

Town of Barnstable

Town Clerk Time Stamp Date:
BARNSTABLE
TOWN CLERK

48 Hour Notice of Meetings of Town Departments and all Town Boards
As required by Chapter 28 of the Acts of 2009 which amends MGL
Chapter 30A

19 NOV -6 AM 11:32

Zoning Board of Appeals

Name of Public Body: Committee, Board, or Commission

Wednesday, November 13, 2019

7:00 PM

Date of Meeting:

Time:

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

Place: Meeting Room; Meeting Room Location

Topics to be discussed:

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.

Old Business

7:02 PM

Appeal No. 2019-061

Kerr Family Trust

Kerr Family Trust has applied for a Special Permit pursuant to Section 240-91.H (3) – Developed Lot Protection – Demolition and Rebuilding on Nonconforming Lots. The Applicant is proposing to demolish an existing two-story, 3-bedroom, single-family dwelling and construct a two-story, single-family dwelling which will not meet the required thirty (30) foot front yard setback nor the fifteen (15) side yard setback requirement in the zoning district in which it is located. The subject property is located at 25 Maywood Avenue, Hyannis (Hyannisport), MA as shown on Assessor’s Map 287 as Parcel 156. It is located in the Residence F-1 (RF-1) Zoning District.

New Business

7:00 PM

Appeal No. 2019-063

Bradley

Vincent G. and Linda Bradley have applied for a Modification of Appeal No. 2016-032, Condition No. 6 pertaining to lot coverage and Appeal No. 2016-020 Condition No.4 pertaining to the garage. The Applicants are proposing to demolish an existing garage and construct a one-story cottage, without kitchen facilities, and possible deck which will increase the existing lot coverage. The subject property is located at 48 Magnolia Avenue, West Hyannis Port, MA as shown on Assessor’s Map 225 as Parcel 011. It is located in the Residence D-1.

7:01 PM

Appeal No. 2019-064

Klaman or Nominee

Mark Klaman or Nominee as prospective owner, has petitioned for a Variance pursuant to Section 240-35 Groundwater Protection Overlay Districts, A and B. The Petitioner seeks to remove an underground storage tank but under DEP requirements, the site must be cleaned up to strict drinking water standards. The relief being sought is a determination by the Zoning Board of Appeals that since the subject property sits atop brackish water that it has no impact on the aquifer and as such is not aquifer protected. The subject property is located at 3224 Main Street (Route 6A) Barnstable as shown on Assessor’s Map 299 as Parcel 029. It is located in the Residence F-2 and Village Business A (VBA).

7:02 PM Appeal No. 2019-065

King

Paula King has applied for a Special Permit pursuant to Section 240-91.H (3) – Developed Lot Protection – Demolition and Rebuilding on Nonconforming Lots. The Applicant is proposing to demolish an existing one-and-a half story, 1,800 square foot, four-bedroom single-family dwelling and construct a two-story, 2,139 square foot, single-family dwelling which will not meet the required fifty (50) foot setback requirement from a Great Pond in the zoning district in which it is located. The subject property is located at 156 Point of Pines Avenue, Centerville, MA as shown on Assessor’s Map 230 as Parcel 067. It is located in the Residence D-1 (RD-1) Zoning District and Resource Protection Overlay District (RPOD).

7:03 PM Appeal No. 2019-066

Sands

Charlton and Christine Sands have applied for a Special Permit pursuant to Section 240-91.H (3) – Developed Lot Protection – Demolition and Rebuilding on Nonconforming Lots. The Applicant is proposing to demolish an existing two-story, 2,355 square foot, three (3) bedroom, single-family dwelling and construct a two-story, 2,872 square foot, single-family dwelling which will not meet the required twenty (20) foot front yard setback, from the Town Way, requirement in the zoning district in which it is located. The subject property is located at 4 Bay Shore Road, Hyannis, MA as shown on Assessor’s Map 326 as Parcel 082. It is located in the Residence B (RB) Zoning District.

Correspondence

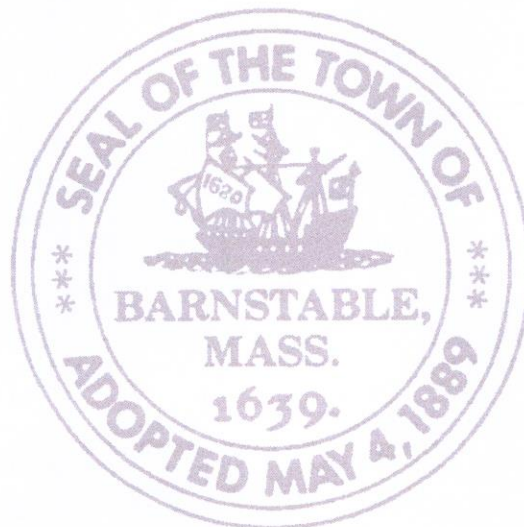
Persons interested are advised that, in the event any matter taken up at the meeting remains unfinished at the close of the meeting, it may be put off to a continued session of this meeting without further notice.

Matters Not Reasonably Anticipated by the Chair

Upcoming Meetings

December 11, 2019, January 8, 2020, January 22, 2020

Adjournment



Persons interested are advised that, in the event any matter taken up at the meeting remains unfinished at the close of the meeting, it may be put off to a continued session of this meeting without further notice.