



TOWN OF BARNSTABLE

PLANNING BOARD

Board Members

Stephen Helman, Chair Raymond B. Lang, Vice Chair David Munsell, Clerk Mary Barry Holly Brockman-Johnson Paul R. Curley Mark R. Ferro

Town Council Liaison – John T. Norman

Growth Management Staff

Elizabeth Jenkins, Regulatory Review/Design Planner

Anna Brigham, Principal Planner

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

AGENDA

April 11, 2016

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

Meeting notice filed with Town Clerk - Revised and refiled on April 6, 2016

Call to Order: Introduction of Board Members and Staff

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: A plan entitled "Draft Plan of Land in Barnstable, (Cotuit) Massachusetts, dated March 30, 2016, Being a Division of the Lot 2 Shown on LCC 4235 D, Petitioners: The Bluff, LLC, Roger M. Barzun, Charles R. Lowell, Isabel Barzun, Elizabeth Parfit, & Emily Parfit" has been submitted for endorsement as an Approval Not Required Plan (ANR). The plan proposes to divide Lot 2 into three lots (Lot 4, Lot 5 and Lot 6) - *Staff Report, application and associated documents enclosed*

Special Permits: Special Permit Application David Colombo - 159 Ocean Street, Hyannis, Black Cat Harbor Shack Map/Par 326/039 – Proposal for: New roof deck, stairs and vertical lift located within front yard setback and reduction of required parking for an additional 23 seats – *Additional correspondence enclosed*

Regulatory Agreement Public Hearing:
Release of E-mail correspondence among Planning Board Members

Mark Hyannis, LLC – 411 & 417 Barnstable Road and 42 Bearse Rd, Hyannis – Map311 Parcels 033, 035-001 and 035-002. Proposal to demolish all three existing buildings and re-divide the existing three lots into two lots, and construct a two-story, 6,080 sq. ft. office/bank with a drive-through and an approximately 12,900 sq. ft. retail pharmacy with a drive-through and site improvements – *Summary of Proposed Regulatory Agreement enclosed*

Correspondence (*Any Member wishing a copy please contact the office*)
Notification of Modification of Comprehensive Permit Nos. 1995-020, 1992-068, 2010-036, and 2014-039 – Application No. 2016-017 – Living Independently Forever, Inc. (L.I.F.E.) Request for Major Modification to add eight (8) one-bedroom units within two new multi-family buildings located at 550 Lincoln Road Extension & 184 Castlewood Circle, Hyannis, Map/Parcel: 272/025 located within the Residence C-1 Zoning District.

Approval of Minutes: September 28, 2015, January 25, 2016, and February 22, 2016

Matters Not Reasonably Anticipated by the Chair:

Future Meetings: Regularly Scheduled Meetings: April 25 and May 9, @ 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, Growth Management Department, 200 Main Street, Hyannis, MA.