



YARMOUTH PLANNING BOARD AGENDA

Date: January 04, 2006

All times are approximate and subject to change without notice.

5:30 SUBDIVISION ITEMS

- a. Endorse R.O.A.D. plan 2005-2 (approved 12-21-05)

7:45 OPERATIONAL ITEMS

- a. Minutes of December 21, 2005
- b. Minutes of December 28, 2005

8:00 BOARD OF APPEALS ITEMS

- a. Agenda of January __, 2006
- b. Recent Decisions:
 - 1. #3999, 43 Hallet St. R.T. (dba Abbicci Restaurant), 43 Rt. 6A, YP. SP to expand a p-e, n-c restaurant. Granted.
 - 2. #4000, Lynch, 15-17 Manchester Rd, WY. SP to convert duplex residence to condominium. Granted.
 - 3. #4002, Cingular Wireless, PCS, LLC. 24 Old Hyannis Rd., YP. SP to locate telecommunications antennae on water tower. Granted.

8:15 OTHER ITEMS & CORRESPONDENCE

- a.

8:25 NEW ITEMS**8:35 UPCOMING MEETINGS**

- Wed., January 11, 2006 – Workshop Meeting 7 PM
- Wed., January 18, 2006 – Business Meeting 5:30 PM
- Wed., January 25, 2006 – Workshop Meeting 7 PM

8:45 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: January 11, 2006

All times are approximate and subject to change without notice.

Workshop Agenda

7:00 WORKSHOP

- a. Continue review of draft South Yarmouth Village bylaw
- update on public meeting; Bluestone

8:55 UPCOMING MEETINGS

Wed., January 18, 2006 – Business Meeting	5:30 PM
Wed., January 18, 2006 – Public Meeting	7:00 PM
Wed., January 20, 2006 – Workshop Meeting	4:30 PM
Wed., January 25, 2006 – Workshop Meeting	7:00 PM

9:00 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: January 18, 2006

All times are approximate and subject to change without notice.

5:30 SUBDIVISION ITEMS

- a. ANR #2916, Mitchell, Long Pond Dr., S. Yarmouth
- b. ANR #1465B, Carboneau, Pemberton Rd., So. Yarmouth

5:50 WORKSHOP

- a. Meet with CEDC

6:50 OPERATIONAL ITEMS

- a. Minutes of December 20, 2005
- b. Minutes of December 28, 2005
- c. Minutes of January 4, 2006

7:00 BOARD OF APPEALS ITEMS

- a. Agenda of January 26, 2006
- b. Zoning Administrator's Agenda of January 26, 2006

7:15 OTHER ITEMS & CORRESPONDENCE

- a. Memo from K. Greene regarding training
- b. Letter from D. Reid concerning a petitioned zoning article and staff update

7:25 NEW ITEMS

7:35 UPCOMING MEETINGS

- | | |
|--|---------|
| Fri., January 20, 2006 – Workshop | 3 PM |
| Wed., January 25, 2006 – Public Meeting | 7 PM |
| Wed., February 1, 2006 – Business Meeting | 5:30 PM |
| Wed., February 8, 2006 – Workshop Meeting | 7 PM |
| Wed., February 15, 2006 – Business Meeting | 5:30 PM |
| Wed., February 22, 2006 – Workshop Meeting | 7 PM |

7:40 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: January 20, 2006

All times are approximate and subject to change without notice.

Workshop Agenda

4:30 WORKSHOP

- a. Continue review of draft South Yarmouth Village bylaw
 - Update on discussion with L. Bluestone about SYV bylaw
 - Other reviewers' comments & suggestions
 - Discuss CEDC draft bylaw
 - Update on public meeting program

5:25 UPCOMING MEETINGS

Wed., January 25, 2006 – Public Meeting	7 PM
Wed., February 1, 2006 – Business Meeting	5:30 PM
Wed., February 8, 2006 – Workshop Meeting	7 PM
Wed., February 15, 2006 – Business Meeting	5:30 PM
Wed., February 22, 2006 – Workshop Meeting	7 PM

5:30 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: February 01, 2006

All times are approximate and subject to change without notice.

5:30 SUBDIVISION ITEMS

- a. ANR #2814E, Clark, Old Hyannis Road, Yarmouthport. Combination of lots.

5:45 OPERATIONAL ITEMS

- a. Minutes of January 04, 2006
- b. Minutes of January 11, 2006

5:55 BOARD OF APPEALS ITEMS

- a. Agenda of February 9, 2006

6:10 OTHER ITEMS & CORRESPONDENCE

- a. Memo from Selectmen

6:15 NEW ITEMS**6:25 WORKSHOP**

- a. Review latest changes to the draft VC bylaw
- b. Memo from the Affordable Housing Committee
- c. Suggestions to enlarge the VCC and to remove lots from the VC
- d. Discuss possible support for the article at Public Hearing and ATM from neighbors
- e. Discuss the latest draft of the Motel Zoning Bylaw

7:55 UPCOMING MEETINGS

- | | |
|--|---------|
| Wed., February 8, 2006 – Workshop Meeting | 7 PM |
| Wed., February 15, 2006 – Business Meeting | 5:30 PM |
| Wed., February 22, 2006 – Workshop Meeting | 7 PM |

8:00 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: March 8, 2006

All times are approximate and subject to change without notice.

Workshop Agenda

7:00 WORKSHOP

- a. Continue review of draft South Yarmouth Village bylaw
 - Discuss the Draft CEDC bylaw

8:55 UPCOMING MEETINGS

Wed., February 15, 2006 – Business Meeting	5:30 PM
Wed., February 22, 2006 – Workshop Meeting	7 PM

9:00 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: February 15, 2006

All times are approximate and subject to change without notice.

