



# The Town of Barnstable

## Growth Management Department



Jo Anne Miller Buntich  
Interim Director

Minutes of Planning Board – Approved  
Tuesday, September 29, 2009  
Town Hall Hearing Room  
376 Main Street  
Hyannis, MA

### Committee Members Present:

Dave Munsell  
Felicia Penn

Also present:

Ruth Weil, Town Attorney  
Jo Anne Miller Buntich, Interim Director, Growth Management Department  
Marjorie Watson - Administrative Assistant  
Stuart Bornstein – Holly Management Corporation

Meeting called to order at 4:40 pm by Chair Felicia Penn. No quorum present; no votes will be taken.

### Status of DCPC – Craigville Beach

Jo Anne provided the status on the process of the current DCPC for Craigville Beach. As a result of the last Town Council meeting, the Craigville Beach portion was renominated as a DCPC. Current timeline is as follows:

- 10/1/09 - Cape Cod Commission will vote to accept/not accept renomination
- 10/15/09 - Cape Cod Commission will vote on the decision
- 10/21/09 or 11/4/09 – Before the Assembly of Delegates for vote

If the DCPC receives positive votes from both bodies, the implementing regulations will be resubmitted to the Town Council for the first read. The revised red-lined version will be brought before the Planning Board at the October 26<sup>th</sup> meeting. Jo Anne said the revisions are minor and the bones of the DCPC are essentially the same as the prior version brought before the Board.

### Medical/Dental in OM District

Felicia provided some background information on this matter. In August of 2008, the Planning Board received a letter from Holly Management which owns and leases property at 297 North Street. Prior to the adoption of the Hyannis Downtown Growth Incentive Zone in 2006, medical and dental office use was an allowed use at this property. As a result of the rezoning, this property is now in the OM District where medical and dental is no longer an allowed use. This has created a hardship for Holly Management in regard to attracting potential rentals and they asked the Planning Board to reconsider their decision.

Jo Anne Buntich distributed a handout which listed the inventory of medical and dental offices currently existing in the OM District. (Copy attached)

Mr. Bornstein of Holly Management spoke on behalf of making the change to the current zoning to allow for medical/dental office use.

Felicia stated she felt that the Board had enough information to take this to a subsequent meeting of the Planning Board subcommittee.

Upon confirmation with Subcommittee Chair Ray Lang, it was agreed to change the meeting from Tuesday, October 13<sup>th</sup> to Tuesday, October 20<sup>th</sup>. This matter will be added to the agenda. Felicia asked Jo Anne to provide the recommended options for incorporating medical/dental use in the OM Zoning District zoning ordinance. Felicia also suggested adding this item to the agenda of the full Planning Board Meeting on October 26<sup>th</sup>.

ANR – 159 & 171 Donegal Circle, Centerville – Due to lack of quorum, no action was taken.

Meeting adjourned at 5:25 pm.

Respectfully submitted,

Marjorie Watson  
Administrative Assistant  
Growth Management Department