



**Town of Barnstable
Conservation Commission
230 South Street
Hyannis Massachusetts 02601**

2025 DEC 31 AM 11:04

BARNSTABLE TOWN CLERK

Office: 508-862-4093

E-mail: conservation@town.barnstable.ma.us

AGENDA – CONSERVATION COMMISSION HEARING

DATE: January 6, 2026 @ 6:30 PM

This meeting of the Barnstable Conservation Commission is being recorded and transmitted by the Information Technology Department of the Town of Barnstable on Channel 18. Under MGL Chapter 30A Section 20, anyone else desiring to make such a recording or transmission must notify the Chair.

The Conservation Commission's Public Hearing will be held by remote participation methods.

Alternative public access to this meeting shall be provided in the following manner:

1. The meeting will be televised live via Xfinity Channel 8 or high definition Channel 1072. It may also be accessed via the Government Access Channel live stream on the Town of Barnstable's website: <http://streaming85.townofbarnstable.us/CablecastPublicSite/watch/1?channel=1>

2. Real-time public comment can be addressed to the Conservation Commission utilizing the Zoom link or telephone number and access code for remote access below.

Remote Participation Instructions

<https://townofbarnstable-us.zoom.us/j/83978294657>

Meeting ID: 839 7829 4657

US Toll-free • 888 475 4499

3. Applicants, their representatives and individuals required or entitled to appear before the Conservation Commission may appear remotely and are not permitted to be physically present at the meeting, 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 to Edwin.Hoopes@town.barnstable.ma.us, so that they may be displayed for remote public access viewing.

Public comment is also welcome by emailing Edwin.Hoopes@town.barnstable.ma.us. Comments should be submitted at least 8hrs prior to the hearing.

REMINDER TO APPLICANTS:

FEES FOR LEGAL ADS ARE LISTED BELOW. PLEASE MAIL CHECKS TO CONSERVATION, 230 SOUTH STREET, HYANNIS, 02601

Conservation Commission meeting materials are available through Laserfiche. Links to application materials can be accessed [HERE](#).

I. REQUESTS FOR DETERMINATION

- A. John P. McGuinness.** Proposed vista pruning at 522 Shootflying Hill Road, Centerville as shown on Assessor's Map 193 Parcel 028. **DA-26001 \$14.04**
- B. Dana Hornig.** Proposed 375 sf addition to existing residence at 65 Thatcher Holway Road, Marstons Mills as shown on Assessor's Map 148 Parcel 004. **DA-26002 \$14.04**
- C. Stephen Picard.** Vista pruning and vine removal at 256 Indian Trail as shown on Assessor's Map 337 Parcel 021. **DA-26003 \$11.70**
- D. Robert & Janice Dunkley.** To raise the roof approximately 4' over dwelling and to replace 156 +/- SF of roof between dwelling and garage at 211 Cedar Tree Neck Road, Marstons Mills as shown on Assessor's Map 076 Parcel 025. **DA-26004 \$21.06**
- E. James P. & Monica A. Shay.** To modify and expand the existing patio at 44 Dale Avenue, Hyannis Port as shown on Assessor's Map 286 Parcel 011. **DA-26005 \$14.04**

- F. Michael Thiel.** To build concrete stairs and new foundation under existing deck and sunroom to exit basement at 190 Holly Point Road, Centerville as shown on Assessor's Map 232 Parcel 035. **DA-26006 \$18.72**
- G. E.J. Jaxtimer.** Proposed second floor single family dwelling living space over existing garage at 1450 & 1500 Osterville – West Barnstable Road, Marstons Mills as shown on Assessor's Map 127 Parcels 035, 036, & 007-001. **DA-26007 \$21.02.**

