AGENDA

Virtual Meeting
Zoom Meeting

March 9, 2021
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 March 9, 2021 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.falmouthma.gov/Planning
      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: February 23, 2021

APPROVAL NOT REQUIRED:

Applicant: Falmouth Airpark Homeowner’s Association, Inc. – Plan of land to combine a portion of Parcel Z (Z1) with lot 67 (Map# 29 02 015D 067; 0002)

Filed: March 2, 2021
Last Meeting: March 23, 2021
Deadline: March 23, 2021

Applicant: Peter McConarty – Plan of land to create a new parcel located at 888 Sandwich Rd

Filed: March 2, 2021
Last Meeting: March 23, 2021
Deadline: March 23, 2021
Applicant:  Franklin Botelho – Plan of land to create two lots out of three located on Sandwich Rd (Map Nos. 17 01 032D 001, 002, 003

Filed: March 4, 2021
Last Meeting: March 23, 2021
Deadline: March 25, 2021

PUBLIC HEARING:
Spring 2021 Town Meeting Zoning Articles cont.:

ARTICLE 21: To amend portions of Section 240-254 of the Zoning Bylaw Article XLVIII – Large Scale Ground Mounted Solar Overlay District

ARTICLE 22: To amend the Official Zoning Map of the Town of Falmouth to include the parcels in the Large-Scale Ground- Mounted Solar Overlay District

ARTICLE 18: To amend the Zoning Bylaw Article XXXIX – Site Plan Review - by replacing § 240-192 Applicability

ARTICLE 19: To amend the Zoning Bylaw Article XXXIX – Site Plan Review - by amending § 240-198 Lapse of Decision

ARTICLE 20: To amend the Official Zoning Map to remove text box of footnotes 1 through 8 and add reference to all existing Zoning Overlay Districts (including Accident Prevention, Wildlife Corridor, and Large Scale Ground Mounted Solar) to remove inconsistencies with both the online Zoning Map and the hard copies available for purchase through the Town Clerk’s Office. No properties will be rezoned as a product of the proposed map amendments

PUBLIC DISCUSSION:
Applicant: Devaney Building Corp. – Site Plan Review application to construct a 50’x100’x34’ tall storage building at 266 Woods Hole Rd

Filed: February 10, 2021
Last Meeting: May 11, 2021
Deadline: May 11, 2021

PLANNING BOARD DISCUSSION:
Planning Board Member Appointment to CPC
CPC Needs Assessment Hearing Comments
Committee Reports

ANNOUNCEMENTS:
GENERAL CORRESPONDENCE:  February 24, 2021 through March 9, 2021

FUTURE AGENDA ITEMS:
NEXT MEETINGS:  March 16, 2021 – Recommendations of Zoning Articles for Spring 2021 Town Meeting
March 11, 2021 – CPC Training Design Review

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