5:30 SUBDIVISION ITEMS

- a. Discuss upcoming rescission of Water Street, a public way (located under the parking lot at Packets Landing)

[If your town does NOT have an Official Town Map, then the Planning Board must be allowed 45 days before town meeting, if they need it, in which to comment and report to the meeting concerning the advisability of discontinuing the road in question (M.G.L. CHAPTER 41, SECTS. 81-G, I)].

5:55 BOARD OF APPEALS ITEMS

- a. Agenda of February 23, 2006
- b. Zoning Administrator's Agendas of February 23 and March 2, 2006
- c. Recent decisions:
 1. #3992, Mitrokostas, Ruby St., WY, Alter an existing Var., New Var. Granted;
 2. #4003, Carey, Windemere Rd., WY, SP to expand a p-e, n-c residence, Granted;
 3. #4004, Doyle, Winslow Grey Rd., WY, SP to expand a p-e, n-c residence, Granted;
 4. #4005, Ciaccio, Capt. Ryder Rd., SY, SP to expand a p-e, n-c residence, Granted;
 5. #4006, Mann, dba Celiac Solution, Rita Ave., SY Var. to conduct a home bus in a res. zone. Granted, with conditions;
 6. #4007, Kicklighter, dba Summer Breeze Condo., Rose Rd., SY, SP for Condo conversion. Granted, with conditions;
 7. #4008, Zogrofos, dba Dunkin' Donuts, Station Ave., SY, Var. for sign. Granted;
 8. #4009, Cape Cod Hospital, Bayview St., WY, SP for temp. kitchen. Granted, with time limit;
 9. #4014, Biega, Old Main St., SY, SP for Family Related Accessory Apt., Granted.

6:10 OTHER ITEMS & CORRESPONDENCE

- a. Workshop notice, Zoning for Affordable Housing & Inclusionary Zoning

6:15 NEW ITEMS

6:25 WORKSHOP

- a. Meet with the Community & Economic Development Comm.; review a draft motel bylaw
- b. Review latest changes to the draft Village Center bylaw

7:55 UPCOMING MEETINGS

Wed., February 22, 2006 – Workshop Meeting	7 PM
Wed., March 01, 2006 – Business Meeting	5:30 PM
Tue., March 07, 2006 – Meet with Selectmen	~7:45 PM
Wed., March 08, 2006 – Workshop Meeting	7 PM
Wed., March 15, 2006 – Business Meeting	5:30 PM
Wed., March 22, 2006 – Workshop Meeting	7 PM
Wed., March 29, 2006 – Workshop Meeting	7 PM

8:00 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: February 22, 2006

All times are approximate and subject to change without notice.

Workshop Agenda

7:00 WORKSHOP

- a. Continue review and discussion of draft South Yarmouth Village bylaw
 - Discuss CEDC draft bylaw and upcoming public meeting

8:55 UPCOMING MEETINGS

Mon., February 27, 2006 – Public Meeting, Motel Bylaw	7 PM @ Senior Center
Wed., March 01, 2006 – Business Meeting	5:30 PM
Tue., March 07, 2006 – Meet with Selectmen	~7:45 PM
Wed., March 08, 2006 – Workshop Meeting	7 PM
Wed., March 15, 2006 – Business Meeting	5:30 PM
Wed., March 22, 2006 – Workshop Meeting	7 PM
Wed., March 29, 2006 – Workshop Meeting	7 PM

9:00 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: March 1, 2006

All times are approximate and subject to change without notice.

5:30 OPERATIONAL ITEMS

- a. Minutes of January 18, 2006

5:40 BOARD OF APPEALS ITEMS

- a. Agenda of March 9, 2006
- b. Recent decisions:
 1. #4001. Forman & Barnatt, Old Church St., YP. SP to redivide 2 residential lots and to raze and replace a residential structure. Granted, as shown on the plan;
 2. #4010. Tagliavini, Breezy Point Rd., SY, SP to create non-conforming lot and join to another n-c lot. Granted, subject to lot acquisition and endorsement and recording of ANR plan;
 3. #4011 & #4012. Roche Realty, Inc. & Churchill, Old Main St. & River St., SY. SP to redivide land and transfer land from one property to another. Granted, subject to endorsement and recording of an ANR plan;
 4. #4013. TY-Mack Corp., 803 Rt. 28, SY. SP under the ROAD bylaw to raze a portion of a motel and construct 4 new residential duplex structures. Withdrawn without prejudice.

5:50 OTHER ITEMS & CORRESPONDENCE

- a. Booklet: *ANRs and Ancient Ways*, fyi
- b. Memo from Robert C. Lawton

6:00 NEW ITEMS

6:10 WORKSHOP

- a. Review latest changes to the draft Village Center bylaw
- b. Discuss Architectural & Design Guidelines

7:25 UPCOMING MEETINGS

- | | |
|--|----------|
| Tue., March 07, 2006 – Meet with Selectmen | ~7:45 PM |
| Wed., March 08, 2006 – Workshop Meeting | 7 PM |
| Wed., March 15, 2006 – Business Meeting | 5:30 PM |
| Wed., March 22, 2006 – Workshop Meeting | 7 PM |
| Wed., March 29, 2006 – Workshop Meeting | 7 PM |

7:30 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: March 8, 2006

All times are approximate and subject to change without notice.

