

TOWN OF FALMOUTH
SELECT BOARD
AGENDA
MONDAY, MARCH 13, 2023 – 6:00 P.M.
SELECT BOARD MEETING ROOM
TOWN HALL
59 TOWN HALL SQUARE, FALMOUTH, MA 02540

The Select Board may discuss and vote appropriate action on any item listed on this Agenda unless a different disposition is noted. At the discretion of the Chair, agenda items may be taken out of order.

6:00 p.m. OPEN SESSION

6:00 p.m. EXECUTIVE SESSION

1. M.G.L. c.30A s.21(a)(3) – To discuss strategy with respect to potential litigation where an open meeting may have a detrimental effect on the Town's litigating position
2. M.G.L. c.30A s.21(a)(3) – To discuss strategy with respect to collective bargaining with AFSCME Unit A

6:30 p.m. OPEN SESSION

1. Call to Order
2. Pledge of Allegiance
3. Recognition
4. Announcements – Change in agenda practice
5. Public Comment

6:40 p.m. COMMITTEE INTERVIEWS

1. Interview, vote and appoint committee members: Affordable Housing Committee – Chinna Mapp

6:45 p.m. PUBLIC HEARINGS

1. Application for an Alteration of Premises, and for a Change of Category from a Wine and Malt Common Victualler License to an All Alcohol Common Victualler License – Falmouth Cinema, LLC d/b/a Falmouth Cinema Pub, located at 137 Teaticket Highway, East Falmouth (10 minutes)
2. Application for an Alteration of Premises of an All Alcohol Common Victualler License – Dos Niños, Inc. d/b/a Añejo Mexican Bistro, located at 188 Main Street, Falmouth (10 minutes)
3. Application for an Alteration of Premises of an All Alcohol Common Victualler License – Black Dog Tavern Company, LLC d/b/a The Black Dog Heights Café, located at 465 Grand Avenue, Falmouth (10 minutes)
4. Application for a Change of Ownership Interest and an Issuance/Transfer of Stock/New Stockholder of an All Alcohol Common Victualler License – Sailors' Inc. d/b/a Flying Bridge Restaurant, located at 220 Scranton Avenue, Falmouth (5 minutes)
5. Application for an Alteration of Premises of an All Alcohol Club License – Green Pond Yacht Club, LLC d/b/a Green Pond Yacht Club, located at 366 Menauhant Road, East Falmouth (10 minutes)

7:30 p.m. BUSINESS

1. Town Manager Screening Committee report and nomination of finalists (10 minutes)
2. Presentation – Options for expanding real estate tax exemptions and abatements (10 minutes)
3. Update – Falmouth Affordable Housing Fund (5 minutes)
4. Update – Cape Cod Commission, 2022 Year in Review – Kristy Senatori (15 minutes)
5. Update – Municipal broadband – Municipal Light Plant (10 minutes)

6. Request for variance to Sign Code – §184-7 Placement and §184-32 Off-Premise Signs: Falmouth Commodores – flags on Main Street light poles and Guv Fuller Field light poles – June 1-August 15, 2023 (5 minutes)
7. Request for variance to Sign Code – §184-32 Off-Premise Signs: Falmouth Commodores Baseball Clinics and Falmouth Commodores Game Day Signs – late-April to August 14, 2023 (5 minutes)
8. Request for variance to Sign Code – §184-30 Promotional/Special Event and §184-32 Off-Premise Signs: Cape Cod Master Gardener Association – May 16-May 20, 2023 (5 minutes)
9. Request for variance to Sign Code – §184-30 (C) Special Events: St. Barnabas Church, 91 Main Street (5 minutes)
10. Application for a Change of Manager of an All Alcohol Seasonal Club License - Seacoast Shores Assn., Inc., located at 7 Farview Lane, East Falmouth (5 minutes)
11. Name of Sandwich Road playground (5 minutes)

8:50 p.m. CONSENT AGENDA

1. Licenses
 - a. Application for a Change of Manager of a Second-Hand Dealer License – St. Vincent DePaul Thrift – 18A Davisville Road, East Falmouth
 - b. Application for a Special One-Day Wine & Malt Liquor License – Barnstable County Agricultural Society – Barnstable County Fair – Cape Cod Fairgrounds, 1220 Nathan Ellis Highway, East Falmouth – Monday, 7/17/23 – Sunday, 7/23/23
 - c. Application for three Special One-Day Wine and Malt Beverages Licenses – Fresh Pond Holy Ghost Society – 408 Carriage Shop Road, East Falmouth – Saturday, 5/28/23; Saturday, 6/24/23 and Sunday, 6/25/23; and Saturday, 8/19/23
2. Administrative Orders
 - a. Vote to approve 2023-2024 Shellfish Resource Management Regulations
 - b. Vote to approve Intermunicipal Agreement with Town of Brewster for sale of oyster seed
 - c. Vote to approve Falmouth Human Services Committee's request to reduce committee membership to 7 (from 9)
 - d. Vote to approve submittal of application to the Commonwealth of Massachusetts for downtown parking management plan
 - e. Approve Eversource and Verizon New England, Inc. petition for permission to relocate 1 JO pole labeled 6/38 approximately 6' (feet) southwest of existing location. This work is necessary to provide underground electric service to 140 Sippewissett Road because the existing pole is too close to the driveway.

8:55 p.m. MINUTES

1. Review and vote to approve minutes of meetings: Public session – November 21, 2022

9:00 p.m. TOWN MANAGER'S SUPPLEMENTAL REPORT

9:05 p.m. SELECT BOARD REPORTS

9:15 p.m. DISCUSSION OF FUTURE AGENDA ITEMS

9:20 p.m. ADJOURN

Nancy R. Taylor, Chair
Select Board

OPEN SESSION

4. Announcements: Change in agenda practice



TOWN OF FALMOUTH
Office of the Town Manager & Select Board
59 Town Hall Square, Falmouth, Massachusetts 02540

TO: Select Board
FROM: Peter Johnson-Staub, Interim Town Manager *PJS*
SUBJECT: Preliminary Report for March 13, 2023
DATE: March 10, 2023

New Approach to Town Manager Report:

You will see that the Town Manager's preliminary report is not listed on the agenda. Chair Taylor and I are trying a different approach. I will continue to provide this written report as before but I will comment on each agenda item as it comes up rather than giving the entire report at the beginning of the meeting.

Committee Interview:

1. Affordable Housing Committee:

There are two vacancies and one applicant.

Hearings:

1. Change to All Alcohol License and Alteration of Premises – Falmouth Cinema Pub, 137 Teaticket Highway

The Cinema Pub completed significant renovations and requires a change of premises to match the new layout. They are also applying for a change from a Wine and Malt license to an All Alcohol License. Staff have reviewed the application and raised no concerns.

2. Alteration of Premises – Anejo Mexican Bistro, 188 Main Street

The applicant is seeking to add additional outdoor seating to its licensed premises. The seats being added represent a portion of the temporary outdoor seating authorized under the Governor's emergency order issued during the pandemic. The increase in seating is less than 10% and thus a flow neutral variance is not required. Staff have reviewed the application and raised no concerns.

3. Alteration of Premises – Black Dog Heights Cafe

The applicant seeks an alteration of premises to match the existing conditions as depicted in the certification of inspection. The number of seats in the alteration of premises is subject to a lease for additional parking. The applicant has provided a one-year lease to meet this requirement. Staff have reviewed the application and raised no concerns.

4. Change of Ownership Interest – Flying Bridge Restaurant:

All of the required documentation has been provided for this change of ownership and issuance of stock. I recommend approval.

5. Alteration of Premises – Green Pond Yacht Club:

The applicant seeks to add outdoor seating to the licensed premises. When outdoor seating is in use, the second floor seating will be closed. As such the total occupancy remains unchanged and no flow neutral bylaw variance is required. Staff have reviewed the application and raised no concerns.

Business:

1. Town Manager Screening Committee report and nomination of finalists:

Keith Schwegel, Chair of the Screening Committee and Richard White, the Board's consultant for the recruitment, will be in attendance. I will recuse myself from this discussion.

2. Tax Exemption Options:

Finance Director Ed Senteio and Director of Assessing Trisha Favuli will overview existing tax exemptions available to Falmouth real estate taxpayers and additional options available under state law to adopt new exemptions or expand existing exemptions. This is intended as a preliminary discussion to gauge the Board's interest in pursuing one or more of these options for Town Meeting approval in November.

We will not address the residential exemption in detail at this meeting. As mentioned previously, the residential exemption represents a major change in the way properties are taxed and involves a substantial workload increase for staff to process the applications. The impacts of the residential exemption on taxpayers are also complex. A dedicated workshop meeting may be needed to do justice to this topic.

3. Presentation – Falmouth Affordable Housing Fund (FAHF):

Housing Coordinator Kim Fish will present an overview of the activity of the Falmouth Affordable Housing Fund. We felt it would be timely as we head into Town Meeting to illustrate the results of funds spent thus far and look ahead at potential future projects. An appropriation of \$2.5 Million from the Community Preservation Fund into the FAHF is proposed under Article 42.

4. Update – Cape Commission:

Cape Cod Commission Executive Director Kristy Senatori will provide an overview of the Commission's activities in 2022.

5. Municipal Broadband – Municipal Light Plant:

Representatives of FalmouthNet will provide the Board with an update on the status of plans to move this initiative forward in the lead up to the election of Municipal Light Plant Board members in May.

6. Sign Code Variance – Falmouth Commodores Main Street Flags:

The Falmouth Commodores are requesting approval to install flags on Main Street to mark their centennial anniversary. Public Works staff have reviewed the specifications of the flags to ensure they do not interfere with pedestrian access. The Commodores would be responsible for installation costs. This is the first time the Commodores have requested flags on Main Street. The request is modeled on the variance approved by the Board for the Cape Cod Marathon.

7. Sign Code Variance – Falmouth Commodores Lawn Signs:

This is an annual request to allow lawn signs to promote baseball clinics and game day. I recommend approval.

8. Sign Code Variance – Cape Cod Master Gardner:

This is a routine request for off-premise signs for the Master Gardner event at the Cape Cod County Fairgrounds. I recommend approval.

9. Sign Code Variance – St Barnabas Church, 91 Main St

St. Barnabas Church is seeking approval of off premise signs for all their special events for the year as they did last year. This requests have been routinely approved in the past. I recommend approval.

10. All Alcohol Change of Manager, Seacoast Shores Association, 7 Farview Lane:

The application is complete and staff raised no concerns. I recommend approval.

11. Name of Sandwich Road Playground:

The Recreation Department received \$125,000 in capital funding to install a playground at the George Gaspa Sports Complex at 885 Sandwich Road. Most of the funds will go toward installation of an ADA compliant rubber surface. The playground equipment that was installed at the SBLI Playground where the Senior Center is now located will be re-used at the new location on Sandwich Road. The SBLI Playground was named in recognition of a \$21,000 donation from the SBLI insurance company which paid for some of the original equipment. In your packet is a newspaper article from 2005 which notes that there were other private donations to the playground and the Public Works Department did the installation. There is no contractual requirement to retain the name 'SBLI Playground' for the new playground to be installed in a new location on Sandwich Road. The Recreation Committee considered the matter at a meeting on March 8th and recommend a plaque displaying names of organizations and individuals who contributed to the playground over the years. We seek a decision from the Board as to whether to retain this corporate name for the new playground. The Board could consider a new name following the Naming Policy or leave the new playground without a proper name for the time being.

Consent Agenda:

1. Licenses:

There are three routine license approvals on the consent agenda. All have been reviewed by staff and no concerns raised. I recommend approval.

2. Administrative Orders:

All these items have been reviewed by staff. I recommend approval.

- a. This is a routine annual shellfish regulation approval as recommended by the Shellfish Constable.

- b. The Shellfish Constable is seeking to sell oyster seed to the Town of Brewster as a component of the Town's municipal propagation program. Town Counsel has advised that an inter-municipal agreement is an appropriate mechanism to execute this sale.
- c. The Human Services Committee seeks to reduce its membership from 9 members to 7. There is an email in your packet from the co-chairs explaining their request. The Select Board has the authority to modify the membership of committees it appoints under a recent change to the Town Charter.
- d. This is a grant application for funding to support a parking plan for downtown.
- e. This is a routine Eversource pole relocation.

//SB Report 03-13-2023

OPEN SESSION

COMMITTEE INTERVIEWS

1. Interview, vote and appoint committee members: Affordable Housing Committee – Chinna Mapp

Town Committee Vacancies

The Falmouth Select Board announces the following vacancies on Town committees:

Committee	Term Until
Affirmative Action Committee (3 positions)	6/30/24, 6/30/25
Affordable Housing Committee (2 positions)	6/30/24
Board of Survey (2 positions)	6/30/24
Building Code Board of Appeals (1 position)	6/30/25
Cable Advisory Committee (3 positions)	6/30/23, 6/30/24, 6/30/25
Commission on Disabilities (3 positions)	6/30/23, 6/30/25
Commission on Substance Use (1 position)	6/30/23
Conservation Commission (3 alternate positions)	6/30/23, 6/30/25
Constable (2 positions)	6/30/24
Cultural Council (2 positions)	6/30/24
EDIC (Economic Development & Industrial Corporation) (1 position)	6/30/23
Edward Marks Building Advisory Committee (1 position)	12/31/24
Energy Committee (1 position)	6/30/23
Human Services Committee (4 positions)	6/30/23, 6/30/24, 6/30/25
Solid Waste Advisory Committee (1 position)	6/30/23
South Cape Beach Advisory Committee (1 position)	6/30/25
Taskforce on Sustainable Living for Falmouth's Workforce (7 – 9 members)	5/1/23
Transportation Committee (3 positions)	6/30/24, 6/30/25
Veterans Council Committee (1 at-large position)	6/30/23
Waterways Committee (1 position)	6/30/25
Zoning Board of Appeals (1 associate position)	6/30/26

Applications are available on the Town website <https://ma-falmouth.civicplus.com/647/Town-Committees>. Please submit applications to the Office of the Town Manager and Select Board, or email to townmanager@falmouthma.gov.

Affordable Housing Committee (7 full members) (3-year terms)

Two vacancies:

- Unexpired term ending 6/30/24
- Unexpired term ending 6/30/24

One applicant:

- Chinna Mapp



TOWN OF FALMOUTH
BOARD, COMMITTEE OR COMMISSION
APPLICATION FORM

If you are interested in serving the Town of Falmouth in any capacity, please fill out this form and mail it to the Select Board, Falmouth Town Hall, 59 Town Hall Square, Falmouth, MA 02540. Information received will be available to all Town Boards and Officials, although the filling out of this form does not assure appointment. If selected for an interview, you may wish to submit a resume or additional information. This form and a listing of all boards and committees can be found on the Falmouth website: www.falmouthma.gov.

Name: China Mapp

Address: 46 Gunning Point Road Unit 3 Village: Falmouth ZIP: 2540

Mailing Address: P.O. Box 2283 Village: Teaticket ZIP: 2536

Telephone: [REDACTED] Email: [REDACTED]

How long have you been a Resident (date: 9/21) / Taxpayer (date: 9/21)

Amount of time you are available to give: 2-4 hours per month

Town Committee, Board or Commission you are interested in serving on:

1. Affordable Housing Committee
2. _____
3. _____

Seeking: Permanent Position Alternate Position

Have you attended any meetings of the committee for which you are applying? Yes

Relevant affiliation and work and personal experiences: Concerned citizen.
20+ years as an educator, teacher leader and friend
of libraries across the globe. Advocate for safe and
affordable housing for community members.

Town offices held in Falmouth or elsewhere and dates of years served: N/A

Briefly describe the particular skills you feel you will add to the committee or board: _____

Active listening

Effective respectful communication

Consensus building

Mediation and negotiation skills

Organizational skills

Interpersonal skills

Ability to build trust and rapport

You may attach a resume to this application.

