in more jeopardy than others.
2. Understands the CCNS logic and reasoning in its decision to be proactive for all the relevant risk and safety factors, budgetary considerations and natural resource protection responsibilities but is concerned about the abbreviated process used to reach that decision.
3. At a public meeting held by the subcommittee in Chatham on October 12th, the subcommittee clearly heard and understands concerns voiced by the Selectmen, the lessee's and others about historical and community value, procedural concerns, and natural processes. The goal is to develop an approach to manage the situation that is responsive to these immediate concerns and respects the overarching management responsibilities of CCNS.

Therefore the North Beach Subcommittee concurs and recommends to the full CCNS Advisory Commission the following:

1. Any final CCNS action be delayed for one year until Oct 2012:
 - a. During this period, it is expected that the historic preservation 106 application process will be concluded;
 - b. additional discussions with Town of Chatham officials can be conducted;
 - c. the Town's request for no action during the 300th Celebration will be granted;
 - d. and existing special use permits should be renewed for the 2012 season.
2. Special use permits issued for the 2012 season should include the following provisions.
 - a. Notification that it is possible that further permits will not be renewed.
 - b. That a plan for removal be developed that identifies and removes cottages on a case by case basis that recognizes those in most jeopardy and utilizes removal methods that are most environmentally sensitive.
 - c. Include a provision that allows CCNS to take immediate action should damage to a cottage create an immediate or imminent safety situation. A camp destroyed by fire or natural catastrophe cannot be rebuilt.
 - d. An additional fee of \$5,000 per cottage is assessed and placed in an escrow account to fund additional staging costs as a result of this extension and case by case approach.