Workshop Agenda

7:00 WORKSHOP

- a. Review the final draft South Yarmouth Village bylaw, ATM warrant article 29
- b. Review the final draft CEDC Motel bylaw, ATM warrant article 30
- c. Discuss the upcoming zoning public hearing presentation

7:55 UPCOMING MEETINGS

Wed., March 15, 2006 – Business Meeting	5:30 PM
Wed., March 22, 2006 – <i>Zoning Public Hearing</i>	7 PM
Wed., March 29, 2006 – Workshop Meeting	7 PM

8:00 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: March 15, 2006

All times are approximate and subject to change without notice.

5:30 SUBDIVISION ITEMS

- a. #2917 – ANR, Tagliavini, Breezy Point Rd., S. Yarmouth, 2 lots

5:40 OPERATIONAL ITEMS

- a. Minutes of January 20, 2006

5:50 BOARD OF APPEALS ITEMS

- a. Agenda of March 23, 2006
- b. Recent decisions:
 1. #4010, Tagliavini, Breezy Point Rd., SY. SP for lot exchange/expansion. Granted, with conditions;
 2. #4015, Horne, Virginia St., WY. SP for addition to a p-e, n-c residence. Granted;
 3. #4016, Gottfried, Pamet Rd, SY. SP for addition to a p-e, n-c residence in a cottage colony. Granted, with conditions;
 4. #4017, Donohoe, Route 6A, YP. SP for family related accessory apt. Granted;
 5. #4018, DePalma, Judan Way, SY. SP to raze & replace a p-e, n-c residence. Granted;
 6. #4019, Pashun Rlty. Tr., Long Pond Dr., SY. SP to raze & replace a p-e, n-c residence. Granted w/condition, and;
 7. #4027, O'Hara, Collingwood Dr., YP. SP for addition to a p-e, n-c residence. Granted.

6:05 OTHER ITEMS & CORRESPONDENCE

- a. Policy memo re storm cancellation - *fyi*

6:10 NEW ITEMS

6:20 WORKSHOP

- a. Discuss Public Hearing presentation and possible questions

7:20 UPCOMING MEETINGS

- | | |
|--|-------------|
| Wed., March 22, 2006 – Zoning Public Hearing | 7 PM |
| Wed., March 29, 2006 – Workshop Meeting | 7 PM |
| Wed., April 5, 2006 – Business Meeting | 5:30 PM |
| Tue., Wed., Thurs. April 11, 12, 13, 2006 – Annual Town Meeting | 7 PM |
| Wed., April 19, 2006 – Business Meeting | 5:30 PM |
| Wed., April 26, 2006 – Workshop Meeting | 7 PM |

7:25 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: March 22, 2006

All times are approximate and subject to change without notice.

7:00 PUBLIC HEARING

- a. Zoning items on the 2006 Annual Town Meeting Warrant

9:00 OTHER ITEMS & CORRESPONDENCE**9:10 NEW ITEMS****9:20 UPCOMING MEETINGS**

- Wed., March 29, 2006 – Workshop Meeting 7 PM
- Wed., April 5, 2006 – Business Meeting 5:30 PM
- Tue., Wed., Thurs. April 11, 12, 13, 2006 – Annual Town Meeting 7 PM**
- Wed., April 19, 2006 – Business Meeting 5:30 PM
- Wed., April 26, 2006 – Workshop Meeting 7 PM

9:30 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: April 3, 2006

All times are approximate and subject to change without notice.

Workshop Agenda

7:00 WORKSHOP

- a. Discuss the South Yarmouth Village bylaw, ATM warrant article 28

7:25 UPCOMING MEETINGS

Wed., April 5, 2006 – Business Meeting 5:30 PM
Tue., Wed., Thurs. April 11 Annual Town Meeting 7 PM
Wed., April 19, 2006 – Business Meeting 5:30 PM
Wed., April 26, 2006 – Workshop Meeting 7 PM

8:30 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: April 05, 2006

All times are approximate and subject to change without notice.

5:30 SUBDIVISION ITEMS

- a. ANR #2465D, Tupper, Benjamin Road, West Yarmouth
- b. ANR #2893A, Churchill, Old Main St., River Street, South Yarmouth
- c. ANR #2918, Barnatt, Old Church Street, Yarmouth Port

5:50 BOARD OF APPEALS ITEMS

- a. Agenda of April 27, 2006
- b. Recent decisions:
 1. #4020, Hedges-Lampert, Parkwood Rd., SY, SP to convert to condo ownership. Granted;
 2. #4021 & #4022, Kamborian, South St., SY. Overturn BC or Variance to convey 2 new non-conforming lots. Denied;
 3. #4023, Marasco, River St., SY. SP or Var. to reconstruct & enlarge a p-e, n-c garage. Withdrawn w/o prejudice.

6:00 OTHER ITEMS & CORRESPONDENCE

- a. B. Murphy memo re possible Use Code change
- b. J. Brandolini memos re possible Bylaw changes
- c. Article: *Celebration of Small* - fyi

6:15 NEW ITEMS**6:25 WORKSHOP**

- a. Discuss the VC Bylaw, recent events, and upcoming ATM

6:55 UPCOMING MEETINGS

Tue., April 11, 2006 - Annual Town Meeting	7 PM
Wed., April 19, 2006 – Business Meeting	5:30 PM (ROAD Public Hearing)
Wed., April 26, 2006 – Workshop Meeting	7 PM

7:00 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: April 19, 2006

All times are approximate and subject to change without notice.