List three (3) references:

	<u>Name</u>	<u>Title</u>	<u>Phone</u>
1.	<u>Thomas Bushy</u>	<u>Principal</u>	<u>██████████</u>
2.	<u>Meghan Hanawalt</u>	<u>Goat Farmer</u>	<u>██████████</u>
3.	<u>Sylvia Szulkin</u>	<u>Attorney</u>	<u>██████████</u>

I hereby certify that I have been provided a summary of Massachusetts General Law 268A, the Conflict of Interest of Law, I have read the material provided, and to the best of my understanding have no potential or actual conflict of interest.

I have received a copy of the Select Board's Appointment Policy and read the material provided.

February 20, 2023.

DATE

APPLICANT'S SIGNATURE

In the event the applicant cannot sign this statement, you should provide an explanation of the reason (s) why if you still wish consideration for appointment.

OPEN SESSION

PUBLIC HEARINGS

1. Application for an Alteration of Premises, and for a Change of Category from a Wine and Malt Common Victualler License to an All Alcohol Common Victualler License – Falmouth Cinema, LLC d/b/a Falmouth Cinema Pub, located at 137 Teaticket Highway, East Falmouth **(10 minutes)**



TOWN OF FALMOUTH

Office of the Town Manager & Select Board

59 Town Hall Square, Falmouth, Massachusetts 02540

Telephone: (508) 495-7320

townmanager@falmouthma.gov

LIQUOR LICENSE HEARING

Notice is hereby given under Chapter 138 of the General Laws, as amended, that Falmouth Cinema, LLC d/b/a Falmouth Cinema Pub has applied for an Alteration of Premises and for a Change of Category from a Wine & Malt Beverages License to All Alcoholic Beverages License to be exercised at 137 Teaticket Highway, East Falmouth, MA.

A hearing will be held in the Select Board's Meeting Room, Falmouth Town Hall on Monday, March 13, 2023, at 6:45 p.m. on the above application.

Per order of the Select Board

LICENSING BOARD

Nancy R. Taylor

Onjalé Scott Price

Samuel H. Patterson

Douglas C. Brown

Edwin (Scott) P. Zylinski II

Publication date: Friday, March 3; 2023 Falmouth Enterprise

LICENSE APPLICATION REVIEW

Restaurant/Business: Falmouth Cinema, LLC dba Falmouth Cinema Pub

Address: 137 Teaticket Highway

License Type: _____

New or Transfer of License _____

or

Change of License Alteration of Premises & Change of Category

- | | |
|--|---|
| <input checked="" type="checkbox"/> Police | <u>No objections</u> |
| <input checked="" type="checkbox"/> Fire | <u>No issues with this change request</u> |
| <input checked="" type="checkbox"/> Building | _____ |
| <input checked="" type="checkbox"/> Health | <u>No Issues</u> |
| <input checked="" type="checkbox"/> Zoning | <u>Multiple permits for this large parcel but no concerns regarding this proposal</u> |
| <input checked="" type="checkbox"/> Planning | <u>No comments or issues provide seating does not increase</u> |
| <input type="checkbox"/> DPW | _____ |
| <input type="checkbox"/> Assessor | _____ |
| <input type="checkbox"/> Tax Collector | _____ |
| <input type="checkbox"/> _____ | _____ |
| <input type="checkbox"/> _____ | _____ |
| <input type="checkbox"/> _____ | _____ |

NOTES:

The application includes a change from a Wine & Malt Beverages License to an All Alcoholic Beverages License as well as an Alteration of Premises.

The Building Commissioner has approved the Alteration of Premises Plans.

Current license

2023

License Alcoholic Beverages

00189-R

Fee:

The Licensing Board of
The Town of Falmouth
Massachusetts
Hereby Grants a

Wine and Malt Common Victualler

License to Expose, Keep for Sale, and to Sell
Wines and Malt Beverages

To Be Drunk On the Premises

To Falmouth Cinema Pub, LLC d/b/a Falmouth Cinema Pub
Brian Hanney, Manager
137 Teaticket Hwy
Falmouth MA 02540

On the following described premises:

400 seat movie theatre and restaurant including a kitchen, bar, and lobby with an entrance/exit off the lobby and each of the three theatres.

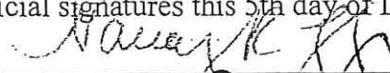
This license is granted and accepted upon the express condition that the licensee shall, in all respects, conform to all the provisions of the Liquor Control Act, Chapter 138 of the General Laws, as amended, and any rules or regulations made thereunder by the licensing authorities.

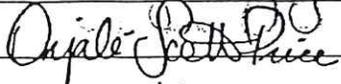
This license is valid from the 1st day of January 2023 until the 31st day of December 2023, unless earlier suspended, cancelled or revoked.

The hours during which Alcoholic Beverages may be sold are from:

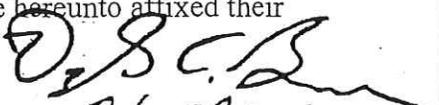
12 NOON - 12 MIDNIGHT - 7 DAYS NOTE: ALL GLASSES OFF TABLES AND BAR AND ALL PATRONS OUT BY 12:30 AM

IN TESTIMONY WHEREOF, the undersigned have hereunto affixed their official signatures this 5th day of December 2022











Licensing Board

THIS LICENSE SHALL BE DISPLAYED ON THE PREMISES IN A CONSPICUOUS POSITION WHERE IT CAN EASILY BE READ



The Commonwealth of Massachusetts
Alcoholic Beverages Control Commission

For Reconsideration

LICENSING AUTHORITY CERTIFICATION

Falmouth

City/Town

00189-RS-0390

ABCC License Number

TRANSACTION TYPE (Please check all relevant transactions):

The license applicant petitions the Licensing Authorities to approve the following transactions:

- New License
- Change of Location
- Change of Class (i.e. Annual / Seasonal)
- Change Corporate Structure (i.e. Corp / LLC)
- Transfer of License
- Alteration of Licensed Premises
- Change of License Type (i.e. club / restaurant)
- Pledge of Collateral (i.e. License/Stock)
- Change of Manager
- Change Corporate Name
- Change of Category (i.e. All Alcohol/Wine, Malt)
- Management/Operating Agreement
- Change of Officers/Directors/LLC Managers
- Change of Ownership Interest (LLC Members/LLP Partners, Trustees)
- Issuance/Transfer of Stock/New Stockholder
- Change of Hours
- Other
- Change of DBA

APPLICANT INFORMATION

Name of Licensee DBA

Street Address Zip Code

Manager

Granted under Special Legislation? Yes No

If Yes, Chapter

of the Acts of (year)

Type (i.e. restaurant, package store) Class (Annual or Seasonal) Category (i.e. Wines and Malts / All Alcohol)

DESCRIPTION OF PREMISES Complete description of the licensed premises

Theater spaces divided into four (4) theaters of 74, 91, 37, & 33 seats, a total of 235 seats, with a portion of each having stadium platform seating. The kitchen, lobby, storage, and electrical room remain unchanged. One floor theater building approx.. 11,500 sq. ft. total floor area with kitchen, men's/women's restrooms, lobby with ticket counter, electrical room, office, and storage (9 rooms plus restrooms)

LOCAL LICENSING AUTHORITY INFORMATION

Application filed with the LLA: Date Time

Advertised Yes No Date Published Publication

Abutters Notified: Yes No Date of Notice

Date APPROVED by LLA Decision of the LLA

Additional remarks or conditions (E.g. Days and hours)

For Transfers ONLY:
Seller License Number: Seller Name:

The Local Licensing Authorities By:

Alcoholic Beverages Control Commission
Ralph Sacramone
Executive Director



The Commonwealth of Massachusetts
 Alcoholic Beverages Control Commission
 95 Fourth Street, Suite 3, Chelsea, MA 02150-2358
 www.mass.gov/abcc

APPLICATION FOR MULTIPLE AMENDMENTS

1. BUSINESS ENTITY INFORMATION

Entity Name	Municipality	ABCC License Number
Falmouth Cinema LLC d/b/a Falmouth Cinema Pub	Falmouth	00189-RS-0390

Please provide a narrative overview of the transaction(s) being applied for. On-premises applicants should also provide a description of the intended theme or concept of the business operation. Attach additional pages, if necessary.

Applicant has operated Falmouth Cinema Pub since 2009. While patrons watch movies, they purchase and enjoy food and drinks, including wine and malt beverages under the existing license. Applicant seeks an all alcohol license. Applicant has recently renovated the theaters, installing comfortable stadium seating, with no increase in floor area and a reduction in seating; the application for alteration of premises concerns those changes

APPLICATION CONTACT

The application contact is the person who should be contacted with any questions regarding this application.

Name	Title	Email	Phone
Robert H. Ament	Attorney	bob@amentklauer.com	508-540-6555

2. AMENDMENT-Change of License Classification

<input checked="" type="checkbox"/> Change of License Category All Alcohol, Wine and Malt, Wine Malt and Cordials	Last-Approved License Category	Wines and Malt Beverages
	Requested New License Category	All Alcoholic Beverages
<input type="checkbox"/> Change of License Class Seasonal or Annual	Last-Approved License Class	
	Requested New License Class	
<input type="checkbox"/> Change of License Type* i.e. Restaurant to Club *Certain License Types CANNOT change once issued*	Last-Approved License Type	
	Requested New License Type	

3. AMENDMENT-Change of Business Entity Information

<input type="checkbox"/> Change of Corporate Name	Last-Approved Corporate Name:	
	Requested New Corporate Name:	
<input type="checkbox"/> Change of DBA	Last-Approved DBA:	
	Requested New DBA:	
<input type="checkbox"/> Change of Corporate Structure LLC, Corporation, Sole Proprietor, etc	Last-Approved Corporate Structure	
	Requested New Corporate Structure	

4. AMENDMENT-Pledge Information

<input type="checkbox"/> Pledge of License	To whom is the pledge being made:	
<input type="checkbox"/> Pledge of Inventory		
<input type="checkbox"/> Pledge of Stock		

7. AMENDMENT-Change of Premises Information

Alteration of Premises: (must fill out attached financial information form)

7A. ALTERATION OF PREMISES

Please summarize the details of the alterations and highlight any specific changes from the last-approved premises.

Theatre spaces divided into four (4) theatres of 74, 91, 37 and 33 seats, a total of 235 seats, with a portion of each theatre having stadium platform seating. The kitchen/storage, lobby, restrooms and office spaces remain unchanged.

PROPOSED DESCRIPTION OF PREMISES

Please provide a complete description of the proposed premises, including the number of floors, number of rooms on each floor, any outdoor areas to be included in the licensed area, and total square footage. You must also submit a floor plan.

One floor theatre building, approximately 11,500 s.f. total floor area, with four theatres, kitchen, men's and women's restrooms, lobby with ticket counter, office, electrical room and storage (9 rooms total, plus kitchen)

Total Sq. Footage

Seating Capacity

Occupancy Number

Number of Entrances

Number of Exits

Number of Floors

Change of Location: (must fill out attached financial information form)

7B. CHANGE OF LOCATION

Last-Approved Street Address

Proposed Street Address

DESCRIPTION OF PREMISES

Please provide a complete description of the premises to be licensed, including the number of floors, number of rooms on each floor, any outdoor areas to be included in the licensed area, and total square footage. You must also submit a floor plan.

Total Sq. Footage

Seating Capacity

Occupancy Number

Number of Entrances

Number of Exits

Number of Floors

OCCUPANCY OF PREMISES

Please complete all fields in this section. Please provide proof of legal occupancy of the premises. (E.g. Deed, lease, letter of intent)

Please indicate by what means the applicant has to occupy the premises

Landlord Name

Landlord Phone

Landlord Email

Landlord Address

Lease Beginning Date

Rent per Month

Lease Ending Date

Rent per Year

Will the Landlord receive revenue based on percentage of alcohol sales?

Yes No

4. FINANCIAL DISCLOSURE

Associated Cost(s): (i.e. Costs associated with License Transaction including but not limited to: Property price, Business Assets, Renovations costs, Construction costs, Initial Start-up costs, Inventory costs, or specify other costs):

Associated Cost(s): Itemized expenditures for the alterations, including construction, labor and materials, and furnishings, were [REDACTED], per the attached distribution journal sheet printed 12/13/22

SOURCE OF CASH CONTRIBUTION

Please provide documentation of available funds. (E.g. Bank or other Financial institution Statements, Bank Letter, etc.)

Name of Contributor	Amount of Contribution
Theater Operations Cash Flow; See Citizens Bank	[REDACTED]
Business Checking Account Statements Showing	
Balances and Transactions 9/1/22-12/31/22	
Total	[REDACTED]

SOURCE OF FINANCING

Please provide signed financing documentation.

Name of Lender	Amount	Type of Financing	Is the lender a licensee pursuant to M.G.L. Ch. 138.
Not applicable			<input type="radio"/> Yes <input type="radio"/> No
			<input type="radio"/> Yes <input type="radio"/> No
			<input type="radio"/> Yes <input type="radio"/> No
			<input type="radio"/> Yes <input type="radio"/> No

APPLICANT'S STATEMENT

I, Brian Hanney the: sole proprietor; partner; corporate principal; LLC/LLP manager
Authorized Signatory
of Manager
Name of the Entity/Corporation

hereby submit this application (hereinafter the "Application"), to the local licensing authority (the "LLA") and the Alcoholic Beverages Control Commission (the "ABCC" and together with the LLA collectively the "Licensing Authorities") for approval.

I do hereby declare under the pains and penalties of perjury that I have personal knowledge of the information submitted in the Application, and as such affirm that all statements and representations therein are true to the best of my knowledge and belief. I further submit the following to be true and accurate:

- (1) I understand that each representation in this Application is material to the Licensing Authorities' decision on the Application and that the Licensing Authorities will rely on each and every answer in the Application and accompanying documents in reaching its decision;
- (2) I state that the location and description of the proposed licensed premises are in compliance with state and local laws and regulations;
- (3) I understand that while the Application is pending, I must notify the Licensing Authorities of any change in the information submitted therein. I understand that failure to give such notice to the Licensing Authorities may result in disapproval of the Application;
- (4) I understand that upon approval of the Application, I must notify the Licensing Authorities of any change in the ownership as approved by the Licensing Authorities. I understand that failure to give such notice to the Licensing Authorities may result in sanctions including revocation of any license for which this Application is submitted;
- (5) I understand that the licensee will be bound by the statements and representations made in the Application, including, but not limited to the identity of persons with an ownership or financial interest in the license;
- (6) I understand that all statements and representations made become conditions of the license;
- (7) I understand that any physical alterations to or changes to the size of the area used for the sale, delivery, storage, or consumption of alcoholic beverages, must be reported to the Licensing Authorities and may require the prior approval of the Licensing Authorities;
- (8) I understand that the licensee's failure to operate the licensed premises in accordance with the statements and representations made in the Application may result in sanctions, including the revocation of any license for which the Application was submitted; and
- (9) I understand that any false statement or misrepresentation will constitute cause for disapproval of the Application or sanctions including revocation of any license for which this Application is submitted.
- (10) I confirm that the applicant corporation and each individual listed in the ownership section of the application is in good standing with the Massachusetts Department of Revenue and has complied with all laws of the Commonwealth relating to taxes, reporting of employees and contractors, and withholding and remitting of child support.

