



TOWN OF EASTHAM

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EASTHAM ZONING BOARD OF APPEALS AND EASTHAM PLANNING BOARD JOINT PUBLIC HEARING MEETING AGENDA

Earle Mountain Room
January 5, 2017, 5:30 pm

1. Opening Statements

2. Case No. ZBA2016-17 – (continued from 12/1/16) The Town of Eastham Zoning Board of Appeals will hold a public hearing at 6:30 pm on Thursday, December 1, 2016 in the Earle Mountain Room at Eastham Town Hall, 2500 State Highway, Eastham, MA on the application of Town of Eastham (Owner), Pennrose Properties LLC (Applicant) for a Comprehensive Permit pursuant to M.G.L. c. 40B sections 20-23 (“Chapter 40B”) to construct a sixty-five (65) unit rental development on two adjacent parcels totaling 11.2 acres plus or minus located at 4300 State Highway (Map 8, Parcel 147) and 140 Brackett Road (Map 8, Parcel 147A) and known as the “Campbell-Purcell property”. The project will include a minimum of 25% low or moderate income rental units under Chapter 40B. Waivers from various provisions of the Eastham Zoning Bylaw and other local bylaws and regulations have been requested. The project received a Project Eligibility Letter dated September 30, 2016 from the Massachusetts Department of Housing and Community Development under the Low Income Housing Tax Credit Program. The application, proposed plans and accompanying materials are available for inspection during normal Town Hall business hours at the Eastham Planning Department, Eastham Town Hall, 2500 State Highway, Eastham, MA. Any person interested or wishing to be heard should appear at the appointed time and place of the public hearing.

Topics of Discussion:

- Review and discuss information submitted by town staff, committees and boards based on general review of all items included in the Comprehensive Permit application
- Discussion on property management plan
- Discussion on potential peer review items
- Vote to authorize escrow account for peer review funds (if applicable)
- Public comment session
- Any other items that may come before the Board

3. Review and approve minutes: December 1, 2016

4. Any other business that may come before the Board

5. Adjournment