



# Town of Barnstable Planning Board



[www.townofbarnstable.us/PlanningBoard](http://www.townofbarnstable.us/PlanningBoard)

## Board Members

Steven Costello, Chair    Stephen Robichaud, Vice Chair    Mary Barry, Clerk    Robert Twiss    Michael Mecenas    Raymond Sexton    Tim O'Neill  
Town Council Liaison – Mathew Levesque

## Planning & Development Dept. Staff

Elizabeth Jenkins, AICP, Director - [elizabeth.jenkins@town.barnstable.ma.us](mailto:elizabeth.jenkins@town.barnstable.ma.us)  
Kate Maldonado, Assistant Director - [kaitlyn.maldonado@town.barnstable.ma.us](mailto:kaitlyn.maldonado@town.barnstable.ma.us)  
James Kupfer, AICP, Senior Planner – [james.kupfer@town.barnstable.ma.us](mailto:james.kupfer@town.barnstable.ma.us)  
Karen Herrand, Principal Assistant - [karen.herrand@town.barnstable.ma.us](mailto:karen.herrand@town.barnstable.ma.us)

## AGENDA

**March 14, 2022**

Meeting notice previously filed with Town Clerk

The Planning Board's Public Hearing will be held at 7:00 p.m. by remote participation methods. Alternative public access to this meeting shall be provided in the following manner:

1. The meeting will be televised via Channel 18 and may be viewed via the Channel 18 website at <http://streaming85.townofbarnstable.us/CablecastPublicSite/>
2. Real-time access to the Planning Board meeting is available utilizing the Zoom link or telephone number and Meeting ID provided below. Public comment can be addressed to the Planning Board by utilizing the Zoom link or telephone number and Meeting ID provided below:

Link: <https://zoom.us/j/98611934799>

Phone: 888 475 4499 US Toll-free

Meeting ID: 986 1193 4799

3. Applicants, their representatives and individuals required or entitled to appear before the Planning Board may appear remotely and may participate through the link or telephone number provided above. Documentary exhibits and/or visual presentations should be submitted in advance of the meeting so that they may be displayed for remote public access viewing.

Application materials may be accessed by contacting [Karen.herrand@town.barnstable.ma.us](mailto:Karen.herrand@town.barnstable.ma.us) or calling 508-862-4064.

### **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.

### **Public Comment**

### **Approval Not Required:**

**Holian Family Realty Trust** have submitted an Approval Not Required plan entitled: "Plan Showing Lot Division at 250 Windswept Way Barnstable (Oyster Harbors) MA" dated March 7, 2022, prepared and stamped by Richard R. L'Heureux of CapeSurv. (Majority of Full Board)

### **Zoning Amendments:**

**Zoning Amendment TC Item No. 2022-034** - Proposal to amend the Town of Barnstable Zoning Ordinance by amending the code of the Town of Barnstable, Part I, General Ordinances, Chapter 240 Zoning by expanding the Ground-Mounted Solar Photovoltaic Overlay District to include the property located at 810 Wakeby Road, Marstons Mills (Assessors' Map 013 Parcels 004, 005, 052) and by

requiring a Special Permit for large-scale ground-mounted solar photovoltaic installations located within any residential district located within the overlay district. – *continued from November 8, 2021, December 13, 2021, January 10, 2022, February 14, 2022, and February 28, 2022*  
(Public Hearing) (Majority of members present and voting for recommendation to Town Council)

### **Staff Updates**

Barnstable Hazard Mitigation Plan Update Presentation  
Local Comprehensive Plan  
Downtown Hyannis Wayfinding Plan

### **Matters Not Reasonably Anticipated by the Chair**

### **Correspondence**

### **Approval of Minutes**

February 28, 2022, draft minutes

**Future Meetings:** March 28, and April 11, 2022, @ 7:00 p.m.

### **Adjournment**

**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 by contacting [Karen.Herrand@town.barnstable.ma.us](mailto:Karen.Herrand@town.barnstable.ma.us) or calling 508-862-4064.