Signature: [Handwritten Signature]
Title: Manager

Date: 11-16-2022



APPLICANT: FALMOUTH Cinema LLC, dba Falmouth Cinema Pub

ADDRESS: 137 Teaticket Hwy, Falmouth, MA

LICENSE OR LICENSE CHANGE APPLIED FOR: (1) alteration of premises
(2) change of License Category, from wine and malt to all alcohol

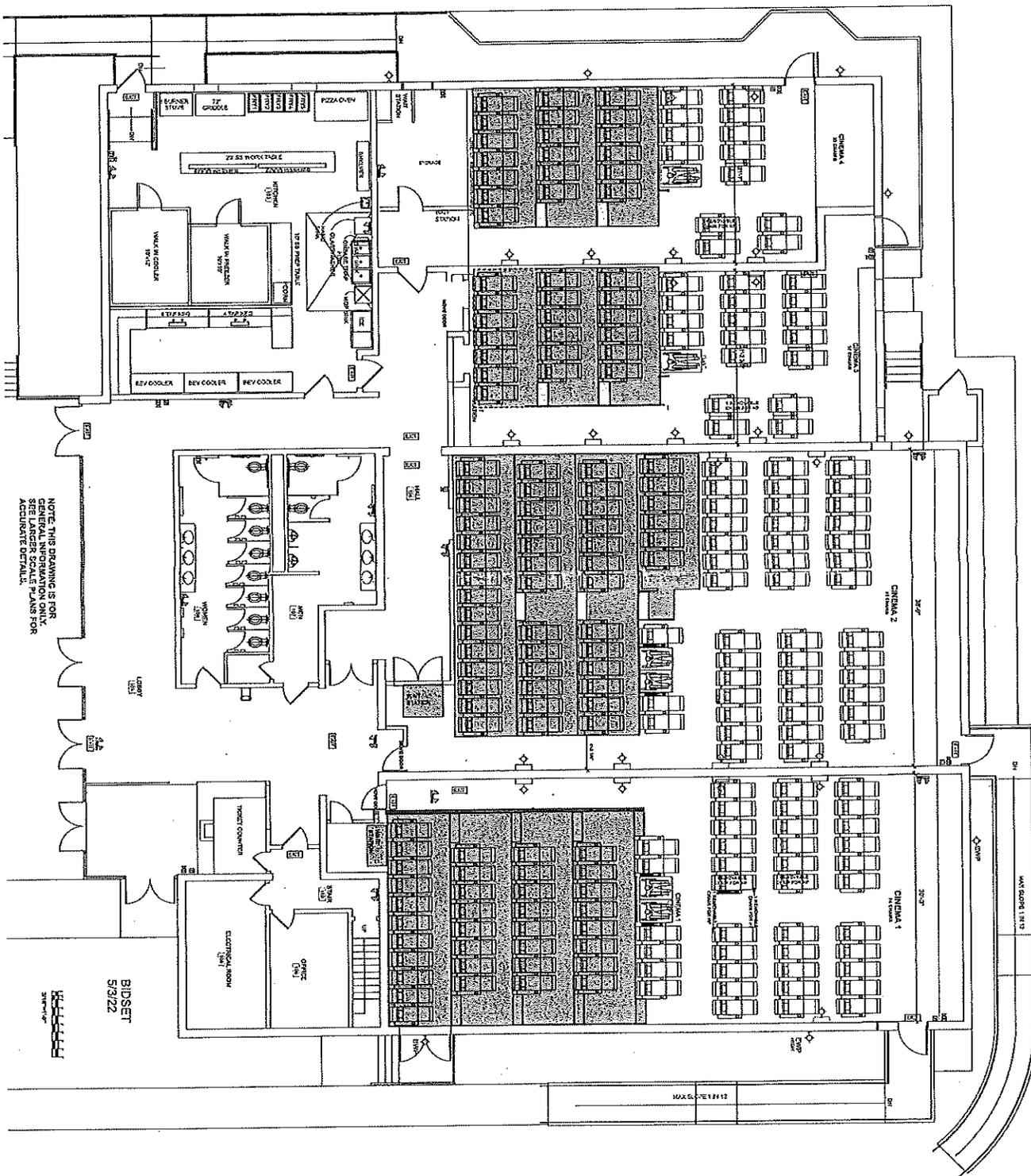
The attached application has been reviewed by the Building Commissioner's Office with the following supporting documents:

- a. A seating plan completed and stamped by an Engineer and showing the occupancy load calculation.
- b. If any outdoor seating, a plot plan or site plan by a certified land surveyor. Must include parking

NOTES:

Building Department sign-off: X

DATE: 11-10-22



NOTE: THIS DRAWING IS FOR GENERAL INFORMATION ONLY. SEE ALL DIMENSIONS AND ACCURATE DETAILS.

BIDSET
5/3/22

SCALE

<p>A-1</p>	<p>FALMOUTH CINEMA PUB 137 TEATICKET HWY FALMOUTH, MA</p>	<p>ARCHITECTS: GORDON GREENFIELD ASSOCIATES 56 OLD COACH ROAD NORWICH, VT 05055 (802) 299-8319</p>	<p>GROUND FLOOR PLAN</p>
-------------------	--	---	---------------------------------

AFFIDAVIT OF NOTICE OF MAILING TO ABUTTERS AND OTHERS

Re: Application of Falmouth Cinema Pub, LLC d/b/a Falmouth Cinema Pub for an Alteration of Premises and for a Change of Category from Wine & Malt Beverages License to All Alcoholic Beverages License at 137 Teaticket Highway, Falmouth, MA

To the Licensing Board for the Town of Falmouth

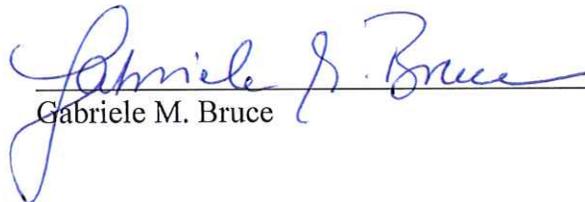
March 6, 2023

I, Gabriele M. Bruce, a paralegal in the law office of Ament Klauer LLP, hereby certify that within three days after publication of notice of the hearing scheduled for March 13, 2023, on the above-referenced applications, I caused a copy of the published notice to be sent by certified USPS mail to each of the persons appearing upon the assessors' most recent valuation list as the owners of the properties abutting on the premises where the license is intended to be exercised.

I further certify that, within such three-day period, notice in the form required to be given to churches located within five hundred (500) feet of such premises was sent to WC Church as the record owner of 91A Spring Bars Road as it was identified on the certified list of abutters received from the Department of Assessing, a copy of which is attached.

An attested copy of the notices mailed is attached hereto, along with proofs of mailing.

Signed and subscribed to under the penalties of perjury this 6th day of March, 2023.

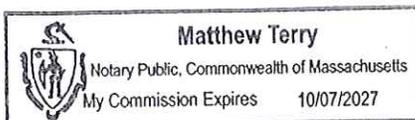


Gabriele M. Bruce

COMMONWEALTH OF MASSACHUSETTS

Barnstable, ss

On this 6th day of March, 2023, before me, the undersigned notary public, personally appeared Gabriele M. Bruce, proved to me through satisfactory evidence of identification, which was personal knowledge, to be the person whose name is signed above, and acknowledged to me that she signed it voluntarily for its stated purpose.





Notary Public:
My Commission Expires:

...ment he...
 ...that dist...
 ...other sch...
 ...The sch...
 ...career pat...
 ...are all int...
 ...that staff...
 ...Superint...
 ...schools' gro...
 ...education de...
 ...and also h...
 ...ing to expan...
 ...The Falmou...
 ...BY GILDA G...

...Town, and...
 ...were forced...
 ...to move. My...
 ...to close, and...
 ...of our retire...
 ...were trad...
 ...have spent...
 ...moving 32...
 ...clearing o...
 ...home with...
 ...and stora...
 ...home! "B...
 ...Real peop...
 ...impacted...
 ...words "rea...
 ...noted

...Local real...
 ...Marzot's...
 ..."Reaping...
 ...Subsidies...
 ...summary...
 ...through...
 ...of tax...
 ...centivize...
 ...friendly...
 ...homes and...
 ...Appearing...
 ...column...
 ...that a...
 ...used to...

Gabriele M. Bruce
 NOTARY PUBLIC
 Commonwealth of
 Massachusetts
 My Commission Expires
 April 14, 2028
 Friday, March 3, 2023

CERTIFIED COPY
 Gabriele M. Bruce

Waterbury, another member, said he thought there would be a more suitable enforcement agency for this than the board of health. Heufelder made a motion to support using the police officer to monitor trucks coming through Woods. Mr. Heufelder said, "It's not getting used, which is a loss." Heufelder said the police could ask truck drivers to wear inspection stickers or other identification; look for leaks, bald tires, idling and safety hazards; and monitor levels. "These things can be seen as [trucks] are embarking or discharging," Mr. Heufelder said. The police department is currently short-staffed, and not a lot of funds. Police Chief Michael A. Dunne recently told the select board that there are 10 vacant but vacant patrol officer positions, and eight officers are on leave. The department has a total of 65 budgeted positions.

Did you know that the production, processing and transportation of food together generate a major carbon footprint, a carbon footprint twice that of all commercial aviation?

- In the United States, a third of this food is thrown away.
- Private households account for an estimated 39 percent of food waste, more than restaurants, school cafeterias, grocery stores or farms.
- By some estimates, the value of the food that the average American household of four throws away every year is \$1,500.
- Based on Massachusetts studies, as much as 30 percent of the roughly 11,000 to 12,000 tons of trash Falmouth households generate annually is estimated to be food waste.

Reducing the amount of food each Falmouth household throws away really does matter. Furthermore, reduction is not impossible. Without affecting standards of living, Toronto recently reduced food waste by 30 percent. But changing one's food habits is not easy. Changing a family's habits is even harder. There are entrenched attitudes to contend with. Some people are averse to eating leftovers. (Unlike in my family, where we were told to eat everything on our plates because "children are starving in India.") Another woman I know, no matter how hungry she was, felt

LIQUOR LICENSE HEARING

Notice is hereby given under Chapter 138 of the General Laws, as amended, that Falmouth Cinema, LLC d/b/a Falmouth Cinema Pub has applied for an Alteration of Premises and for a Change of Category from a Wine & Malt Beverages License to All Alcoholic Beverages License to be exercised at 137 Tealicket Highway, East Falmouth, MA.

A hearing will be held in the Select Board's Meeting Room, Falmouth Town Hall on Monday, March 13, 2023, at 6:45 p.m. on the above application.

Per order of the Select Board

LICENSING BOARD
 Nancy R. Taylor
 Onjalé Scott Price
 Samuel H. Patterson
 Douglas C. Brown
 Edwin (Scott) P. Zylinski II

March 3, 2023

Notice to Bid - Real Property

The Falmouth Retirement Board is seeking proposals from qualified property owners for lease and/or purchase of real property, with buildings thereon and associated parking, to use for the administrative offices of the Falmouth Contributory Retirement System. The proposed office space should consist of a minimum of 1,800 - 2,400 square feet, provide access to and use of the premises by individuals with disabilities, provide ample parking readily available (including spaces for handicap parking); and be located within the Town of Falmouth, MA. The option to lease office space shall be for a minimum term of 10 years with an option to extend the lease for an additional 10-year period. The option to purchase office space shall be at fair market value as determined by a competent real estate appraiser. Additional terms of lease or purchase to be reasonably negotiated.

All respondents are hereby advised that any proposal selected shall be subject to: (1) formal approval by the Board in accordance with spec-

Legal Notices

**Falmouth Zoning Board of Appeals
 Notice of Public Hearing for
 March 23, 2023**

Notice is hereby given of the following **Public Hearing @ 6:30pm and Open Meeting** in the Select Board's Meeting Room, Town Hall, Falmouth, MA, on **Thursday, March 23, 2023**

Continuation(s)
 #065-22 Nika Development, 259/263 Old Main Road, North Falmouth
 #075-22 Blue Moon Sea Grille, Inc., 159 Main Street, Falmouth
 #105-22 Bowen, Trustees, 102 Grand Avenue, Falmouth

Application #009-23 Michael and Regina Ryan: Applied to the Zoning Board of Appeals for a special permit pursuant to section(s) 240-10.2A and 240-6.6B (formerly 240-3 C. and 240-23G (1)(b)) of the Code of Falmouth to raze and rebuild the non-conforming detached garage exceeding 900s/f in size on subject property known as 140 Associates Road, Falmouth, Ma.
Application #013-23 68 Sandpiper Circle Realty Trust: Applied to the Zoning Board of Appeals for a special permit pursuant to section(s) 240-10.1C(3) and 240-11.3A(4) (formerly 240-3 C. and 240-69 E.) of the Code of Falmouth to raze and rebuild the existing, non-conforming single-family dwelling, increasing lot coverage by structures on subject property known as 68 Sandpiper Circle, East Falmouth, Ma.

Files are available in the Board of Appeals Office at Town Hall for review by interested parties.

February 24, 2023
 March 3, 2023

LIQUOR LICENSE HEARING

Notice is hereby given under Chapter 138 of the General Laws, as amended, that Green Pond Yacht Club, LLC d/b/a Green Pond Yacht Club has applied for an Alteration of Premises to its All Alcohol Club License to be exercised at 366 Menauhant Road, East Falmouth, MA.

A hearing will be held in the Select Board's





RECEIVED

FEB 09 2023

Board of Assessors, Town of Falmouth

Town of Falmouth Assessing Department

59 Town Hall Square, Falmouth MA 02540

Telephone: 508-495-7380

Fax: 508-495-7384

REQUEST OF CERTIFIED ABUTTERS LIST

Name of person requesting abutters list: Gabrieli - Ament Klauer LLP

Address of person requesting abutters list: 39 Town Hall Square
Falmouth, MA 02540

Phone: 508 540-6555

Abutters to (subject property): Map 39 Section 15 Parcel 044 Lot 000

Map _____ Section _____ Parcel _____ Lot _____

Map _____ Section _____ Parcel _____ Lot _____

Lot size of subject property: 38.062 acres

Location of subject property: 137 Teaticket Highway
Cinema Pub

Check one:

- Direct abutters (includes properties across street)
- Direct abutters in local Historic District (includes properties across the street) within 100'
- Immediate abutters (includes only properties with a common property line)
- Immediate abutters plus churches and schools within 500'
- Properties within 300'
- Properties within 300' or abutters abutter to abutter whichever is closest
- Properties within 100'
- Other (specify) _____

