



Town of Barnstable

Zoning Board of Appeals



Board Members:

Alex Rodolakis – Chair David Hirsch – Vice Chair Herbert Bodensiek - Clerk
Jacob Dewey – Regular Member
Paul Pinard – Associate Member Kyle Evancoe – Associate Member Todd Walantis – Associate Member Mark Hansen – Associate Member
James Tinsley – Town Council Liaison

Staff Support

Elizabeth Jenkins – Director - elizabeth.jenkins@town.barnstable.ma.us
Anna Brigham – Principal Planner – anna.brigham@town.barnstable.ma.us
Carol Puckett – Administrative Assistant – carol.puckett@town.barnstable.ma.us

Agenda

Wednesday, January 23, 2019

Hearing Room – 2nd Floor – 367 Main Street, Hyannis, MA

Call to Order

Introduction of Board Members

Notice of Recording

Please note that this meeting is recorded and broadcast on Channel 18 and in accordance with MGL Chapter 30A §20. I must inquire whether anyone is taping this meeting and to please make their presence known.

Minutes

September 12, 2018, September 26, 2018, October 10, 2018, October 24, 2018

Old Business

7:00 PM

Appeal No. 2018-041

Carbonneau

Laurie Carbonneau has applied for a Special Permit pursuant to Section 240-34.L – Floodplain District Regulations – Exception from the Requirements. The applicant is seeking relief to finish the lower level of the principal dwelling to allow for temperate controlled storage and additional living space. The property is located at 174 Bay Shore Road, Hyannis, MA as shown on Assessor's Map 325 as Parcel 084. It is located in the Residence B (RB) and the AE (11) – 100 Year Flood and VE (13) – Velocity Zone Flood Zones.

Continued from August 22, 2018, September 12, 2018, October 24, 2018 and December 12, 2018. Members assigned on 09-12-18: David Hirsch, Herbert Bodensiek, Paul Pinard, Todd Walantis and Jacob Dewey.

7:01 PM

Appeal No. 2018-068

McKinley/Boris

Michael D. McKinley and Kendra Boris have applied for a Special Permit pursuant to Section 240-91.H – Developed Lot Protection. The petitioners are proposing to demolish the existing two (2) bedroom, 870 square foot gross floor area, single family dwelling and construct a new, four (4) bedroom, 2140 square foot gross floor area, single-family dwelling on a lot less than 10,000 square feet. The property is located at 166 Seventh Avenue, Hyannis, MA as shown on Assessor's Map 245 as Parcel 071-000. It is located in the Residence B (RB) Zoning District.

Members assigned 12-12-18: Alex Rodolakis, David Hirsch, Jake Dewey, Paul Pinard, Mark Hansen

New Business

7:02 PM

Appeal No. 2019-003

Barcroft Lloyd IV as Trustee

Stacy Barcroft Lloyd IV as Trustee of the Descendant's Separate Trust f/b/o Stacy Barcroft Lloyd IV, has applied for a Special Permit in accordance with Section 240-44 – Accessory Use Permitted with Special Permit. The applicant is proposing to construct a garage/car barn with vehicle bays, entry foyer, bathroom, and mezzanine level on a lot immediately opposite and across a road from the lot on which the principal use it serves is located. The subject property is located at 19 Indian Trail, Lot 245 on Land Court Plan 15354-133, Osterville, MA as shown on Assessor's Map 070 as Parcel 009-003. It is located in the Residence F-1 (RF-1) Zoning District.

Correspondence

Town of Barnstable Planning Board, Notice of Public Hearing Monday January 14, 2019 at 7:00PM in the Hearing Room for proposed Zoning Amendment TC No. 2019-064 – Amending the Zoning Ordinance Art. III District Regulations Section 240-39 Signs in the Shopping Center Redevelopment Overlay District (SCROD).

Matters Not Reasonably Anticipated by the Chair

Upcoming Meetings

February 13, 2019, February 27, 2019, March 13, 2019, March 27, 2019

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 during normal business hours at the Zoning Board of Appeals office located at 200 Main Street, Hyannis, MA