5:30 PUBLIC HEARING

- a. R.O.A.D. #2006-1, M. Caron, 803 Route 28, West Yarmouth

6:15 SUBDIVISION ITEMS

- a. #2919. ANR, Cape Cod Hospital, Oval Drive, Round Drive, West Yarmouth. 3 lots
- b. #2777B. Request for a reduction of Bond amount for lot releases

6:25 BOARD OF APPEALS ITEMS

- a. Agenda of May 11, 2006
- b. Recent decisions:
 - 1. #4025, Town of Yarmouth, 1377 Route 28, SY. SP to raze & replace a p-e, n-c structure, Var. for new structure and site improvements. Granted, with condition;
 - 2. #4028, Gladstone Ltd. Partnership, 28 Aarons Way, WY. Variance from front buffer and parking lot requirements. Granted, with conditions;
 - 3. #4029, Portside Development Partners, Inc., 915 Route 6A, YP. Variances for curb cut separation and commercial building placement partially in a res. zone. Granted, with conditions.

6:35 NEW ITEMS

6:45 WORKSHOP

- a. Discuss recent Town Meeting events and future actions

7:00 UPCOMING MEETINGS

- Wed., April 26, 2006 – Possible Workshop Meeting7 PM
- Wed., May 03, 2006 – Business Meeting5:30 PM
- Wed., May 10, 2006 – Workshop Meeting7 PM
- Wed., May 17, 2006 – Business Meeting5:30 PM
- Wed., May 24, 2006 – Possible Workshop Meeting7 PM
- Wed., May 31, 2006 – Possible Workshop Meeting7 PM

7:05 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: May 3, 2006

All times are approximate and subject to change without notice.

5:30 PUBLIC HEARING, continued

- a. R.O.A.D. #2006-1, M. Caron, 803 Route 28, West Yarmouth

6:20 OPERATIONAL ITEMS

- a. Minutes of January 20, 2006
- b. Minutes of February 1, 2006

6:30 OTHER ITEMS & CORRESPONDENCE

- a. Mass. Federation of Planning & Appeals Boards Spring Meeting Notice
- b. Chapter 91 Waterways License – Cline, South St., SY. Maintain existing structures.

6:40 NEW ITEMS

6:50 UPCOMING MEETINGS

- Wed., May 17, 2006 – Business Meeting5:30 PM [R.O.A.D. Hearing]
- Wed., June 07, 2006 – Business Meeting5:30 PM
- Wed., June 14, 2006 – Possible Workshop Meeting7 PM
- Wed., June 21, 2006 – Business Meeting5:30 PM

7:00 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: May 17, 2006

All times are approximate and subject to change without notice.

5:30 PUBLIC HEARING

- a. R.O.A.D. #2006-2, Botsini Corp., 1041 Route 28, South Yarmouth

6:30 OPERATIONAL ITEMS

- a. Minutes of February 8, 2006
- b. Minutes of February 15, 2006
- c. Minutes of February 22, 2006
- d. Minutes of March 1, 2006
- e. Minutes of March 8, 2006
- f. Minutes of March 15, 2006
- g. Minutes of March 22, 2006
- h. Minutes of April 5, 2006
- i. Minutes of April 11, 2006
- j. Minutes of April 19, 2006
- k. Minutes of May 3, 2006

6:55 BOARD OF APPEALS ITEMS

- a. May 25, 2006 agenda
- b. Recent decisions:
 - 1. #4030, Levine, 16 Church St., YP. SP for 4 garage bays. Granted;
 - 2. #4031, Nikoliadis, 812 Rt. 28, SY. SP to create new non-conforming lot and construct new dwelling to be used as a Lodging House. Granted, with conditions;
 - 3. #4032, Dewey, Industrial Park Rd., WY. SP for Canine Day Care business. Granted;
 - 4. #4033, Stocker, 7 Murray Rd., WY. SP to expand a p-e, n-c dwelling. Granted.

7:05 OTHER ITEMS & CORRESPONDENCE

- a. Article: Architecture Boston Magazine - FYI
- b. Citizen Planners Resource Kit Offer – Lincoln Institute
- c. Table of Positions Held by the Board of Selectmen - FYI
- d. Letter to the MA Attorney General

7:15 NEW ITEMS

7:25 WORKSHOP

- a. Review of draft Architectural and Site Design Standards (SDS)
- b. Review possible Public Hearing date for adoption of SDS (June 21st? – later?)

7:55 UPCOMING MEETINGS

- Wed., June 07, 2006 – Business Meeting5:30 PM
- Wed., June 14, 2006 – Possible Workshop Meeting 7 PM
- Wed., June 21, 2006 – Business Meeting5:30 PM

8:00 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: June 7, 2006

All times are approximate and subject to change without notice.

5:30 OPERATIONAL ITEMS

- a. Minutes of March 29, 2006
- b. Minutes of May 17, 2006

5:40 BOARD OF APPEALS ITEMS

- a. Zoning Administrator's Agenda of June 8, 2006
- b. Board of Appeals Agenda of June 8, 2006
- c. Recent decisions:
 1. #4026, Bass River Realty Tr. (Christy's Mkt.), Rt. 28, S.Y., SP to expand p-e, n-c commercial bldg (walk-in cooler). Granted, with conditions;
 2. #4034, Crossen, 154 Center St., YP. SP to convert cottages to condominiums. Granted;
 3. #4035, Yarmouth DPW, 507 Buck Island & 74 Town Brook Rd., WY. SP & Var. for new Salt Shed & related site improvements. Granted, and;
 4. #4037, Kane, 39 Monomoy Rd., SY, SP to construct a Family Related Apt.. Granted, with conditions.