Fee: \$25.00 Total \$25

EMAIL gabriel@amentklauer.com

Joe ✓

60 SPRING BARS RD ATC PONDEROSA K LLC PO BOX 723697 C/O AMERICAN TOWER ATLANTA, GA 31139	39 15 044A 000 LUC: 433	205 WORCESTER CT CLARK TRUSTEE MICHAEL P DINKINS BAY RE TRUST PO BOX 654 FALMOUTH, MA 02541	39 15 043 008AU LUC: 328	205 WORCESTER CT HERRMANN HENRY 109 SURF DR FALMOUTH, MA 02540	39 15 043 003AU LUC: 327
31 TEATICKET HWY BOGOSIAN MARK 33 WATERSIDE AVE FALMOUTH, MA 02540	39 15 022 011U LUC: 328	205 WORCESTER CT CLARK TRUSTEE MICHAEL P DINKINS BAY RE TRUST PO BOX 654 FALMOUTH, MA 02541	39 15 043 008BU LUC: 328	205 WORCESTER CT JAM LLC 51 HAZEL PATH MARSTONS MILLS, MA 02848	39 15 043 004BU LUC: 327
31 TEATICKET HWY BOGOSIAN DEVELOPMENT LLC 387 MAIN ST FALMOUTH, MA 02540	39 15 022 018U LUC: 349	205 WORCESTER CT CREW MICHAEL J CREW PATRICIA A 205 WORCESTER CT UNIT 3C FALMOUTH, MA 02540	39 15 043 003CU LUC: 343	205 WORCESTER CT LEARY MICHAEL P LEARY PAULA M 205 WORCESTER CT STE B2 FALMOUTH, MA 02540	39 15 043 002BU LUC: 327
31 TEATICKET HWY BOGOSIAN DEVELOPMENT LLC 387 MAIN ST FALMOUTH, MA 02540	39 15 022 028U LUC: 343	205 WORCESTER CT EDGAR TRUSTEE BENNETT D MJI REALTY TRUST 6 HAYNES AVE FALMOUTH, MA 02540-2313	39 15 043 006CU LUC: 343	205 WORCESTER CT MURPHY TRUSTEE KAREN M MNM REALTY TRUST 125 CLIFFWOOD LN FALMOUTH, MA 02540	39 15 043 004AU LUC: 327
31 TEATICKET HWY CAPE COD CUSTOM PROPERTIES LLC 367 MAIN ST FALMOUTH, MA 02540	39 15 022 015U LUC: 328	110 SPRING BARS RD FALMOUTH TOWN OF 59 TOWN HALL SQ FALMOUTH, MA 02540	39 15 044 002A LUC: 931	50 SPRING BARS RD OHARA TR KIMBERLEY A 50 SPRING BARS RD NOMI TRUST 2 SUMMER ST SOUTH DARTMOUTH, MA 02748-3817	39 15 043C 003 LUC: 330
31 TEATICKET HWY CAPE COD CUSTOM PROPERTIES LLC 367 MAIN ST FALMOUTH, MA 02540	39 15 022 018U LUC: 343	205 WORCESTER CT FALMOUTH TRAVEL WORLD INC 74 CLEARWATER DR C/O JEFFREY WHITE E FALMOUTH, MA 02536	39 15 043 003BU LUC: 327	31 TEATICKET HWY OREGAN JR PATRICK T 89 OVINGTON DR FALMOUTH, MA 02536	39 15 022 017U LUC: 343
31 TEATICKET HWY CAPE COD CUSTOM PROPERTIES LLC 367 MAIN ST FALMOUTH, MA 02540	39 15 022 027U LUC: 343	0 LITTLE BAY ST FERREIRA MARK S FERREIRA LOUISE S 729 MAIN ST FALMOUTH, MA 02540-3215	39A 29 000 000F LUC: 132	13 MARAVISTA AVE PARATORE RONALD C PARATORE LILLIAN R 28 CRANFIELD RD CONCORD, MA 01742	39 15 009 007 LUC: 101
205 WORCESTER CT CAPE JEWELERS INC 1135 WASHINGTON ST NORWOOD, MA 02062	39 15 043 005BU LUC: 327	0 LITTLE BAY ST FERREIRA MARK S FERREIRA LOUISE S 729 MAIN ST FALMOUTH, MA 02540-3215	39A 32 000 000E LUC: 132	205 WORCESTER CT PASTABUYER LLC PO BOX 925 FALMOUTH, MA 02541	39 15 043 001BU LUC: 343
93 TEATICKET HWY CENTERCORP FALMOUTH LLC 480 COE AVE C/O TOWN FAIR TIRE CENTERS OF MASS LLC EAST HAVEN, CT 06512	39 15 017 000A LUC: 330	205 WORCESTER CT HERITAGE FALMOUTH RLTY LLC 205 WORCESTER CT UNIT A1 FALMOUTH, MA 02540	39 15 043 001AU LUC: 343	53 TEATICKET HWY PATEL TRUSTEE GUNVANTRI S SAI VANI TRUST 51 TEATICKET HWY EAST FALMOUTH, MA 02536	39 15 020 000 LUC: 301
111 TEATICKET HWY CENTERCORP TEATICKET LLC 822 LEXINGTON ST 2ND FLOOR C/O LBK LLC WALTHAM, MA 02452	39 15 016 001 LUC: 326	205 WORCESTER CT HERRMANN HENRY 109 SURF DR FALMOUTH, MA 02540	39 15 043 002AU LUC: 327	205 WORCESTER CT ROAN GERALD M ROAN MARIANNE K 205 WORCESTER CT UNIT C1-C2 FALMOUTH, MA 02540-3919	39 15 043 001CU LUC: 349

205 WORCESTER CT 39 15 043 005CU
LUC: 343
SANIDAS TRUSTEE BRETT A
SANIDAS TRUSTEE SUSAN L
205 WORCESTER CT
UNIT 5C
FALMOUTH, MA 02540-3919

31 TEATICKET HWY 39 15 022 012U
LUC: 343
THE ROMITA FALMOUTH LLC
PO BOX 3465
WAQUOIT, MA 02536-3465

205 WORCESTER CT 39 15 043 006AU
LUC: 327
SANSONE TRUSTEE MARIANNE
MJF REALTY TRUST
205 WORCESTER CT
FALMOUTH, MA 02540-3919

31 TEATICKET HWY 39 15 022 013U
LUC: 327
THE ROMITA FALMOUTH LLC
PO BOX 3465
WAQUOIT, MA 02536-3465

205 WORCESTER CT 39 15 043 007AU
LUC: 327
SANSONE TRUSTEE MARIANNE
MJF REALTY TRUST
205 WORCESTER CT
FALMOUTH, MA 02540-3919

31 TEATICKET HWY 39 15 022 014U
LUC: 327
THE ROMITA FALMOUTH LLC
PO BOX 3465
WAQUOIT, MA 02536-3465

205 WORCESTER CT 39 15 043 007BU
LUC: 327
SANSONE TRUSTEE MARIANNE
M & J REALTY TRUST
205 WORCESTER CT STE B7
FALMOUTH, MA 02540-3920

31 TEATICKET HWY 39 15 022 022U
LUC: 343
THE ROMITA FALMOUTH LLC
PO BOX 3465
WAQUOIT, MA 02536-3465

205 WORCESTER CT 39 15 043 008BU
LUC: 327
SHWARTZ TRUSTEE HOWARD K
SHWARTZ TRUSTEE CAROL A
5 CLIFF DR
PLAINVILLE, MA 02782

205 WORCESTER CT 39 15 043 004CU
LUC: 343
TURNEDLL HILLARY
TURNDELL ALAN
48 DAVISVILLE RD
EAST FALMOUTH, MA 02536

205 WORCESTER CT 39 15 043 005AU
LUC: 327
SOBEL TRUSTEE MARK M
MARK M SOBEL 2022 REV LIV TR
17 CLAUS WAY
MARSTON MILLS, MA 02648

147 TEATICKET HWY 39 15 013 001
LUC: 031
VRAKAS LLC
147 TEATICKET HWY
E FALMOUTH, MA 02536

137 TEATICKET HWY 39 15 044 000
LUC: 323
TA FALMOUTH LLC
ONE FEDERAL ST
17TH FLOOR
BOSTON, MA 02110

95 SPRING BARS RD UNIT 91 39 15 048B 000A
LUC: 031
WC CHURCH
91 SPRING BARS RD
FALMOUTH, MA 02640

249 WORCESTER CT 39 15 023 000A
LUC: 341
TD BANK NA
380 SMITH ST
C/O BLJCNJI PUROLATOR
FARMINGTON, NY 11735

0 MARAVISTA AVE 39 15 002 021
LUC: 392
TEATICKET 28 PROPERTIES LLC
125 TEATICKET HWY
EAST FALMOUTH, MA 02536

125 TEATICKET HWY 39 15 015 000
LUC: 325
TEATICKET 28 PROPERTIES LLC
125 TEATICKET HWY
TEATICKET, MA 02536-5634

OPEN SESSION

PUBLIC HEARINGS

2. Application for an Alteration of Premises of an All Alcohol Common Victualler License – Dos Niños, Inc. d/b/a Añejo Mexican Bistro, located at 188 Main Street, Falmouth **(10 minutes)**



TOWN OF FALMOUTH

Office of the Town Manager & Select Board

59 Town Hall Square, Falmouth, Massachusetts 02540

Telephone: (508) 495-7320

townmanager@falmouthma.gov

LIQUOR LICENSE HEARING

Notice is hereby given under Chapter 138 of the General Laws, as amended, that Dos Niños, Inc. d/b/a Añejo Mexican Bistro has applied for an Alteration of Premises to its All Alcohol Common Victualler License to be exercised at 188 Main Street, Falmouth, MA.

A hearing will be held in the Select Board's Meeting Room, Falmouth Town Hall on Monday, March 13, 2023, at 6:45 p.m. on the above application.

Per order of the Select Board

LICENSING BOARD

Nancy R. Taylor

Onjalé Scott Price

Samuel H. Patterson

Douglas C. Brown

Edwin (Scott) P. Zylinski II

Publication date: Friday, February 24; 2023 Falmouth Enterprise

Acct. #2056

LICENSE APPLICATION REVIEW

Restaurant/Business: Dos Niños, Inc. dba Añejo Mexican Bistro

Address: 188 Main Street, Falmouth

License Type: _____

New or Transfer of License _____

or

Change of License Alteration of Premises

- | | |
|--|------------------------------|
| <input checked="" type="checkbox"/> Police | <u>No Objections</u> |
| <input checked="" type="checkbox"/> Fire | <u>No issues or concerns</u> |
| <input checked="" type="checkbox"/> Building | _____ |
| <input checked="" type="checkbox"/> Health | <u>No issues</u> |
| <input checked="" type="checkbox"/> Zoning | <u>No comments</u> |
| <input checked="" type="checkbox"/> Planning | <u>No comments</u> |
| <input type="checkbox"/> DPW | _____ |
| <input type="checkbox"/> Assessor | _____ |
| <input type="checkbox"/> Tax Collector | _____ |
| <input type="checkbox"/> _____ | _____ |
| <input type="checkbox"/> _____ | _____ |
| <input type="checkbox"/> _____ | _____ |

NOTES:

The Alteration of Premises Plan has been approved by the Building Commissioner.

The originally requested seating was reduced to comply with the Flow Neutral Bylaw.



The Commonwealth of Massachusetts
Alcoholic Beverages Control Commission

For Reconsideration

LICENSING AUTHORITY CERTIFICATION

Falmouth

00195-RS-0390

City/Town

ABCC License Number

TRANSACTION TYPE (Please check all relevant transactions):

The license applicant petitions the Licensing Authorities to approve the following transactions:

- New License
- Change of Location
- Change of Class (i.e. Annual / Seasonal)
- Change Corporate Structure (i.e. Corp / LLC)
- Transfer of License
- Alteration of Licensed Premises
- Change of License Type (i.e. club / restaurant)
- Pledge of Collateral (i.e. License/Stock)
- Change of Manager
- Change Corporate Name
- Change of Category (i.e. All Alcohol/Wine, Malt)
- Management/Operating Agreement
- Change of Officers/
Directors/LLC Managers
- Change of Ownership Interest
(LLC Members/ LLP Partners,
Trustees)
- Issuance/Transfer of Stock/New Stockholder
- Change of Hours
- Other
- Change of DBA

APPLICANT INFORMATION

Name of Licensee DBA

Street Address Zip Code

Manager

Granted under Special Legislation? Yes No

If Yes, Chapter
of the Acts of (year)

Type (i.e. restaurant, package store) Class (Annual or Seasonal) Category (i.e. Wines and Malts / All Alcohol)

DESCRIPTION OF PREMISES Complete description of the licensed premises

Looking to amend the license to accurately reflect what appears on the certificate of inspection and to add seats to the outdoor floor plan as approved by the Building Department: Dining Room- 54 Occupants Bar-25 Occupants Outside- 38 Occupants

LOCAL LICENSING AUTHORITY INFORMATION

Application filed with the LLA: Date Time

Advertised Yes No Date Published Publication

Abutters Notified: Yes No Date of Notice

Date APPROVED by LLA Decision of the LLA

Additional remarks or conditions (E.g. Days and hours)

For Transfers ONLY:
Seller License Number: Seller Name:

The Local Licensing Authorities By:

Alcoholic Beverages Control Commission
Ralph Sacramone
Executive Director



The Commonwealth of Massachusetts
 Alcoholic Beverages Control Commission
 95 Fourth Street, Suite 3, Chelsea, MA 02150-2358
 www.mass.gov/abcc

AMENDMENT-Change or Alteration of Premises Information

Change of Location

- Payment Receipt
- Monetary Transmittal Form
- Chg of Location/Alteration of Premises Application
- Financial Statement
- Vote of the Entity
- Supporting financial records
- Legal Right to Occupy
- Floor Plan
- Abutter's Notification
- Advertisement

Alteration of Premises

- Payment Receipt
- Monetary Transmittal Form
- Chg of Location/Alteration of Premises Application
- Financial Statement
- Vote of the Entity
- Supporting financial records
- Legal Right to Occupy
- Floor Plan
- Abutter's Notification
- Advertisement

1. BUSINESS ENTITY INFORMATION

Entity Name	Municipality	ABCC License Number
Anejo Mexican Bistro		00195-RS-0390

Please provide a narrative overview of the transaction(s) being applied for. Attach additional pages, if necessary.

Looking to amend the license to accurately reflect what appears on the certificate of inspection and floor plan on file for the inside seating. And we are looking to add seats to the outdoor floorplan upon approval from the town building department.

APPLICATION CONTACT

The application contact is the person who should be contacted with any questions regarding this application.

Name	Title	Email	Phone
Jesse Kersey	Co-Owner/ General manager		

2. ALTERATION OF PREMISES

2A. DESCRIPTION OF ALTERATIONS

Please summarize the details of the alterations and highlight any specific changes from the last-approved premises.

Looking to amend the license to accurately reflect what appears on the certificate of inspection and floor plan on file for the inside seating. And we are looking to add seats to the outdoor floorplan upon approval from the town building department.

2B. PROPOSED DESCRIPTION OF PREMISES

Please provide a complete description of the proposed premises, including the number of floors, number of rooms on each floor, any outdoor areas to be included in the licensed area, and total square footage. You must also submit a floor plan.

2,400 sq/ft, one story building with one main entrance including two doors to a foyer and one main entrance door. There is a side exit door and two exit doors in the kitchen. There is a dining room, two public bathrooms, an employee bathroom, kitchen area, and utility room.

Total Sq. Footage	2,400	Seating Capacity	109	Occupancy Number	118
Number of Entrances	1	Number of Exits	3	Number of Floors	

4. FINANCIAL DISCLOSURE

Associated Cost(s): (i.e. Costs associated with License Transaction including but not limited to: Property price, Business Assets, Renovations costs, Construction costs, Initial Start-up costs, Inventory costs, or specify other costs):

Associated Cost(s):

There are no costs attributed to this request. No construction or renovation is needed.

SOURCE OF CASH CONTRIBUTION

Please provide documentation of available funds. (E.g. Bank or other Financial institution Statements, Bank Letter, etc.)

Name of Contributor	Amount of Contribution
Total	

SOURCE OF FINANCING

Please provide signed financing documentation.

Name of Lender	Amount	Type of Financing	Is the lender a licensee pursuant to M.G.L. Ch. 138.
			<input type="radio"/> Yes <input type="radio"/> No
			<input type="radio"/> Yes <input type="radio"/> No
			<input type="radio"/> Yes <input type="radio"/> No
			<input type="radio"/> Yes <input type="radio"/> No

APPLICANT'S STATEMENT

I, Jesse Kersey the: sole proprietor; partner; corporate principal; LLC/LLP manager
Authorized Signatory

of Dos Ninios Inc.
Name of the Entity/Corporation

hereby submit this application (hereinafter the "Application"), to the local licensing authority (the "LLA") and the Alcoholic Beverages Control Commission (the "ABCC" and together with the LLA collectively the "Licensing Authorities") for approval.

