



Falmouth Planning Board

59 Town Hall Square, Falmouth, MA 02540

Telephone: 508-495-7440 Fax: 508.495.7443 email: planning@falmouthma.gov

AGENDA

Virtual Meeting
Zoom Meeting

September 22, 2020
6:30 pm

In accordance with the Governor's Order Suspending Certain Provisions of the Open Meeting Law, G. L. c. 30A, § 20, relating to the 2020 novel Coronavirus outbreak emergency, **the September 22, 2020 public meeting of the Falmouth Planning Board shall be physically closed to the public to avoid group congregation.**

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

1. The meeting will be televised via Falmouth Community Television.
2. Real-time public comment can be addressed to the Planning Board utilizing the Zoom virtual meeting software for remote access. This application will allow users to view the meeting and send a comment or question to the Chair via the Chat function. Submitted text comments will be read into the record at the appropriate points in the meeting.
 - a. Zoom Login instructions:
 - i. Instructions and the meeting link for this specific meeting can be found at the following web address: <http://www.falmouthmass.us/1112/Planning-Board>
 - ii. Please plan on 10-15 minutes of preparation time to log in though it may be less if you have previously used Zoom on the device you will use to access this meeting.
3. Additionally public comments may be sent in advance of the meeting to planning@falmouthma.gov at **least 5 hours prior** to the beginning of the meeting. Documents and audio or video files may also be submitted via email. Submitted email comments and documents will be made a part of the meeting record and may be read into the record, summarized or displayed during the meeting at the discretion of the chair.
4. Applicants, their representatives and individuals with enforcement matters before the Planning Board may appear remotely and are not required to be physically present. Applicants, their representatives and individuals with enforcement matters before the Planning Board may contact the Planning Department to arrange an alternative means of real time participation if unable to use the Zoom virtual meeting software. Documentary exhibits and/or visual presentations should be submitted in advance of the meeting to the planning@falmouthma.gov so that they may be displayed for remote public access viewing.

MINUTES: September 8, 2020

APPROVAL NOT REQUIRED PLAN:

Applicant cont.: Partition Commissioner Edward Foley Vaughn, Esq. and Todd Reine, Jr. Trustee of OBR Realty Trust – Plan of Land to create three new lots, replacing seven existing lots located at 336 Old Barnstable Road; Map Nos. 28 06 003 000-006 (Falmouth Engineering)

Filed: September 3, 2020
Last Meeting: September 22, 2020
Deadline: September 24, 2020

PLANNING BOARD DECISION:

Applicant: Woods Hole Partners, LLC – Definitive Plan application to create a four lot subdivision with 445 linear foot roadway located at 533-539 Woods Hole Rd (Cape & Islands Engineering)

Filed: April 2, 2020
Last Meeting: June 30, 2020
Deadline: July 31, 2020

PLANNING BOARD DISCUSSION:

Applicant: Theophilus Moniz III – Site Plan Review application to construct an attached accessory apartment located at 93 Old Main Rd

Filed: August 11, 2020
Last Meeting: November 3, 2020
Deadline: November 9, 2020

PUBLIC HEARING:

Applicant: Cove Cottage LLC and 108 Seapit Rd LLC – Special Permit application to adjust boundaries of existing developed lots, to create conforming frontage and septic system location outside of wetlands buffer, a portion of the new lot being only 40' wide located at 108 Seapit Road; Map# 32 21 004 023 and 32 21 005 026 (Holmes and McGrath)

Filed: August 12, 2020
Last Meeting: October 13, 2020
Deadline to open hearing: October 16, 2020

PLANNING BOARD DISCUSSION:

Spring 2020 Town Meeting Recap
Multifamily Bylaw Committee Report
Future agendas for pending applications

ANNOUNCEMENTS:

GENERAL CORRESPONDENCE: September 9, 2020 thru September 22, 2020

FUTURE AGENDA ITEMS:

NEXT MEETING: September 29, 2020
October 27, 2020 Charter Changes

**Please note that agenda items may be taken out of order, per an affirmative vote by the Board*