5:55 NEW ITEMS**6:05 WORKSHOP**

- a. Discuss possible changes to the draft VC bylaw

7:00 UPCOMING MEETINGS

Wed., June 14, 2006 – Possible Workshop Meeting ... 7:00 PM
Wed., June 21, 2006 – Business Meeting 5:30 PM [Scenic Rd.]

7:05 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: June 14, 2006

All times are approximate and subject to change without notice.

7:00 WORKSHOP**9:00 UPCOMING MEETINGS**

Wed., June 21, 2006 – Business Meeting 5:30 PM [Scenic Rd.]
Wed., July 05, 2006 – Business Meeting 5:30 PM
Wed., July 12, 2006 – Workshop Meeting 7:00 PM
Wed., July 19, 2006 – Business Meeting..... 5:30 PM

9:05 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: June 21, 2006

All times are approximate and subject to change without notice.

5:30 PUBLIC HEARING

- a. Scenic Road, Summer Street, Yarmouth Port. International Fund for Animal Welfare. Request to remove trees.

6:00 OTHER ITEMS AND CORRESPONDENCE

- a. Meet with Mr. Stuart Bornstein regarding proposed zoning change

6:30 OPERATIONAL ITEMS

- a. Minutes of June 7, 2006
- b. Minutes of June 14, 2006

6:35 BOARD OF APPEALS ITEMS

- a. Zoning Administrator's Agendas of June 22nd and June 29th, 2006
- b. Board of Appeals Agenda of July 13, 2006
- c. Recent decisions:
 - 1. #4038, Lucia, Nearmeadows Rd., WY. SP to enlarge a p-e, n-c residential building. Granted, with conditions;
 - 2. #4039, Phelps, West Yarmouth Rd., WY. SP to construct an affordable accessory apt. Granted;
 - 3. #4041, Dunham, Squirrel Run, YP. SP to expand a p-e, n-c residence. Granted;
 - 4. #4048, Bent, North Main St., SY. SP to construct a detached garage with a family related apartment. Granted.

6:45 NEW ITEMS**6:55 WORKSHOP****7:55 UPCOMING MEETINGS**

- Wed., July 05, 2006 – Business Meeting 5:30 PM
- Wed., July 12, 2006 – Workshop Meeting 7:00 PM
- Wed., July 19, 2006 – Business Meeting..... 5:30 PM

8:00 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: July 10, 2006

All times are approximate and subject to change without notice.

7:00 WORKSHOP

7:55 UPCOMING MEETINGS

Wed., July 19, 2006 – Business Meeting..... 5:30 PM
Wed., August 02, 09, 16, 2006 – Business Meeting ... 5:30 PM
Wed., August 09, 2006 –Workshop Meeting 7:00 PM
Wed., August 16, 2006 – Business Meeting 5:30 PM

8:00 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: July 10, 2006

All times are approximate and subject to change without notice.

7:00 WORKSHOP

7:55 UPCOMING MEETINGS

- Wed., July 19, 2006 – Business Meeting..... 5:30 PM
- Wed., August 02, 2006 – Business Meeting 5:30 PM
- Tue., August 08, 2006 – Meet with BOS – time to be determined
- Wed., August 09, 2006 – Workshop Meeting 7:00 PM
- Wed., August 16, 2006 – Business Meeting 5:30 PM

8:00 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: July 19, 2006

All times are approximate and subject to change without notice.

5:30 SUBDIVISION ITEMS

- a. ANR #2920 – Nikolaidis, Frank Baker Rd., So. Yarmouth. Combine 3 lots.

5:45 BOARD OF APPEALS ITEMS

- a. Agenda of July 27, 2006
- b. Recent decisions:
 - 1. #4045 – Kendrick, Flicker Lane, WY. SP to retain non-conforming deck. Granted, in part;
 - 2. #4049 – Petsche, Seaview Ave., WY. SP to expand deck. Granted, with condition;
 - 3. #4050 – Levine, Church St., YP. SP to retain non-conforming pool deck. Granted;
 - 4. #4051 – Pare, Flicker Ln., WY. SP to convert an existing deck to family room. Granted;
 - 5. #4052 – Newton & Diaz, Rt. 6A, YP. Transfer SP for B & B Inn to new owners. Granted;
 - 6. #4054 – Hoey, Augusta Way, SY. SP to expand a p-e, n-c dwelling. Granted;
 - 7. #4055 – Barboza, Heather Ln., YP. SP for Fam. Rel. Apt. Granted, and;
 - 8. #4059 – Quinn, Baxter Ave., WY. SP to expand a p-e, n-c dwelling. Granted.

5:55 OPERATIONAL ITEMS

- a. Minutes of July 05, 2006

6:05 OTHER ITEMS AND CORRESPONDENCE**6:15 NEW ITEMS****6:25 WORKSHOP****7:25 UPCOMING MEETINGS**

- Wed., August 02, 2006 – Business Meeting 5:30 PM
- Tues., August 08, 2006 – Meet with Selectmen (time to be determined)
- Wed., August 09, 2006 – Workshop Meeting 7:00 PM
- Wed., August 16, 2006 – Business Meeting 5:30 PM

7:30 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: August 02, 2006

All times are approximate and subject to change without notice.

5:00 Pre-meeting interview of Planning Board Candidate

5:30 SUBDIVISION ITEMS

- a. 2777B – Request for a reduction of bond.

5:45 BOARD OF APPEALS ITEMS

- a. Determination for reapplication to Board of Appeals - Tardif
- b. Agenda of August 10, 2006
- c. Recent decisions:
 - 1. #4042, Collotta, Mariners Ln., YP. Var. for front yard setback to construct new residence. Granted;
 - 2. #4053, Clarkin, et al, Bay View St., WY. Overturn decision of BC for garage. Granted, w/ conditions, and;
 - 3. #4056, Riverview Resort, Neptune Ln., SY. Modify previous SPs to separate 2 properties. Granted, w/ conditions.