I do hereby declare under the pains and penalties of perjury that I have personal knowledge of the information submitted in the Application, and as such affirm that all statements and representations therein are true to the best of my knowledge and belief. I further submit the following to be true and accurate:

- (1) I understand that each representation in this Application is material to the Licensing Authorities' decision on the Application and that the Licensing Authorities will rely on each and every answer in the Application and accompanying documents in reaching its decision;
- (2) I state that the location and description of the proposed licensed premises are in compliance with state and local laws and regulations;
- (3) I understand that while the Application is pending, I must notify the Licensing Authorities of any change in the information submitted therein. I understand that failure to give such notice to the Licensing Authorities may result in disapproval of the Application;
- (4) I understand that upon approval of the Application, I must notify the Licensing Authorities of any change in the ownership as approved by the Licensing Authorities. I understand that failure to give such notice to the Licensing Authorities may result in sanctions including revocation of any license for which this Application is submitted;
- (5) I understand that the licensee will be bound by the statements and representations made in the Application, including, but not limited to the identity of persons with an ownership or financial interest in the license;
- (6) I understand that all statements and representations made become conditions of the license;
- (7) I understand that any physical alterations to or changes to the size of the area used for the sale, delivery, storage, or consumption of alcoholic beverages, must be reported to the Licensing Authorities and may require the prior approval of the Licensing Authorities;
- (8) I understand that the licensee's failure to operate the licensed premises in accordance with the statements and representations made in the Application may result in sanctions, including the revocation of any license for which the Application was submitted; and
- (9) I understand that any false statement or misrepresentation will constitute cause for disapproval of the Application or sanctions including revocation of any license for which this Application is submitted.
- (10) I confirm that the applicant corporation and each individual listed in the ownership section of the application is in good standing with the Massachusetts Department of Revenue and has complied with all laws of the Commonwealth relating to taxes, reporting of employees and contractors, and withholding and remitting of child support.

Signature:



Date: 02/14/2023

Title:

Co-owner/General manager

ENTITY VOTE

The Board of Directors or LLC Managers of
Entity Name

duly voted to apply to the Licensing Authority of
City/Town

and the
Commonwealth of Massachusetts Alcoholic Beverages Control Commission on
Date of Meeting

For the following transactions (Check all that apply):

- Alteration of Licensed Premises
- Change of Location
- Other

"VOTED: To authorize
Name of Person

to sign the application submitted and to execute on the Entity's behalf, any necessary papers and do all things required to have the application granted."

A true copy attest,


Corporate Officer /LLC Manager Signature

Jesse Kersey
(Print Name)

For Corporations ONLY

A true copy attest,

Corporation Clerk's Signature

(Print Name)



APPLICANT: Dos Ninos Inc. DBA / Ancho Mexican Bistro

ADDRESS: 188 Main St. Falmouth, MA 02540

LICENSE OR LICENSE CHANGE APPLIED FOR: Alteration of Premises

The attached application has been reviewed by the Building Commissioner's Office with the following supporting documents:

- a. A seating plan completed and stamped by an Engineer or Architect and showing the occupancy load calculation.
- b. If any outdoor seating, a plot plan or site plan by a certified land surveyor. Must include parking.

NOTES:

Building Department sign-off: X

DATE: 2-15-25

188 MAIN ST 38A 09 012 000
188 MAIN ST LLC LUC: 326
322 FOX HOLLOW WAY
C/O ANNA MARIA TREMBLAY
MANCHESTER, NH 03104

176 MAIN ST 38A 09 013 000
DIGIOVANNI TRUSTEE GERALD J LUC: 031
DIGIOVANNI TRUSTEE SANDRA J
812 BRINY AVE
UNIT 12A
POMPAÑO BEACH, FL 33062

20 ACADEMY LN 38A 09 013A 000
FALMOUTH TOWN OF LUC: 931
59 TOWN HALL SQ
FALMOUTH, MA 02540-2761

0 MAIN ST 47A 07 067 000
PARISH OF SAINT BARNABAS LUC: 862
97 MAIN ST
FALMOUTH, MA 02540-2652

135 MAIN ST 47A 07 067A 002
PARISH OF SAINT BARNABAS LUC: 961
97 MAIN ST
FALMOUTH, MA 02540-2652

103 MAIN ST 47A 07 063 000
PARISH OF SAINT BARNABAS LUC: 961
PO BOX 203
FALMOUTH, MA 02541

130 KATHARINE LEE BATES 38A 08 005A 000
FALMOUTH TOWN OF LUC: 934
59 TOWN HALL SQ
FALMOUTH, MA 02540-2761

OPEN SESSION

PUBLIC HEARINGS

3. Application for an Alteration of Premises of an All Alcohol Common Victualler License – Black Dog Tavern Company, LLC d/b/a The Black Dog Heights Café, located at 465 Grand Avenue, Falmouth **(10 minutes)**



TOWN OF FALMOUTH

Office of the Town Manager & Select Board

59 Town Hall Square, Falmouth, Massachusetts 02540

Telephone: (508) 495-7320

townmanager@falmouthma.gov

LIQUOR LICENSE HEARING

Notice is hereby given under Chapter 138 of the General Laws, as amended, that Black Dog Tavern Company, LLC d/b/a The Black Dog Heights Café has applied for an Alteration of Premises to its All Alcoholic Common Victualler License to be exercised at 465 Grand Avenue, Falmouth, MA.

A hearing will be held in the Select Board's Meeting Room, Falmouth Town Hall on Monday, March 13, 2023, at 6:45 p.m. on the above application.

Per order of the Select Board

LICENSING BOARD

Nancy R. Taylor

Onjalé Scott Price

Samuel H. Patterson

Douglas C. Brown

Edwin (Scott) P. Zylinski II

Publication date: Friday, February 24; 2023 Falmouth Enterprise

LICENSE APPLICATION REVIEW

Restaurant/Business: The Black Dog Heights Café

Address: 465 Grand Avenue, Falmouth

License Type: _____

New or Transfer of License _____

or

Change of License Alteration of Premises

Police No objections

Fire No objections. Fire Inspector Boyd DeMello met with applicant and Building Commissioner on-site.

Building _____

Health No issues

Zoning ZBA issued a Special Permit in 2003 for a second story for storage only, no comment on the sufficiency of parking, defer to the Building Commission on parking, and BOH

Planning _____

DPW No Issues

Assessor _____

Tax Collector _____

NOTES:

Application is to update the license to comply with the Certificate of Inspection. Proposed seating: 17 interior seats and 25 exterior seats for a total of 42 seats. The number of seats is predicated on the lease of eight parking spaces.

The plan has been approved by the Building Commissioner.



Entertainment License applications must be reviewed by the Building Department before the application is submitted to the Select Board

APPLICANT: The Black Dog Heights Cafe

ADDRESS: 465 Grand Avenue

LICENSE OR LICENSE CHANGE APPLIED FOR: Alteration of Premises

The attached application has been reviewed by the Building Commissioner's Office with the following supporting documents:

- a. A seating plan completed and stamped by an Engineer or Architect and showing the occupancy load calculation.
- b. If any outdoor seating, a plot plan or site plan by a certified land surveyor. Must include parking.

Building Department sign-off: X 

DATE: 2-16-23



The Commonwealth of Massachusetts
Alcoholic Beverages Control Commission

For Reconsideration

LICENSING AUTHORITY CERTIFICATION

Falmouth

City /Town

04970-RS-0390

ABCC License Number

TRANSACTION TYPE (Please check all relevant transactions):

The license applicant petitions the Licensing Authorities to approve the following transactions:

- New License
- Change of Location
- Change of Class (i.e. Annual/ Seasonal)
- Change Corporate Structure (i.e. Corp / LLC)
- Transfer of License
- Alteration of Licensed Premises
- Change of License Type (i.e. club / restaurant)
- Pledge of Collateral (i.e. License/Stock)
- Change of Manager
- Change Corporate Name
- Change of Category (i.e. All Alcohol/Wine, Malt)
- Management/Operating Agreement
- Change of Officers/
Directors/LLC Managers
- Change of Ownership Interest
(LLC Members/ LLP Partners,
Trustees)
- Issuance/Transfer of Stock/New Stockholder
- Change of Hours
- Other
- Change of DBA

APPLICANT INFORMATION

Name of Licensee DBA

Street Address Zip Code

Manager

Granted under Special Legislation? Yes No

If Yes, Chapter

of the Acts of (year)

\$12 Restaurant Annual All Alcoholic Beverages

Type (i.e. restaurant, package store) Class (Annual or Seasonal) Category (i.e. Wines and Malts / All Alcohol)

DESCRIPTION OF PREMISES Complete description of the licensed premises

This application has been required in order to update the seating capacity and occupancy number pursuant to the Certificate of Inspection; 17 interior seats, 25 exterior seats, and 3 employees - total occupancy 45

LOCAL LICENSING AUTHORITY INFORMATION

Application filed with the LLA: Date Time

Advertised Yes No Date Published Publication

Abutters Notified: Yes No Date of Notice

Date APPROVED by LLA Decision of the LLA

Additional remarks or conditions (E.g. Days and hours)

For Transfers ONLY:
Seller License Number: Seller Name:

The Local Licensing Authorities By:

Alcoholic Beverages Control Commission
Ralph Sacramone
Executive Director



The Commonwealth of Massachusetts
 Alcoholic Beverages Control Commission
 95 Fourth Street, Suite 3, Chelsea, MA 02150-2358
 www.mass.gov/abcc

AMENDMENT-Change or Alteration of Premises Information

Change of Location

- Payment Receipt
- Monetary Transmittal Form
- Chg of Location/Alteration of Premises Application
- Financial Statement
- Vote of the Entity
- Supporting financial records
- Legal Right to Occupy
- Floor Plan
- Abutter's Notification
- Advertisement

Alteration of Premises

- Payment Receipt
- Monetary Transmittal Form
- Chg of Location/Alteration of Premises Application
- Financial Statement
- Vote of the Entity
- Supporting financial records
- Legal Right to Occupy
- Floor Plan
- Abutter's Notification
- Advertisement

1. BUSINESS ENTITY INFORMATION

Entity Name	Municipality	ABCC License Number
Black Dog Tavern Company, LLC	Falmouth	04970-RS-0390

Please provide a narrative overview of the transaction(s) being applied for. Attach additional pages, if necessary.

This application has been requested in order to update the seating capacity and occupancy number pursuant to the Certificate of Inspection.

APPLICATION CONTACT

The application contact is the person who should be contacted with any questions regarding this application.

Name	Title	Email	Phone
Daniel J. Pucllio	Manager	danpucllio@theblackdog.com	508-540-4409

2. ALTERATION OF PREMISES

2A. DESCRIPTION OF ALTERATIONS

Please summarize the details of the alterations and highlight any specific changes from the last-approved premises.

This application has been requested in order to update the seating capacity and occupancy number pursuant to the Certificate of Inspection.

2B. PROPOSED DESCRIPTION OF PREMISES

Please provide a complete description of the proposed premises, including the number of floors, number of rooms on each floor, any outdoor areas to be included in the licensed area, and total square footage. You must also submit a floor plan.

See attached plans

Outdoors 1,422

Total Sq. Footage	Indoors 1,153	Seating Capacity	42	Occupancy Number	45
Number of Entrances	3	Number of Exits	3	Number of Floors	1

ENTITY VOTE

The Board of Directors or LLC Managers of
Entity Name
duly voted to apply to the Licensing Authority of
City/Town and the
Commonwealth of Massachusetts Alcoholic Beverages Control Commission on
Date of Meeting

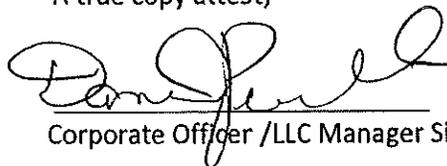
For the following transactions (Check all that apply):

- Alteration of Licensed Premises
- Change of Location
- Other

"VOTED: To authorize
Name of Person

to sign the application submitted and to execute on the Entity's behalf, any necessary papers and do all things required to have the application granted."

A true copy attest,


Corporate Officer / LLC Manager Signature

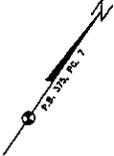
Daniel J Pucillo
(Print Name)

For Corporations ONLY

A true copy attest,

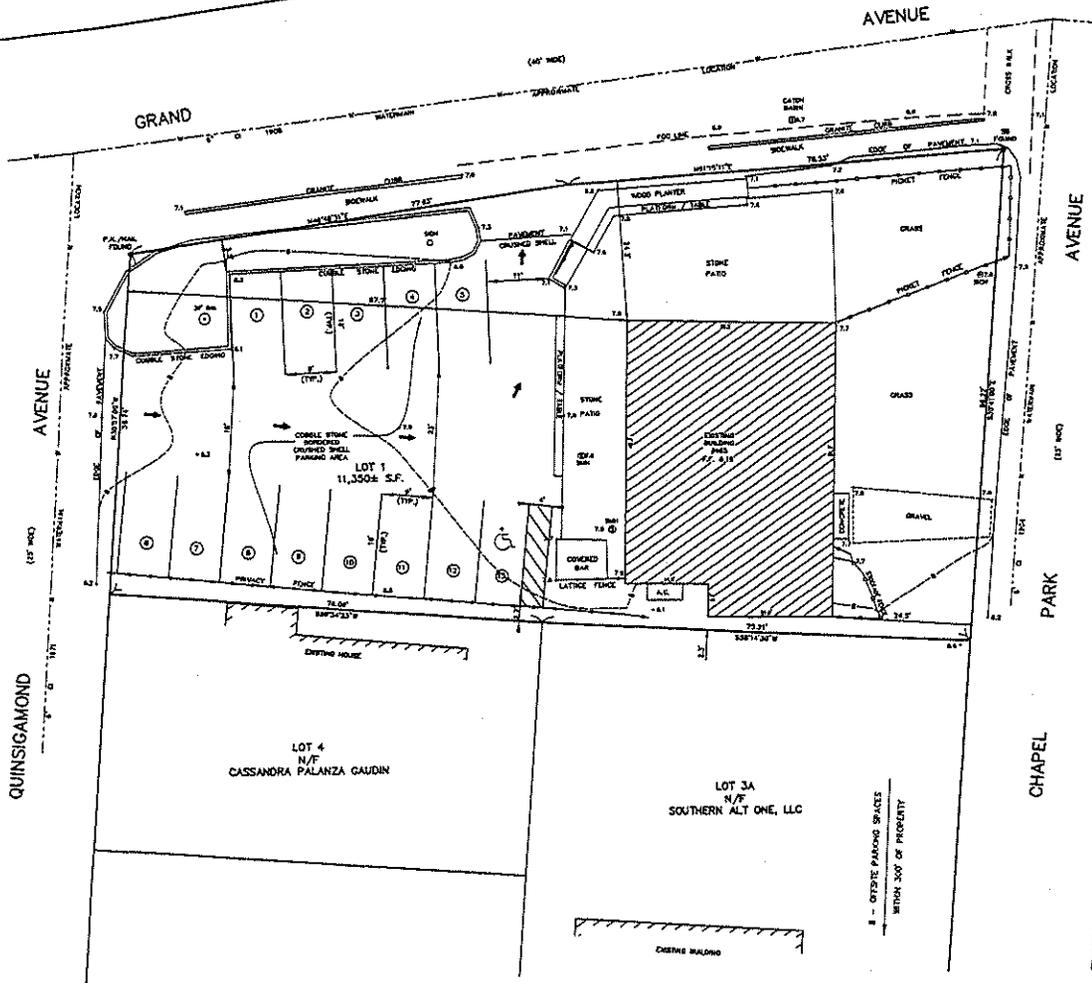
Corporation Clerk's Signature

(Print Name)



DRAWINGS REVIEWED BY
 FALMOUTH BUILDING DEPARTMENT
 CONSTRUCTION SUBJECT TO MA
 BUILDING CODE COMPLIANCE
 ONE SET OF STAMPED PLANS SHALL
 BE KEPT AT THE BUILDING SITE

1-31-23
 DATE BUILDING OFFICIAL



- LEGEND**
- EXISTING 2' CONTOUR
 - +7.6 EXISTING SPOT ELEVATION
 - /PROP PROPOSED SPOT ELEVATION
 - OAK ID EXISTING TREE
 - ⊙ EXISTING SIGNOR MANHOLE COVER
 - ▨ STONE BOARD
 - DRAINAGE FLOW

- GENERAL NOTES:**
1. ASSESSOR'S INFORMATION: 448 06 012 001
 2. FLOOD ZONE: AC13 (FEMA MAP 25001C07361)
 3. ZONING DISTRICT: B3
 4. WIND EXPOSURE CATEGORY: C
 5. LOT COVERAGE BY:
 - A. STRUCTURES: 1,868 S.F./11,350 S.F. = 16.5% < 20%
 - B. STRUCTURES/PARKING/PAVING: 3,736 S.F./11,350 S.F. = 32.9% < 40%
 6. WIND BORNE DEBRIS REGION: HIGH
 7. STREET ADDRESS: GRAND AVENUE
 8. BUILDING NUMBER: 445
 9. TOPOGRAPHIC INFORMATION COMPILED FROM AN ON THE GROUND SURVEY
 10. ELEVATIONS SHOWN ARE BASED ON NORTH AMERICAN VERTICAL DATUM 1988.