II. NOTICES OF INTENT

- A. Brian and Nicole Connolly.** To construct a boardwalk above Mean High Water for access to the water and salt marsh restoration at 169 Salten Point Road, Barnstable as shown on Assessor's Map 301 Parcel 003. **\$18.72**
- B. Niloufar Khoobehe and Hamid Salamipo.** To construct a swimming pool and cabana at 21 Windrush Lane, Osterville as shown on Assessor's Map 093 Parcel 067. **SE3-6343 \$16.38**
- C. AFT Osterville, LLC.** To demolish the existing single family dwelling and construct a new dwelling with pool and all associated appurtenances at 22 Manor Way, Osterville as shown on Assessor's Map 116 Parcel 128. **\$21.06**
- D. Oyster Harbors Yacht Basin Realty Corp.** Proposed replacement of (3) 4,000 gallon fuel tanks with (2) 10,000 gallon fuel tanks and all associated appurtenances at 122 Bridge Street, Osterville as shown on Assessor's Map 093 Parcel 009. **\$23.40**
- E. Kevin J Haspel Flaherty.** Alteration of an existing building as an accessory dwelling unit at 739 Route 149, Marstons Mills as shown on Assessor's Map 101 Parcel 004. **\$16.38**
- F. Diego Baveloni, Pristine Cape Cod Homes, Inc.** To demolish dwelling and shed at 23 Pleasant Hill Lane, Hyannis as shown on Assessor's Map 308 Parcel 019. **SE3-6344 \$14.04**
- G. Julie Wolf.** Site improvements to include construction of a front porch, walkway and steps, expand garage, reconfigure deck, replace retaining wall and driveway, mitigation plantings, restoration work, and vegetation management at 268 Indian Trail, Barnstable as shown on Assessor's Map 337 Parcel 024. **\$28.08**

III. CONTINUANCES

- A. Steven and Wendy D'Angelo.** To remove an existing ramp and float system and permit a new pier, ramp, and float at 108 Long Beach Road, Centerville as shown on Assessor's Map 206 Parcel 005. **SE3-6289 Continued from 11/25/2025. WC Form received.**
- B. Laura Beth Trust, Trustee – 364 Wianno Avenue Realty Trust.** To permit a proposed pier, ramp and float for non-motorized use at 270 East Bay Road, Osterville as shown on Assessor's Map 163 Parcel 010. **SE3-6339 Continued from 12/9/25. WC Form received.**
- C. Mass Audubon.** Enhancement and restoration of 76.5 acres of salt marsh within the Great Marsh Wildlife Sanctuary at 2450 and 1452 Main Street and 89 Shepards Way, Barnstable as shown on Assessor's Map 238 Parcel 005-002, Assessor's Map 258 Parcel 017, and Assessor's Map 237 Parcel 021. **SE3-6335 Continued from 12/9/25. WC Form received.**
- D. Gerry Sverdlin.** To construct a seasonal dock with stairs to water and invasive species removal at 1031 West Main Street, Centerville as shown on Assessor's Map 229 Parcel 061. **SE3-6328 Continued from 12/16. WC Form received.**

- E. Stephen and Bernice Tousignant.** To construct a seasonal dock and replace stairs and retaining wall at 1017 West Main Street, Centerville as shown on Assessor's Map 229 Parcel 060. **SE3-6341 Continued from 12/16.**
WC Form received.

IV. CERTIFICATES OF COMPLIANCE

(ez = staff recommends approval) (D = staff does not recommend approval) (* = on-going conditions)

A. SE3-6012	Adam Hostetter 401 Ocean Street, Hyannis	(COC, ez*)	Raze and Replace single family dwelling.
B. SE3-5839	Matthew Barry 28 Folsom Avenue, Hyannis	(COC, ez*)	Demolish existing dwelling. Construct new dwelling with patio & pool.
C. SE3-6102	David & Cynthia Cowan Cowan Family Revocable Trust 79 Seventh Avenue, Hyannis	(COC, ez)	At grade-access steps (not done), and permanent elevated walkway.
D. SE3-6273	Barnstable County 155 South Flint Rock Road, Barnstable	(COC, ez*)	Installation of a Permeable Reactive Barrier at former Municipal Fire Training Facility to contain PFAS from groundwater & mitigate transport of PFAS-impacted groundwater to public drinking water supply.

V. MINUTES

- A.** November 18, 2025

Upcoming Meetings:

Month	6:30 P. M.	3:00 PM
January	20	13
February	3, 17	10
March	3, 31	7