5:55 OTHER ITEMS AND CORRESPONDENCE

- a. Letter from M. Russell re rezoning lot off Berry Ave. & Rt. 28
- b. Invitation to attend 21st Century Task Force Meeting w/ Cape Cod Commission
- c. Public Hearing Notice – Mass. Highway Packet Landing drainage project
- d. Discuss zoning items on the Sept. 13, 2006 Special Town Meeting Warrant– new articles added
- e. New Public Hearing date – September 6, 2006

6:15 NEW ITEMS

6:25 WORKSHOP

7:25 UPCOMING MEETINGS

- Tues., August 08, 2006 – Meet with Selectmen7: 20 PM (approx.)
- Wed., August 09, 2006 – Workshop Meeting 7:00 PM
- Wed., August 16, 2006 – Business Meeting 5:30 PM

7:30 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: August 09, 2006

All times are approximate and subject to change without notice.

7:00 WORKSHOP

7:55 UPCOMING MEETINGS

Wed., August 16, 2006 – Business Meeting 5:30 PM

8:00 ADJOURNMENT

Meeting Canceled



YARMOUTH PLANNING BOARD AGENDA

Date: August 16, 2006

All times are approximate and subject to change without notice.

5:30 PUBLIC HEARING

- a. Review of the Planning Board's Architectural and Site Design Standards

6:30 OTHER ITEMS AND CORRESPONDENCE

- a. Certificate of Appreciation

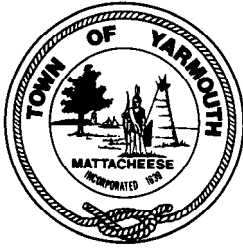
6:40 NEW ITEMS

6:50 WORKSHOP

7:50 UPCOMING MEETINGS

- Wed., September 06, 2006 – Bus. Meeting & Public Hearing 5:30 PM
- Wed., September 13, 2006 – Business Meeting at Special Town Meeting.. 7:00 PM
- Wed., September 21, 2006 – Business Meeting..... 5:30 PM

8:00 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: September 06, 2006

All times are approximate and subject to change without notice.

5:30 PUBLIC HEARING

- a. Zoning Articles on the September 13, 2006 Special Town Meeting Warrant
- b. Repeat Petition to the Board of Appeals, Miracle, LLC

7:00 OPERATIONAL ITEMS

- a. Possible changes to the Board's Operating Regulations
- b. Reappointments and possible future interviews for vacant seat

7:15 BOARD OF APPEALS ITEMS

- a. Board of Appeals Agenda of September 14, 2006
- b. Recent decisions:
 - 1. #4058, Botsini Corp., 1041 Route 28, SY, SP under §411 (ROAD) to construct new commercial bldg (Walgreens). Granted with conditions;
 - 2. #4062, Town of Yarmouth, 520 Buck Island Rd., WY. Var. from § 301 for parking lot buffers and entrance driveway width. Granted;
 - 3. #4060, McDonough, 78 Nantucket Rd., SY. SP to replace & enlarge a p-e, n-c residential deck. Granted;
 - 4. #4063, Prunty & Swift (Inn at Cape Cod), 4 Summer St., YP. SP & Var. to operate existing B & B w/ 9 rooms. Granted;
 - 5. #4064, Griffiths, 39 Briar Circle, SY. SP to construct 3 season porch to a p-e, n-c residence. Granted;
 - 6. #4065, Milne, 8 Covey Dr., YP. SP to construct addition to p-e, n-c residence. Granted, and;
 - 7. #4066, Davis, 33 North Main St., SY. SP or mod. of existing SP to make modifications to previously approved renovations. Granted.

7:25 OTHER ITEMS AND CORRESPONDENCE

- a. Memo from CEDC to T. George re possible rezoning
- b. Ch. 91 License Application, Town of Yarmouth, Crab Creek culvert, off N. Dennis Rd., Yarmouth Port
- c. Other committee agendas – fyi

7:35 NEW ITEMS

7:45 UPCOMING MEETINGS

- Wed., September 13, 2006 – Special Town Meeting... 7:00 PM (@ Mattacheese)
- Wed., September 20, 2006 – Business Meeting..... 7:00 PM (Elect Officers)
- Wed., October 04, 2006 – Business Meeting 5:30 PM
- Wed., October 11, 2006 – Workshop Meeting..... 7:00 PM
- Wed., October 18, 2006 – Business Meeting 5:30 PM

7:50 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: October 4, 2006

All times are approximate and subject to change without notice.

5:30 SUBDIVISION ITEMS

- a. #2233, request for determination of road construction standards

6:15 OPERATIONAL ITEMS

- a. ANR #1783G, Town of Yarmouth, White's Path & Huntington Ave., SY. 3 lots

6:55 BOARD OF APPEALS ITEMS

- a. Board of Appeals Agenda of

7:05 OTHER ITEMS AND CORRESPONDENCE

- a.

7:35 NEW ITEMS

7:45 UPCOMING MEETINGS

- Wed., October 11, 2006 – Workshop Meeting (CEDC?)..7:00 PM
- Wed., October 18, 2006 – Business Meeting 5:30 PM

7:50 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: October 4, 2006

All times are approximate and subject to change without notice.