1-30-23	ADD PARKING LOT EXT DIMENSION
DATE	REVISION
SITE PLAN FOR #445 GRAND AVENUE BLACK DOG HEIGHTS CAFE FALMOUTH MA	
PLAN DATE: NOVEMBER 29, 2022	PLAN SCALE: 1" = 10'
ONE DIMENSION WATERWAY BOUND TITLE & PLAN PLANS LAND USE PLANNING	 WELSHS REGISTERED CIVIL ENGINEERING PDPS AND BOOKS COMMERCIAL/RESIDENTIAL
<small>17 ACADEMY LANE, SUITE 200 - FALMOUTH, MA - 02540 - 508.495.1223</small> <small>PROJECT NUMBER: 220332 CAD FILE NAME: 220325P DRAWN BY: L.M./M.B. SHEET 1 OF 1</small>	



465 GRAND AVE 46B 06 012 001

465 GRAND AVENUE LLC LUC: 326
PO BOX 838
EAST FALMOUTH, MA 02536

4 QUINSIGAMOND AVE 46B 03 001 004

GAUDIN CASSANDRA PALANZA LUC: 104
PO BOX 838
E FALMOUTH, MA 02536-0573

11 CHAPEL PARK AVE 46B 06 011 003A

SOUTHERN ALT ONE LLC LUC: 316
227 ANGLERS DR
APT 201
MARATHON, FL 33050

440 GRAND AVE 46B 02 005 008

ROMAN CATHOLIC BISHOP OF FALL RIVER 960
PO BOX 569
C/O ST PATRICK PARISH
FALMOUTH, MA 02541-0569

OPEN SESSION

PUBLIC HEARINGS

4. Application for a Change of Ownership Interest and an Issuance/Transfer of Stock/New Stockholder of an All Alcohol Common Victualler License – Sailors' Inc. d/b/a Flying Bridge Restaurant, located at 220 Scranton Avenue, Falmouth **(5 minutes)**



TOWN OF FALMOUTH

Office of the Town Manager & Select Board

59 Town Hall Square, Falmouth, Massachusetts 02540

Telephone: (508) 495-7320
townmanager@falmouthma.gov

LIQUOR LICENSE HEARING

Notice is hereby given under Chapter 138 of the General Laws, as amended, that Sailors' Inc. d/b/a Flying Bridge Restaurant has applied for a Change of Ownership Interest and an Issuance/Transfer of Stock/New Stockholder of its All Alcoholic Common Victualler License located at 220 Scranton Avenue, Falmouth, MA.

A hearing will be held in the Select Board Meeting Room, Falmouth Town Hall on Monday, March 13, 2023, at 7:30 p.m. on the above application.

Per order of the Select Board

LICENSING BOARD

Nancy R. Taylor

Onjalé Scott Price

Samuel H. Patterson

Douglas C. Brown

Edwin (Scott) P. Zylinski II

Publication date: Friday, March 3, 2023; Falmouth Enterprise

LICENSE APPLICATION REVIEW

Restaurant/Business: Sailor's Inc. d/b/a Flying Bridge Restaurant

Address: 220 Scranton Avenue, Falmouth

License Type: All Alcohol Common Victualler

New or Transfer of License _____

or

Change of License Change of Ownership Interest and Issuance/Transfer of Stock/New Stockholder

Police No Objections

Fire No Objections

Building _____

Health _____

Zoning No comment

Planning No comment

DPW _____

Assessor _____

Tax Collector _____

NOTES:

The current LLC officer Linda Raub-Zammer will relinquish 100% of Ownership to applicant Mark Bogosian.

This application requires advertising but does not require notification to abutters.



The Commonwealth of Massachusetts
 Alcoholic Beverages Control Commission
 95 Fourth Street, Suite 3, Chelsea, MA 02150-2358
 www.mass.gov/abcc

RETAIL ALCOHOLIC BEVERAGES LICENSE APPLICATION
 MONETARY TRANSMITTAL FORM

APPLICATION FOR AMENDMENT-Change of Officers, Stock or Ownership Interest

APPLICATION SHOULD BE COMPLETED ON-LINE, PRINTED, SIGNED, AND SUBMITTED TO THE LOCAL LICENSING AUTHORITY.

ECRT CODE: RETA

Please make \$200.00 payment here: [ABCC PAYMENT WEBSITE](#)

PAYMENT MUST DENOTE THE NAME OF THE LICENSEE CORPORATION, LLC, PARTNERSHIP, OR INDIVIDUAL AND INCLUDE THE PAYMENT RECEIPT

ABCC LICENSE NUMBER (IF AN EXISTING LICENSEE, CAN BE OBTAINED FROM THE CITY)

ENTITY/ LICENSEE NAME

ADDRESS

CITY/TOWN

STATE

ZIP CODE

For the following transactions (Check all that apply):

- | | | | |
|--|--|--|---|
| <input type="checkbox"/> New License | <input type="checkbox"/> Change of Location | <input type="checkbox"/> Change of Class (i.e. Annual / Seasonal) | <input type="checkbox"/> Change Corporate Structure (i.e. Corp / LLC) |
| <input type="checkbox"/> Transfer of License | <input type="checkbox"/> Alteration of Licensed Premises | <input type="checkbox"/> Change of License Type (i.e. club / restaurant) | <input type="checkbox"/> Pledge of Collateral (i.e. License/Stock) |
| <input type="checkbox"/> Change of Manager | <input type="checkbox"/> Change Corporate Name | <input type="checkbox"/> Change of Category (i.e. All Alcohol/Wine, Malt) | <input type="checkbox"/> Management/Operating Agreement |
| <input type="checkbox"/> Change of Officers/
Directors/LLC Managers | <input checked="" type="checkbox"/> Change of Ownership Interest
(LLC Members/ LLP Partners,
Trustees) | <input checked="" type="checkbox"/> Issuance/Transfer of Stock/New Stockholder | <input type="checkbox"/> Change of Hours |
| | <input type="checkbox"/> Other <input type="text"/> | | <input type="checkbox"/> Change of DBA |

THE LOCAL LICENSING AUTHORITY MUST SUBMIT THIS APPLICATION ONCE APPROVED VIA THE ePLACE PORTAL

Alcoholic Beverages Control Commission
 95 Fourth Street, Suite 3
 Chelsea, MA 02150-2358



The Commonwealth of Massachusetts
 Alcoholic Beverages Control Commission
 95 Fourth Street, Suite 3, Chelsea, MA 02150-2358
 www.mass.gov/abcc

APPLICATION FOR AMENDMENT

-Change of Officers, Stock or Ownership Interest

Change of Officers/ Directors/LLC Managers **Change of Stock Interest**

- Payment Receipt
- Monetary Transmittal Form
- DOR Certificate of Good Standing
- DUA Certificate of Compliance
- Change of Officer/Directors Application
- Vote of the Entity
- CORI Authorization
- Business Structure Documents
 - If Sole Proprietor, **Business Certificate**
 - If partnership, **Partnership Agreement**
 - If corporation or LLC, **Articles of Organization** from the Secretary of the Commonwealth

(e.g. New Stockholders or Transfer or Issuance of Stock)

- Payment Receipt
- Monetary Transmittal Form
- DOR Certificate of Good Standing
- DUA Certificate of Compliance
- Change of Stock Application
- Financial Statement
- Vote of the Entity
- CORI Authorization
- Purchase & Sale Agreement
- Supporting Financial Records
- Advertisement
- Business Structure Documents
 - If Sole Proprietor, **Business Certificate**
 - If partnership, **Partnership Agreement**
 - If corporation or LLC, **Articles of Organization** from the Secretary of the Commonwealth

Change of Ownership Interest

(e.g. LLC Members, LLP Partners, Trustees etc.)

- Payment Receipt
- Monetary Transmittal
- DOR Certificate of Good Standing
- DUA Certificate of Compliance
- Change of Stock Application
- Financial Statement
- Vote of the Entity
- CORI Authorization
- Business Structure Documents
- Purchase & Sale Agreement
- Supporting Financial Records
- Advertisement
 - If Sole Proprietor, **Business Certificate**
 - If partnership, **Partnership Agreement**
 - If corporation or LLC, **Articles of Organization** from the Secretary of the Commonwealth

Non-Profit Club Change of Officers/ Directors

- Payment Receipt
- Monetary Transmittal Form
- DOR Certificate of Good Standing
- DUA Certificate of Compliance
- Change of Officer/Directors Application
- Vote of the club signed by an approved officer
- Business Structure Documents -**Articles of Organization** from the Secretary of the Commonwealth

Management Agreement

- Payment Receipt
- Monetary Transmittal Form
- DOR Certificate of Good Standing
- DUA Certificate of Compliance
- Vote of Entity
- Management Agreement

**If abutter notification and advertisement are required for transaction, please see the local licensing authority.*

1. BUSINESS ENTITY INFORMATION

Entity Name	Municipality	ABCC License Number
Sailors' Inc.	Falmouth	00060-RS-0390

Please provide a narrative overview of the transaction(s) being applied for. Attach additional pages, if necessary.

Linda Raub-Zammer is selling her interest in Sailors' Inc. to Mark Bogosian, who shall be the sole stockholder and shall replace Linda Raub-Zammer as President, Treasurer, Secretary, Chief Executive Officer, Chief Financial Officer and Director

APPLICATION CONTACT

The application contact is the person who should be contacted with any questions regarding this application.

Name	Title	Email	Phone
Kevin P. Klauer II	Attorney	kevin@amentklauer.com	508-540-6555

APPLICATION FOR AMENDMENT-Change of Officers, Stock or Ownership Interest

2. PROPOSED OFFICERS, STOCK OR OWNERSHIP INTEREST

List all individuals or entities that will have a direct or indirect, beneficial or financial interest in this license (E.g. Stockholders, Officers, Directors, LLC Managers, LLP Partners, Trustees etc.). Attach additional page(s) provided, if necessary, utilizing Addendum A.

- The individuals and titles listed in this section must be identical to those filed with the Massachusetts Secretary of State.
- The individuals identified in this section, as well as the proposed Manager of Record, must complete a CORI Release Form.
- Please note the following statutory requirements for Directors and LLC Managers:
On Premises (E.g. Restaurant/ Club/Hotel) Directors or LLC Managers - At least 50% must be US citizens;
Off Premises(Liquor Store) Directors or LLC Managers - All must be US citizens and a majority must be Massachusetts residents.
- If you are a Multi-Tiered Organization, please attach a flow chart identifying each corporate interest and the individual owners of each entity as well as the Articles of Organization for each corporate entity. Every individual must be identified in Addendum A.

Name of Principal	Residential Address	SSN	DOB
Mark Bogosian	33 Waterside Avenue, Falmouth, MA 02540	[REDACTED]	[REDACTED]
Title and or Position	Percentage of Ownership	Director/ LLC Manager	US Citizen MA Resident
President, Treasurer, Secretary, Director	100%	<input checked="" type="radio"/> Yes <input type="radio"/> No	<input checked="" type="radio"/> Yes <input type="radio"/> No <input checked="" type="radio"/> Yes <input type="radio"/> No
Name of Principal	Residential Address	SSN	DOB
Title and or Position	Percentage of Ownership	Director/ LLC Manager	US Citizen MA Resident
		<input type="radio"/> Yes <input type="radio"/> No	<input type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Yes <input type="radio"/> No
Name of Principal	Residential Address	SSN	DOB
Title and or Position	Percentage of Ownership	Director/ LLC Manager	US Citizen MA Resident
		<input type="radio"/> Yes <input type="radio"/> No	<input type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Yes <input type="radio"/> No
Name of Principal	Residential Address	SSN	DOB
Title and or Position	Percentage of Ownership	Director/ LLC Manager	US Citizen MA Resident
		<input type="radio"/> Yes <input type="radio"/> No	<input type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Yes <input type="radio"/> No
Name of Principal	Residential Address	SSN	DOB
Title and or Position	Percentage of Ownership	Director/ LLC Manager	US Citizen MA Resident
		<input type="radio"/> Yes <input type="radio"/> No	<input type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Yes <input type="radio"/> No
Name of Principal	Residential Address	SSN	DOB
Title and or Position	Percentage of Ownership	Director/ LLC Manager	US Citizen MA Resident
		<input type="radio"/> Yes <input type="radio"/> No	<input type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Yes <input type="radio"/> No

Additional pages attached? Yes No

CRIMINAL HISTORY

Has any individual listed in question 2, and applicable attachments, ever been convicted of a State, Federal or Military Crime? If yes, attach an affidavit providing the details of any and all convictions.

Yes No

MANAGEMENT AGREEMENT

Are you requesting approval to utilize a management company through a management agreement?
 Please provide a copy of the management agreement.

Yes No

APPLICATION FOR AMENDMENT-Change of Officers, Stock or Ownership Interest

3. CURRENT OFFICERS, STOCK OR OWNERSHIP INTEREST

List the individuals and entities of the current ownership. Attach additional pages if necessary utilizing the format below.

Name of Principal	Title/Position	Percentage of Ownership
Linda Raub-Zammer	President, Treasurer, Secretary, Director	100%

4. INTEREST IN AN ALCOHOLIC BEVERAGES LICENSE

Does any individual or entity identified in question 2, and applicable attachments, have any direct or indirect, beneficial or financial interest in any other license to sell alcoholic beverages? Yes No If yes, list in table below. Attach additional pages, if necessary, utilizing the table format below.

Name	License Type	License Name	Municipality
Mark Bogosian	All Alcohol Common	Town Hall Partners d/b/a Timber	Falmouth

5. PREVIOUSLY HELD INTEREST IN AN ALCOHOLIC BEVERAGES LICENSE

Has any individual or entity identified in question 2, and applicable attachments, ever held a direct or indirect, beneficial or financial interest in a license to sell alcoholic beverages, which is not presently held? Yes No If yes, list in table below. Attach additional pages, if necessary, utilizing the table format below.

Name	License Type	License Name	Municipality

6. DISCLOSURE OF LICENSE DISCIPLINARY ACTION

Have any of the disclosed licenses listed in question 4 or 5 ever been suspended, revoked or cancelled? Yes No If yes, list in table below. Attach additional pages, if necessary, utilizing the table format below.

Date of Action	Name of License	City	Reason for suspension, revocation or cancellation

7. FINANCIAL DISCLOSURE

Associated Cost(s): (E.g. Costs associated with License Transaction including but not limited to: Property price, Business Assets, Renovations costs, Construction costs, Initial Start-up costs, Inventory costs, or specify other costs):"

Associated Cost(s):

SOURCE OF CASH CONTRIBUTION

Please provide documentation of available funds. (E.g. Bank or other Financial institution Statements, Bank Letter, etc.)

Name of Contributor	Amount of Contribution
Mark Bogosian	
Total	

SOURCE OF FINANCING

Please provide signed financing documentation.

Name of Lender	Amount	Type of Financing	Is the lender a licensee pursuant to M.G.L. Ch. 138.
Linda Raub-Zammer		Seller financing	<input type="radio"/> Yes <input type="radio"/> No
			<input type="radio"/> Yes <input type="radio"/> No
			<input type="radio"/> Yes <input type="radio"/> No
			<input type="radio"/> Yes <input type="radio"/> No

FINANCIAL INFORMATION

Provide a detailed explanation of the form(s) and source(s) of funding for the cost identified above.

