

# **EASTHAM PLANNING BOARD**

## **MEETING AGENDA**

### **Earle Mountain Room**

### **April 9, 2014- 5:00 p.m.**

- 1. Opening Statements**
- 2. Public Hearings**

**Case No. PB2013-21** – (continued) **Mark Haley, Owner** of Belmont, MA requests Residential Site Plan Approval to demolish an existing dwelling and construct a new single family dwelling pursuant to *Eastham Zoning By-Laws, Section IX, Intensity Regulations – Paragraph D.1.* for property located at **5 West Shore Drive, Map 7A Parcel 4.**

**Case No. PB2014-07** - Town of Eastham Library, Sheila Vanderhoef, Town Administrator, and Oudens Ello Architecture, Applicant, of Boston, MA seek Site Plan Approval - Special Permit to demolish existing Library building and construct a new Library pursuant to Eastham Zoning By-Laws Section V - Uses - District A - Residential, and Section VI - Non-conforming Uses - D., for property located at 190 Samoset Road, Map 15, Parcels 35-36.

**Case No. PB2014-08** - Sam Rocco, Owner of Winchester, MA seeks Site Plan Approval - Residential for proposed screen porch addition encroaching in setback to existing way and which exceeds the allowed 2.5% expansion under 20,000 sq. ft., pursuant to Eastham Zoning By-Laws Section IX - Intensity Regulations - D. Residential - 1., and Section XIV - Site Plan Approval - Residential, for property located at 80 Cooks Brook Road, Map 5, Parcel 173.

**Case No. PB2014-09** - Allan & Susan Oxman, Owners, of Temple, NH and Reef Realty, Ltd. of West Dennis, MA seek Site Plan Approval - Residential to construct a new 4-bedroom, 2-car garage, residential home on a vacant lot pursuant to Eastham Zoning By-Laws Section IX - Intensity Regulations D. Residential - 2., and Section XIV Site Plan Approval - Residential, for property located at 30 Fife Court, Map 14, Parcel 48C.

**Case No. PB2014-10** - Holmes Road Realty Trust, Nathan A. Nickerson III, Owner, of Eastham, MA and Timothy Brady, East Cape Engineering of Orleans, MA, seek Site Plan Approval - Special Permit to construct a 40' x 60' steel frame storage building for existing on-site equipment, pursuant to Eastham Zoning By-Laws Section XIII - Site Plan Approval - Special Permit, for property located at 25 Holmes Road, Map 8, Parcel 186.

- 3. Approval of Minutes - March 12, 2014**
- 4. Any other business that may legally come before the Planning Board**

**Matt Cole - to see if the Board will make a de minimis determination and allow a change to the exterior lighting fixtures on the approved plans for 325 Massasoit Road**

- 5. Adjournment**