5:30 SUBDIVISION ITEMS

- a. #2233, request for determination of road construction standards, unnamed way off River and South Streets, South Yarmouth
- b. ANR #1783G, Town of Yarmouth, White's Path & Huntington Ave., SY. 3 lots

6:45 OPERATIONAL ITEMS

- a. Minutes of September 06, 2006
- b. Minutes of September 13, 2006
- c. Minutes of September 20, 2006

7:00 BOARD OF APPEALS ITEMS

- a. Board of Appeals Agenda of October 12, 2006
- b. Recent decisions
 1. #4061, Miracle LLC, 343 Rt. 28, WY. Modification of SP #3960. Denied, w/o prejudice;
 2. #4068, Sforza, 95 Baker Rd., WY. Modification of SP #3683 to expand a p-e, n-c residence. Granted, and;
 3. #4069, Reilly, 369 Great Island Rd., WY. SP to extend a p-e, n-c residence. Granted.

7:15 CORRESPONDENCE & OTHER ITEMS

- a. NorthEast Area Roundabouts (NEAR) Workshop, Plymouth, Oct. 19th/20th
- b. 4th Annual Managing Land & Visitors Conference (Trustees of Reservations) Nov. 3rd
- c. Conflict of Interest Seminar, April 26, 2007 (Chatham Town Hall)

7:20 NEW ITEMS

7:30 UPCOMING MEETINGS

- Wed., October 11, 2006 – Workshop Meeting with CEDC 7:00 PM
Wed., October 18, 2006 – Business Meeting 5:30 PM
Wed., October 25, 2006 – Interview Candidates 5:30 PM

7:35 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: October 11, 2006

All times are approximate and subject to change without notice.

7:00 WORKSHOP

- a. Village Center Zoning
- b. Other zoning priorities
 - Changes to the Motel Bylaw
 - Use Code Update (SIC to NAICS)
 - Wind Energy Conversion Systems Bylaw
 - Amendments withdrawn at STM – Selectmen memo
 - Others

8:55 UPCOMING MEETINGS

Wed., October 18, 2006 – Business Meeting 5:30 PM
Wed., October 25, 2006 – Interview (5) Candidates 5:30 PM
Wed., November 01, 2006 – Business Meeting 5:30 PM
Wed., November 08, 2006 – Workshop Meeting 7:00 PM
Wed., November 15, 2006 – Business Meeting 5:30 PM

9:00 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: October 18, 2006

All times are approximate and subject to change without notice.

5:30 SUBDIVISION ITEMS

- a. #2112A, Rough Riders Path. Determination of action to be taken in relation to the paving of the street.

5:45 OPERATIONAL ITEMS

- a. Minutes of June 14, 2006
- b. Minutes of June 21, 2006
- c. Minutes of July 12, 2006
- d. Minutes of July 19, 2006
- e. Minutes of August 02, 2006
- f. Minutes of August 16, 2006
- g. Minutes of September 20, 2006
- h. Minutes of October 4, 2006

- f. Application, guidelines and criteria for Special Permits

6:00 BOARD OF APPEALS ITEMS

- a. Board of Appeals Agenda of October 26, 2006
- b. Recent decisions
 1. #4071, Lundstrom, 7 Powers Ln., WY. SP to raze & replace a p-e, n-c residence. Granted, with conditions;
 2. #4072, Coutinho, 70 Adams Rd., WY. SP for family day care operation. Granted, with conditions and on a temporary basis;
 3. #4073, Mesmer, 9 Green Way, SY. SP to retain an un-permitted apt. Granted, and;
 4. #4074, Hartford, 126 Berry Ave., WY. SP to raze & replace a p-e, n-c residence. Granted, with conditions.

6:15 CORRESPONDENCE & OTHER ITEMS

- a. Ch. 91 License application, Pariseau, 54 Grandview Dr., SY
- b. Ch. 91 License renewal notice, Davidow, 355 Great Island Rd., WY
- b. Memo from R. Lawton re: Town Meeting article
- c. Memo from Affordable Housing Committee re: Affordable Housing Action Plan
- d. Letter from Nutter, McClennen & Fish re: C.C. Hospital Roundabout
- e. Annual Meeting Notice, MA Federation of Planning & Appeals Boards
- f. AG approval letter, zoning articles on the 09-13-06 STM warrant

6:30 WORKSHOP

7:20 NEW ITEMS

7:30 UPCOMING MEETINGS

- Wed., October 25, 2006 – Interview (5) Candidates 5:30 PM
Wed., November 01, 2006 – Business Meeting 5:30 PM
Wed., November 08, 2006 – Workshop Meeting 7:00 PM
Wed., November 15, 2006 – Business Meeting 5:30 PM

7:35 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: October 25, 2006

All times are approximate and subject to change without notice.

7:00 WORKSHOP

a. Interview Planning Board Candidates

1. Tom DiPersio
2. Nicholas Harris
3. John Rice
4. William Richmond
5. Curtis Sears

8:45 UPCOMING MEETINGS

Wed., November 01, 2006 – Business Meeting..... 5:30 PM
Wed., November 08, 2006 – Workshop Meeting 7:00 PM
Wed., November 15, 2006 – Business Meeting..... 5:30 PM

8:50 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: November 01, 2006

All times are approximate and subject to change without notice.

5:30 ZONING ITEMS (WORKSHOP)

- a. Possible Zoning Bylaw amendments for ATM '07
- b. Wind Energy Conversion Bylaw (With Energy Committee)

7:30 OTHER ITEMS AND CORRESPONDENCE

- a. Memo from R. Lawton

7:40 NEW ITEMS**7:50 UPCOMING MEETINGS**

- Wed., November 08, 2006 – Workshop (& interviews) 7:00 PM
- Wed., November 15, 2006 – Business Meeting..... 5:30 PM
- Wed., December 06, 2006 – Business Meeting..... 5:30 PM
- Wed., December 13, 2006 – Workshop..... 7:00 PM
- Wed., December 20, 2006 – Business Meeting..... 5:30 PM

8:00 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: November 08, 2006

All times are approximate and subject to change without notice.

