



Town of Barnstable Planning Board



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Board Members

Mary Barry, Chair Stephen Helman, Vice Chair Steven Costello, Clerk Paul R. Curley David Munsell Fred LaSelva

Town Council Liaison – John T. Norman

Planning & Development Dept. Staff

Elizabeth Jenkins, AICP, Director - elizabeth.jenkins@town.barnstable.ma.us

Anna Brigham, Principal Planner - anna.brigham@town.barnstable.ma.us

Karen Herrand, Principal Assistant - karen.herrand@town.barnstable.ma.us

AGENDA

September 25, 2017

Barnstable Town Hall, 367 Main Street, Hyannis, MA, Hearing Room, 2nd Floor at 7:00 p.m.

Meeting notice previously filed with Town Clerk

Call to Order: Introduction of Board Members and Staff Members

Notice of Recording: This meeting is being recorded and broadcast on Channel 18 and in accordance with MGL Chapter 30A §20. The Chair must inquire whether anyone else is taping this meeting and to please make their presence known.

Approval Not Required Plans: None

Lot Releases:

Subdivision No. 657. Request to release covenant for lots, 6, 7, 8 and 9.

Address: 90, 110, & 130 Merchants Way and 20 Business Lane, Barnstable.

Regulatory Agreements:

Capebuilt Pleasant Street, LLC seeks to enter into a Regulatory Agreement with the Town of Barnstable to redevelop nine parcels with seven new multi-family residential structures containing sixty (60) total units with a total floor area of 22,252 square feet. The properties are located at 24, 28, 43, 44, 53, 56, 64 and 66 Pleasant Street and 86 South Street, Hyannis as shown on Assessor's Map 327 as Parcels 131, 245, 122, 133, 121, 143, 268, 135 and 137. The properties are zoned Harbor District and Hyannis Village Business District.

The Applicant proposes to construct seven, three-story multi-family residential buildings, one three-story building with two townhouses, and one building to be renovated into a community gathering space with two studio apartments above and an outdoor patio area. Six existing dilapidated structures will be demolished. Paved parking areas with new stormwater management systems, lighting and landscaping will be installed. *Copies of correspondence received. Continued from September 11, 2017*

Adam Weiner/Guaranteed Fresh Produce or nominee seeks to enter into a Regulatory Agreement with the Town of Barnstable to expand an existing building housing a wholesale and retail produce/grocery establishment at 35 Iyannough Road and for accessory parking at 30 Iyannough Road. The properties are shown on Assessor's Map 343 as Parcels 003 and 015. They are in the GM Gateway Medical and

Wellhead Protection Overlay Districts. The Applicant proposes to expand the existing building at 35 Iyannough Road by 3,832 sq.ft for the purpose of additional warehouse space for refrigerated storage and improved truck access. Additionally, the Applicant proposes to utilize 30 Iyannough Road for truck parking accessory to the business at 35 Iyannough Road. *Copy of staff report, application, plans and associated documents enclosed*

Approval of Minutes: August 28, 2017, Draft Minutes

Correspondence:

Chapter 91 – 68 Little River Road, Cotuit Bay – maintain seasonal pier – Entwistle

Chapter 91 – Dredge notification 275 Millway Rd., Barnstable Harbor

Matters Not Reasonably Anticipated by the Chair:

Future Meetings: Regularly Scheduled Meetings: October 23, and November 13, 2017, @ 7:00 PM.

Please Note: The list of matters are those reasonably anticipated by the chair, which may be discussed at the meeting. Not all items listed may be discussed and other items not listed may also be brought up for discussion to the extent permitted by law. It is possible that if it so votes, the Board may go into executive session. The Board may also act on items in an order other than they appear on this agenda.

* Public files are available for viewing during normal business hours at the Planning Board, Planning & Development Department, 200 Main Street, Hyannis, MA.