Seller is providing financing for [REDACTED] to be secured against property of Applicant.

APPLICANT'S STATEMENT

I, Mark Bogosian the: sole proprietor; partner; corporate principal; LLC/LLP manager
Authorized Signatory

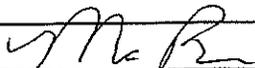
of Sailors' Inc.
Name of the Entity/Corporation

hereby submit this application (hereinafter the "Application"), to the local licensing authority (the "LLA") and the Alcoholic Beverages Control Commission (the "ABCC" and together with the LLA collectively the "Licensing Authorities") for approval.

I do hereby declare under the pains and penalties of perjury that I have personal knowledge of the information submitted in the Application, and as such affirm that all statements and representations therein are true to the best of my knowledge and belief. I further submit the following to be true and accurate:

- (1) I understand that each representation in this Application is material to the Licensing Authorities' decision on the Application and that the Licensing Authorities will rely on each and every answer in the Application and accompanying documents in reaching its decision;
- (2) I state that the location and description of the proposed licensed premises are in compliance with state and local laws and regulations;
- (3) I understand that while the Application is pending, I must notify the Licensing Authorities of any change in the information submitted therein. I understand that failure to give such notice to the Licensing Authorities may result in disapproval of the Application;
- (4) I understand that upon approval of the Application, I must notify the Licensing Authorities of any change in the ownership as approved by the Licensing Authorities. I understand that failure to give such notice to the Licensing Authorities may result in sanctions including revocation of any license for which this Application is submitted;
- (5) I understand that the licensee will be bound by the statements and representations made in the Application, including, but not limited to the identity of persons with an ownership or financial interest in the license;
- (6) I understand that all statements and representations made become conditions of the license;
- (7) I understand that any physical alterations to or changes to the size of the area used for the sale, delivery, storage, or consumption of alcoholic beverages, must be reported to the Licensing Authorities and may require the prior approval of the Licensing Authorities;
- (8) I understand that the licensee's failure to operate the licensed premises in accordance with the statements and representations made in the Application may result in sanctions, including the revocation of any license for which the Application was submitted; and
- (9) I understand that any false statement or misrepresentation will constitute cause for disapproval of the Application or sanctions including revocation of any license for which this Application is submitted.
- (10) I confirm that the applicant corporation and each individual listed in the ownership section of the application is in good standing with the Massachusetts Department of Revenue and has complied with all laws of the Commonwealth relating to taxes, reporting of employees and contractors, and withholding and remitting of child support.

Signature:



Date:

2/14/23

Title:

owner

ENTITY VOTE

The Board of Directors or LLC Managers of Sallors' Inc.
Entity Name

duly voted to apply to the Licensing Authority of Falmouth and the
City/Town

Commonwealth of Massachusetts Alcoholic Beverages Control Commission on February 9, 2022
Date of Meeting

For the following transactions (Check all that apply):

- Change of Officers/Directors/LLC Manager
- Change of Ownership Interest (LLC Members, LLP Partners, Trustees)
- Issuance/Transfer of Stock/New Stockholder
- Management/Operating Agreement
- Other

"VOTED: To authorize Mark Bogosian
Name of Person

to sign the application submitted and to execute on the Entity's behalf, any necessary papers and do all things required to have the application granted."

For Corporations ONLY

A true copy attest,

Linda Raub Zammer
Linda Raub Zammer
 Corporate Officer / LLC Manager Signature
 LINDA RAUB ZAMMER
 LINDA RAUB ZAMMER
 (Print Name)

 Corporation Clerk's Signature

 (Print Name)

OPEN SESSION

PUBLIC HEARINGS

5. Application for an Alteration of Premises of an All Alcohol Club License – Green Pond Yacht Club, LLC d/b/a Green Pond Yacht Club, located at 366 Menauhant Road, East Falmouth **(10 minutes)**



TOWN OF FALMOUTH

Office of the Town Manager & Select Board

59 Town Hall Square, Falmouth, Massachusetts 02540

Telephone: (508) 495-7320

townmanager@falmouthma.gov

LIQUOR LICENSE HEARING

Notice is hereby given under Chapter 138 of the General Laws, as amended, that Green Pond Yacht Club, LLC d/b/a Green Pond Yacht Club has applied for an Alteration of Premises to its All Alcohol Club License to be exercised at 366 Menauhant Road, East Falmouth, MA.

A hearing will be held in the Select Board's Meeting Room, Falmouth Town Hall on Monday, March 13, 2023, at 6:45 p.m. on the above application.

Per order of the Select Board

LICENSING BOARD

Nancy R. Taylor

Onjalé Scott Price

Samuel H. Patterson

Douglas C. Brown

Edwin (Scott) P. Zylinski II

Publication date: Friday, March 3; 2023 Falmouth Enterprise

LICENSE APPLICATION REVIEW

Restaurant/Business: Green Pond Yacht Club

Address: 366 Menauhant Road, Falmouth

License Type: _____

New or Transfer of License _____

or

Change of License Alteration of Premises

- Police No Concerns
- Fire No concerns or comments
- Building _____
- Health No issues
- Zoning _____
- Planning No concerns
- DPW _____
- Assessor _____
- Tax Collector _____
- _____
- _____
- _____

NOTES:

The Building Commissioner has approved the plan submitted.

The applicant reports that the proposed outdoor area is blocked off by large planters on three sides and marine rope, and an office building on the back side. There is a roped-off entrance to the outside seating area that is manned by a hostess to seat the guests. People must be checked in by the hostess in order to dine. Only members of the club, and guests accompanied by a member, are allowed to dine in the club.



The Commonwealth of Massachusetts
 Alcoholic Beverages Control Commission
 95 Fourth Street, Suite 3, Chelsea, MA 02150-2358
 www.mass.gov/abcc

AMENDMENT-Change or Alteration of Premises Information

Change of Location

- Payment Receipt
- Monetary Transmittal Form
- Chg of Location/Alteration of Premises Application
- Financial Statement
- Vote of the Entity
- Supporting financial records
- Legal Right to Occupy
- Floor Plan
- Abutter's Notification
- Advertisement

Alteration of Premises

- Payment Receipt
- Monetary Transmittal Form
- Chg of Location/Alteration of Premises Application
- Financial Statement
- Vote of the Entity
- Supporting financial records
- Legal Right to Occupy
- Floor Plan
- Abutter's Notification
- Advertisement

1. BUSINESS ENTITY INFORMATION

Entity Name	Municipality	ABCC License Number
Green Pond Yacht Club LLC	Falmouth	00198-CL-0390

Please provide a narrative overview of the transaction(s) being applied for. Attach additional pages, if necessary.

Applicant seeks to modify the existing license to allow for outdoor seating as shown on the attached plans. The outdoor seating is both on the existing premises (366 Menauhant Road) and the abutting parcel known as 470 Acapesket Road, held under the same ownership for the same use.

APPLICATION CONTACT

The application contact is the person who should be contacted with any questions regarding this application.

Name	Title	Email	Phone
Kevin P. Klauer II, Esq.	Attorney	kevin@amentklauer.com	508-540-6555

2. ALTERATION OF PREMISES

2A. DESCRIPTION OF ALTERATIONS

Please summarize the details of the alterations and highlight any specific changes from the last-approved premises.

Applicant seeks to modify the existing license to make the outdoor seating permanent as shown on the attached plans. The outdoor seating is both on the existing premises (366 Menauhant Road) and the abutting parcel known as 470 Acapesket Road, held under the same ownership for the same use.

2B. PROPOSED DESCRIPTION OF PREMISES

Please provide a complete description of the proposed premises, including the number of floors, number of rooms on each floor, any outdoor areas to be included in the licensed area, and total square footage. You must also submit a floor plan.

See attached plans. The premises will be altered by the inclusion of the outdoor seating area as shown on both the site plan and floor plans. The licensed area is blocked off by large planters on three sides and marine rope, and an office building on the back side. We have a roped off entrance to the outside seating area that is manned by a hostess to seat the guests. People have to be checked in by the hostess in order to dine. Only members of the club, and guests accompanied by a member, are allowed to dine in the club.

Total Sq. Footage	3669	Seating Capacity	62	Occupancy Number	71
Number of Entrances	1	Number of Exits	3	Number of Floors	2

AMENDMENT-Change or Alteration of Premises Information

3. CHANGE OF LOCATION

3A. PREMISES LOCATION

Last Approved Street Address

Proposed Street Address

3B. DESCRIPTION OF PREMISES

Please provide a complete description of the premises to be licensed, including the number of floors, number of rooms on each floor, any outdoor areas to be included in the licensed area, and total square footage. You must also submit a floor plan.

Total Sq. Footage	<input type="text" value="4600"/>	Seating Capacity	<input type="text" value="62"/>	Occupancy Number	<input type="text" value="62"/>
Number of Entrances	<input type="text" value="2"/>	Number of Exits	<input type="text" value="4"/>	Number of Floors	<input type="text" value="2"/>

3C. OCCUPANCY OF PREMISES

Please complete all fields in this section. Please provide proof of legal occupancy of the premises. (E.g. Deed, lease, letter of intent)

Please indicate by what means the applicant has to occupy the premises

Landlord Name

Landlord Phone

Landlord Email

Landlord Address

Lease Beginning Date

Rent per Month

Lease Ending Date

Rent per Year

Will the Landlord receive revenue based on percentage of alcohol sales? Yes No

4. FINANCIAL DISCLOSURE

Associated Cost(s): (i.e. Costs associated with License Transaction including but not limited to: Property price, Business Assets, Renovations costs, Construction costs, Initial Start-up costs, Inventory costs, or specify other costs):

Associated Cost(s):

N/A

SOURCE OF CASH CONTRIBUTION

Please provide documentation of available funds. (E.g. Bank or other Financial Institution Statements, Bank Letter, etc.)

Name of Contributor	Amount of Contribution
Total	N/A

SOURCE OF FINANCING

Please provide signed financing documentation.

Name of Lender	Amount	Type of Financing	Is the lender a licensee pursuant to M.G.L. Ch. 138.
			<input type="radio"/> Yes <input type="radio"/> No
			<input type="radio"/> Yes <input type="radio"/> No
			<input type="radio"/> Yes <input type="radio"/> No
			<input type="radio"/> Yes <input type="radio"/> No

APPLICANT'S STATEMENT

I, Kevin B. Harrington, Jr. the: sole proprietor; partner; corporate principal; LLC/LLP manager
Authorized Signatory
of Green Pond Yacht Club LLC
Name of the Entity/Corporation

hereby submit this application (hereinafter the "Application"), to the local licensing authority (the "LLA") and the Alcoholic Beverages Control Commission (the "ABCC" and together with the LLA collectively the "Licensing Authorities") for approval.

I do hereby declare under the pains and penalties of perjury that I have personal knowledge of the information submitted in the Application, and as such affirm that all statements and representations therein are true to the best of my knowledge and belief. I further submit the following to be true and accurate:

- (1) I understand that each representation in this Application is material to the Licensing Authorities' decision on the Application and that the Licensing Authorities will rely on each and every answer in the Application and accompanying documents in reaching its decision;
- (2) I state that the location and description of the proposed licensed premises are in compliance with state and local laws and regulations;
- (3) I understand that while the Application is pending, I must notify the Licensing Authorities of any change in the information submitted therein. I understand that failure to give such notice to the Licensing Authorities may result in disapproval of the Application;
- (4) I understand that upon approval of the Application, I must notify the Licensing Authorities of any change in the ownership as approved by the Licensing Authorities. I understand that failure to give such notice to the Licensing Authorities may result in sanctions including revocation of any license for which this Application is submitted;
- (5) I understand that the licensee will be bound by the statements and representations made in the Application, including, but not limited to the identity of persons with an ownership or financial interest in the license;
- (6) I understand that all statements and representations made become conditions of the license;
- (7) I understand that any physical alterations to or changes to the size of the area used for the sale, delivery, storage, or consumption of alcoholic beverages, must be reported to the Licensing Authorities and may require the prior approval of the Licensing Authorities;
- (8) I understand that the licensee's failure to operate the licensed premises in accordance with the statements and representations made in the Application may result in sanctions, including the revocation of any license for which the Application was submitted; and
- (9) I understand that any false statement or misrepresentation will constitute cause for disapproval of the Application or sanctions including revocation of any license for which this Application is submitted.
- (10) I confirm that the applicant corporation and each individual listed in the ownership section of the application is in good standing with the Massachusetts Department of Revenue and has complied with all laws of the Commonwealth relating to taxes, reporting of employees and contractors, and withholding and remitting of child support.

Signature: *Kevin B. Harrington, Jr.*

Date: 2-10-2023

Title: Manager



RECEIVED

FEB 02 2023

Town of Falmouth Assessing Department

59 Town Hall Square, Falmouth MA 02540

Telephone: 508-495-7380

Fax: 508-495-7384

Board of Assessors, Town of Falmouth

REQUEST OF CERTIFIED ABUTTERS LIST

Name of person requesting abutters list: Gabriele - Ament Klauer LLP
Address of person requesting abutters list: 39 Town Hall Square
Falmouth MA 02540
Phone: 540-6555

Abutters to (subject property):

Map 40 Section 10 Parcel 008 Lot 202
Map 42 Section 10 Parcel 009 Lot 201
Map _____ Section _____ Parcel _____ Lot _____

Lot size of subject property: 0.66 acres + 0.57 acres

Location of subject property: 470 Acapark and
366 Menaulant

Check one:

- Direct abutters (includes properties across street)
 Direct abutters in local Historic District (includes properties across the street) within 100'
 Immediate abutters (includes only properties with a common property line)
 Immediate abutters plus churches and schools within 500'
 Properties within 300'
 Properties within 300' or abutters abutter to abutter whichever is closest
 Properties within 100'
 Other (specify) _____

Fee. \$25.00 Total \$50 CU # 6676

EMAIL gabriele.ament.klauer.com

468 ACAPESKET RD 40 10 007 203

466 ACAPESKET RD LLC LUC: 109
39 SHOREWOOD DR
EAST FALMOUTH, MA 02536

470 ACAPESKET RD 40 10 008 202

GREEN POND HOLDINGS LLC LUC: 384
368 MENAUHANT RD
E FALMOUTH, MA 02538-7404

366 MENAUHANT RD 40 10 009 201

GREEN POND HOLDINGS LLC LUC: 384
366 MENAUHANT RD
E FALMOUTH, MA 02536

OPEN SESSION

BUSINESS

1. Town Manager Screening Committee report and nomination of finalists **(10 minutes)**

OPEN SESSION

BUSINESS

2. Presentation – Options for expanding real estate tax exemptions and abatements **(10 minutes)**

Elderly Tax Exemption Potential Article Discussion

Background from Finance Team



March 13, 2023



Discussion:

- **Review Current Tax Exemptions & Benchmarks / Upgrade Options**
- **Review Approach Concerning Residential Exemptions**
- **Review Tax Work-off Information**
- **Increased Benefit Estimates**
- **Select Board Discuss / Preferences**



Exemptions Already Available

- Senior 70 & Older (Clause 41C) - \$500
- Senior 65 & Older – Surviving Spouse - Minor (Clause 17C1/2)
- Veterans (Clause 22, 22A, 22C, 22E) various \$s
- Blind Persons (Clause 37) – \$437.50
- Property Tax Deferral (Clause 41A)



Senior \$500 Tax Exemption

- Requirements:
 - 70 years of age as of July 1,
and
 - Primary residence in MA for 10 years
and
 - Owned property in MA for 5 years
and



Senior \$500 Tax Exemption

- Requirements:
 - Occupied property as of July 1,
and
 - Personal assets *not including home* cannot exceed \$30,000 if single,
\$40,000 if married,
and

Senior \$500 Tax Exemption

- Requirements:
 - Income previous calendar year less than \$21,452 if single, \$26,599 if married, (*after subtracting an allowable exclusion for Social Security - \$7,802 Married & \$5,201 Single*)