5:30 WORKSHOP

a. Interview Planning Board Candidates

1. Curtis Sears @ 5:30
2. Tom DiPersio @ 5:50
3. William Richmond @ 6:10
4. John Rice @ 6:30

b. Zoning Items for Annual Town Meeting

7:15 NEW ITEMS

7:25 UPCOMING MEETINGS

Wed., November 15, 2006 – Business Meeting (& Public Hrg.) .. 5:30 PM
Wed., December 06, 2006 – Business Meeting..... 5:30 PM
Wed., December 13, 2006 – Workshop..... 7:00 PM
Wed., December 20, 2006 – Business Meeting..... 5:30 PM

7:30 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: November 15, 2006

All times are approximate and subject to change without notice.

5:30 PUBLIC HEARING

a. Appeal 104, Ty-Mack Corp. 803 Route 28, So. Yarmouth. Map 33, Lot 74. Zoning District B2. Seeking Special Permit for relief from Zoning Bylaw section 404 to waive provisions of the Yarmouth Architectural & Site Design Standards.

6:30 BOARD OF APPEALS ITEMS

a. Recent decisions:

1. #4070 – Cooney & Lucas, Briar Circle, S.Y., SP to add 3 season porch to p-e, n-c residence. Granted, with condition;
2. #4075 – Frothingham Realty Tr., 24 Frothingham Way, SY. SP to construct an attached 2 car garage with habitable 2nd floor; granted, with conditions, and;
3. #4076 – Old Yarmouth Inn, 223 Rt. 6A, YP. SP to allow commercial space above an existing restaurant/inn. Granted.

6:40 CORRESPONDENCE & OTHER ITEMS

- a. Meet with Attorney A. Singer to discuss possible rezoning of lot off Berry Avenue, W.Y.
- b. Letter from Attorney P. Tardif regarding possible rezoning of lot off Route 28
- c. Waterways Regulation Program Notice
- d. Cape Cod Commission & Environmental Review Notice, Parker's River Marine Park

7:20 WORKSHOP

- a. Meet with Energy Committee regarding draft Wind Bylaw
- b. Other possible Bylaw revisions

8:20 NEW ITEMS

8:30 UPCOMING MEETINGS

Wed., December 06, 2006 – Business Meeting..... 5:30 PM
Wed., December 13, 2006 – Workshop..... 7:00 PM
Wed., December 20, 2006 – Business Meeting..... 5:30 PM

8:35 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: December 06, 2006

All times are approximate and subject to change without notice.

5:30 PUBLIC HEARING, Continued from November 15, 2006

- a. Appeal 104, Ty-Mack Corp. 803 Route 28, So. Yarmouth. Map 33, Lot 74. Zoning District B2. Seeking Special Permit for relief from Zoning Bylaw section 404 to waive provisions of the Yarmouth Architectural & Site Design Standards.

6:00 CORRESPONDENCE & OTHER ITEMS

- a. Meet with Attorney A. Singer to discuss possible rezoning of lot off Berry Avenue, W.Y (off Route 28)
- b. Email from Energy Committee regarding Planning Board comments on the draft Wind Bylaw
- c. CPC Agenda
- d. New LIP Guidelines (not in packets)
- e. Planning Board Member List
- f. Sign Membership Letter to Recorder of Land Court and Register of Deeds
- g. Staff report on Boy Scout lands, YP
- h. Mass Wildlife letter re: KeySpan Sagamore Line Project

7:00 BOARD OF APPEALS ITEMS

- a. Agenda of December 14, 2006
- b. Recent decisions:
 1. #4070 – Carey, Television Ln., WY. SP to convert existing p-e, n-c residential deck to screened porch and construct new open deck. Granted;
 2. #4080 – Gold, Baxter Ave., WY. SP to add a partial 2nd story to a p-e, n-c residence. Granted.

7:20 WORKSHOP

- a. Work on list of possible Bylaw and Zoning Map revisions
- b. Draft Scenic Road Article from Historic Commission

8:20 NEW ITEMS

8:30 UPCOMING MEETINGS

- Tue., December 12, 2006 – Meet with Selectmen 7:00 PM (tentative)
Wed., December 13, 2006 – Workshop 7:00 PM
Wed., December 20, 2006 – Business Meeting 5:30 PM
Wed., January 03, 2007 – Business Meeting 5:30 PM
Wed., January 10, 2007 – Workshop 7:00 PM
Wed., January 17, 2006 – Business Meeting 5:30 PM

8:35 ADJOURNMENT



YARMOUTH PLANNING BOARD AGENDA

Date: December 13, 2006

All times are approximate and subject to change without notice.

7:00 WORKSHOP

- a. Meet with Affordable Housing Committee
- b. Meet with Energy Committee (tentative)
- b. Work on list of possible Bylaw and Zoning Map revisions

8:30 OTHER ITEMS**8:40 NEW ITEMS****8:50 UPCOMING MEETINGS**

- Wed., December 20, 2006 – Business Meeting 5:30 PM
Wed., January 03, 2007 – Business Meeting 5:30 PM
Wed., January 10, 2007 – Workshop 7:00 PM
Wed., January 17, 2006 – Business Meeting 5:30 PM

9:00 ADJOURNMENT