Senior Tax Deferral

- Requirements:
 - 65 years of age as of July 1,
and
 - Primary residence in MA for 10
years
and
 - Owned property in MA for 5 years
and



Senior Tax Deferral

- Requirements:
 - Occupied the property as of July 1,
and
 - Income previous calendar year less than \$40,000



Disabled Veterans

- 100% Disable Veteran Exemption is \$1,000
- Partially Disabled Veteran Exemption starts at \$400

Tax Exemption Benchmark

- Falmouth 1 of 15 Cape Towns with 70-Year-Old Requirement – other Municipalities can start Exemption at 65 via Local Option;
- 2 of 15 Towns Offering \$500 vs. \$1,000+ via Local Option, 1 community @ \$1,500 via special legislation;
- 5 of 15 Towns at \$437.50 vs. \$500 for Blind Exemption via Local Adoption

Recommendation

- Change Exemption Age to 65 from 70
- Increase Exemption Amount to \$1,000 from \$500
- Increase the income and assets amounts each year by U. S. Department of Labor, Bureau of Labor Statistics Consumer Price Index for Urban Consumers, Boston (CPI-U) for the previous calendar year.
- Blind Exemption to \$500 from \$437.50

Estimates Senior Exemption

Ages	Current	Benefit Per	Current Total Benefits	Projected Recipients	Proposed Benefit	Projected Total Benefit
Age 65-69				51	\$1,000	\$51,000
Age 70+	31	\$ 500	\$ 15,500	31	\$1,000	\$31,000
					Total	\$82,000

Additional Total Benefit over the Current \$15,500 \$66,500

*** Projected recipients may increase over time with the indexing of Wages and Assets to inflation.**

Estimates Blind Exemption

Recipients	Current Benefit	Current Total Benefit	Proposed Benefit	Projected Benefit	Additional Benefit
20	\$ 437.5	\$8,750	\$500	\$10,000	\$1,250

Current Benefit Amount	State Reimbursement	Town Net	Percentage Town Paid
\$8,750	\$1,750	\$7,000	80%

Residential Exemption

- Will Do a Workshop on this Option
- Requires 12 Month Lead Time
- Will Require Additional Assessing Staff
- Higher Value Residential Properties will have Increased Taxes - \$1.35M + in Property Values
- Should also Exempt Non-Resident Personal Property Taxes up to \$10K – Eliminate Double Taxation & Offset Assessor / Collector Workload

Tax Work-off Program

- Town Departments have Discussed
- Need Time to Evaluate
- Should Have Income Requirements
- Must Set Limit on Participants
- Additional Work for Senior Services, Human Resources, Payroll and Assessing – Must Put on Payroll & Provide W2s



Board Questions / Discussion

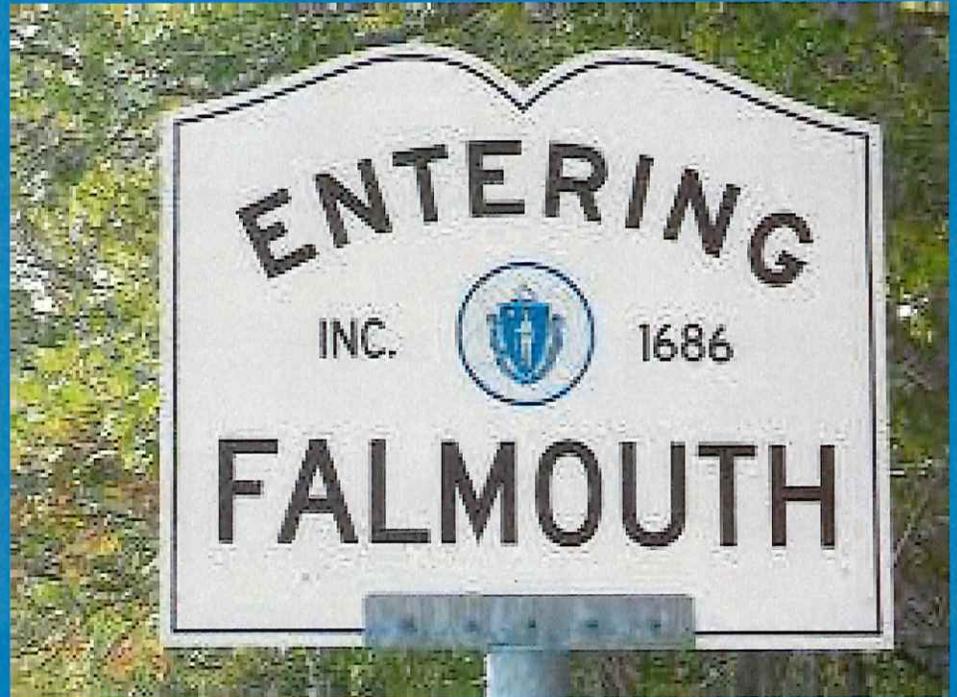
OPEN SESSION

BUSINESS

3. Update – Falmouth Affordable Housing Fund **(5 minutes)**

Falmouth Affordable Housing Fund

- Falmouth Select Board, Trustees
- March 13, 2023



Agenda

1. Introduction
2. Current Funding
3. Funded and Constructed Projects
4. Funded Projects Not Yet Constructed
5. Potential Future Projects
6. Summary

01 Introduction

The Falmouth Affordable Housing Fund was created in 2011 by Session Law, Acts of 2011, Chapter 29 for the promotion, expansion and/or retention of affordable housing.

The Select Board are the Trustees of the Fund.

It is funded by Community Preservation Funds, reoccurring funding sources, free cash and donations.



02 Current Funding

Falmouth Affordable Housing Fund Current Balance

CP Balance	Non-CP Balance	Total
\$2,166,928	\$2,350,359	\$4,517,287

Falmouth Affordable Housing Fund Additional Funding

- Proposed Funding from CP funds
under Article 42 of April Town Meeting \$2,500,000
- Town Manager's budget includes funding
from the general fund at November Town Meeting \$ 925,000

03 Funded and Constructed Projects

RENTALS (2016-2022)

Odd Fellows Hall (1 Chancery Lane)
\$215,500 (4 units)

Little Pond Place (95 Spring Bars Rd)
\$750,000 (40 units)

Brick Kiln Place (123 Brick Kiln Rd)
\$975,000 (20 units)

Gifford St Work Force I (591 Gifford St)
\$650,000 (10 units)

Gifford St Work Force II (587 Gifford St)
\$650,000 (10 units)

Megansett Crossing (676 N. Fal. Hwy)
\$ 650,000 (10 units)



HOME OWNERSHIP (2016-2022)

Deer Pond Road
\$65,000 (1 house)

Lewis Neck Road
\$260,000 (3 houses)

33 Pheasant Lane
\$132,500 (1 house)

2 Esker Place
\$85,000 (1 house)

51 Esker Place
\$100,000 (1 house)



04 Funded Projects Not Yet Constructed

Scranton & Main
\$4,800,000
(48 units)

- Age Restricted 62+
- 1 Bedroom Units
- Mixed Use

3/10/2023



Potential Future Projects

This is just an estimate and only potential projects that we are aware of as of today.

<u>FAHF CURRENT BALANCE</u>	<u>\$4,517,287</u>
Acapesket Gardens (received Letter of Intent (LOI)) (12 units - Rental)	\$1,200,000
Sam Turner Road (received application) (4 homes - Ownership)	\$ 500,000
Housing Opportunity Purchase Program (HOPP) ((Estimated) If 3 awards given per year at \$250,000 each)	\$ 750,000
Emerald Properties (No LOI - Estimated) (# of units TBD - Rental)	\$2,000,000 +/-
545 Main Street (No LOI Received - Estimated) (# of units TBD - Rental)	\$1,000,000 +/-
FUTURE POSSIBLE FUNDED PROJECTS TOTAL	\$7,370,000 +/-

06 Summary

Summary

The Falmouth Affordable Housing Fund has invested in many affordable housing projects.

We hopefully will have many opportunities in the future to assist with funding more projects, as long as there is money in the Fund and they meet the requirements of the Enabling Act.

Thank you for your continued support in creating more affordable housing in our Community.

FALMOUTH AFFORDABLE HOUSING FUND Updated 3/8/2023

Date	TRANSACTION/PROJECT	RECORD OF VOTE	DEVELOPER/PAYEE	CP REVENUE	CP ALLOCATION	CP BALANCE	NON-CP REVENUE	NON-CP Allocation	NON-CP BALANCE
7/13/2020	Consulting Fees - Set Aside	SB Vote 7/13/20	ECR Enterprises			58,600		-4,000	35,272
7/13/2020	Monitoring Agent Fees - 504c Palmer Ave.	SB Vote 7/13/20	FHT			58,600		-2,500	32,772
7/13/2020	Gifford Workfoce II	SB Vote 7/13/20	Gifford Workforce LLC		-585,000	-526,400			32,772
9/14/2020	Appropriation from CP Fund	TM Art. 49 Spring 2020		1,357,518		831,118			32,772
2/22/2021	Lewis Neck Road	SB Vote 2/22/21	Falmouth Housing Trust		-260,000	571,118			32,772
3/8/2021	Gifford Workforce I - Return of unused funds	3/8/2021	Falmouth Housing Corp.	20,900		592,018			32,772
	Cape Cod Commission Mitigation Funds	(CCC holding funds)	Requires Proposal			592,018	457,087		489,859
6/28/2021	Appropriation from CP Fund	TM Article 21 Spring 2021		1,833,000		2,425,018			489,859
6/22/2021	2 Esker Place	SB Vote 6.21.21	FHT		-85,000	2,340,018			489,859
6/15/2021	Main and Scranton (see below for more funding)	SB 9/27/21	FHC		-2,300,000	40,018			489,859
7/1/2021	67 and 81 Davisville - Emerald House Tech Ass.				-25,000	15,018			489,859
FY19	Market Value Adjustment			139,587		154,605			489,859
FY20	Market Value Adjustment			74,588		229,193			489,859
FY21	Market Value Adjustment			216,751		445,943			489,859
8/20/2021	Account Adjustment - Springbars Road	Unused Funds	Falmouth Housing Corp.	35,246		481,190			489,859
11/15/2021	Appropriation from Free Cash	TM Art. 14 Nov 2021				481,190	4,000,000		4,489,859
2/8/2022	Developer paid in lieu of building affordable unit	Pam's Way				481,190	200,000		4,689,859
4/4/2022	Appropriation from CP Fund	TM Article 34 Spring 2022		1,860,000		2,341,190			4,689,859
4/25/2022	Developer paid in lieu of building affordable unit	Sunrise Estates				2,341,190	200,000		4,889,859
5/23/2022	51 Esker Place - Falmouth Housing Corp	SB Vote 5/23/22	Falmouth Housing Corp.		-100,000	2,241,190			4,889,859
	33 Pheasant Lane - Falmouth Housing Trust	SB Vote 9/22&12/19/22	Falmouth Housing Trust		-132,500	2,108,690			4,889,859
5/27/2022	Funds from FHC per MOA dated 1/28/2008	From sale of 51 Esker Place	FHC	42,500		2,151,190			4,889,859
7/29/2022	Funds from FHC for GWF II (loan savings)	GWF II	FHC	15,738		2,166,928			4,889,859
12/19/2022	Main and Scranton supplemental funding	SB Vote 12/19/2022	FHC			2,166,928		-2,500,000	2,389,859
2/13/2023	Consulting Fees - New HPP	SB Vote 2/13/23	Consultant TBD			2,166,928		-30,000	2,359,859
2/13/2023	Grant to fund affordable housing video	SB Vote 2/13/23	Brian Switzer Video			2,166,928		-9,500	2,350,359
	TOTAL FUNDS AVAILABLE -(estimated)			\$10,254,063	-8,087,135	2,166,928	4,896,359	-2,546,000	2,350,359

GRAND TOTAL AVAILABLE (CP + Non-CP)

4,517,287

OPEN SESSION

BUSINESS

4. Update – Cape Cod Commission, 2022 Year in Review – Kristy Senatori **(15 minutes)**

2022 Year in Review

CAPE COD COMMISSION



CAPE COD
COMMISSION

From the Executive Director

Work to address housing, fresh and coastal water quality, climate change and coastal resiliency, economic stability, and infrastructure were Commission priorities in 2022 and continue to be at the forefront of our agency's work and many others across the region. Partners in these efforts, from non-profit organizations and the business community to our local and regional governments, are critical to support a strong future for Cape Cod.

As we continue to address our region's most critical challenges, we are being intentional about considering our most vulnerable populations and ensuring that equity

principles are integrated throughout our work.

Significant effort on our Freshwater Initiative and the development of a Regional Housing Strategy for Cape Cod continues to be a focus of the Commission. Addressing the health of our freshwater resources and working to ensure housing is affordable and attainable for those who need and want to live and work in our region are issues of utmost importance.

We are also continuing to implement the Cape Cod Climate Action Plan by engaging students through our Climate Ambassador program, finding solutions to protect our region's low-lying roads, working to enhance the region's electric vehicle infrastructure, and developing climate tools for our local communities.

In 2022, we released the Early Education and Childcare Needs Assessment, which

provided a stark picture of the high cost and lack of available, quality childcare in the region. The report included several strategies to meet the needs of our community, and we will continue to work with towns, legislators, businesses, and residents to help implement these strategies and solutions.

It was inspiring to gather with hundreds of local leaders and stakeholders once again at this year's OneCape Summit. Conversations on- and off-stage demonstrated the care members of our community have for the region. Presenters highlighted local successes in advancing water quality, providing affordable childcare, and paving the way for improved access to affordable housing. We convened with regional organizations around the issues of freshwater and climate action and welcomed speakers from across the

country who shared their innovative approaches for tackling housing affordability and availability.

The Commission is also committed to community collaborations that support safe and reliable canal crossings as part of the once-in-a-century project to replace the iconic yet functionally obsolete Bourne and Sagamore bridges.

I am grateful for the partnerships that help us carry out our mission of keeping this special place special. Together we are building a stronger Cape Cod.



Kristy Senatori
Executive Director

Coastal Water Quality Efforts Continue Across Cape Cod

Towns across Cape Cod are taking action to improve coastal water quality. Local solutions are gaining public support and many communities are taking advantage of available financing and funding. While we have made progress, much work remains to be done. During this year's OneCape Summit, local, regional, and national experts and advocates highlighted efforts to protect and preserve Cape Cod's water quality.

Massachusetts Secretary of Energy and Environmental Affairs Beth Card and Undersecretary Gary Moran noted significant progress in the seven years since

2018 Plan implementation. They discussed how the state can foster long-term watershed permitting plans that continue to improve water quality on the Cape.

US EPA Deputy Administrator Janet McCabe joined Cape Cod Commission Executive Director Kristy Senatori and Association to Preserve Cape Cod (APCC) Executive Director Andrew Gottlieb for a discussion about ongoing work on the local and national levels to address the region's water quality issues. McCabe highlighted significant resources available through the EPA to help fund water quality solutions over the next five years.



See more from the OneCape Summit at: onecape.capecodcommission.org/

CAPE COD FRESHWATER INITIATIVE UNDERWAY

The Cape Cod Commission began work on the Cape Cod Freshwater Initiative, a science-based, information-driven planning process to protect and restore Cape Cod's freshwater resources. The effort is supported by nearly \$2.5 million in funding from the Barnstable County Assembly of Delegates and Board of Regional Commissioners.

Work completed in 2022 includes an update to the Pond and Lake Atlas, creation of the interactive Pond Viewer, development of pond profiles for each Cape Cod town, and research on pond remediation and restoration strategies. Contracts are also in place with ERG to conduct an economic analysis of ponds and lakes in the region and with APCC to collaborate on development of a regional pond monitoring program. In addition, the Commission and APCC hosted three meetings of the Pond Network, a forum for those interested in the current and future health of ponds to share strategies, ideas, and knowledge.

Efforts will continue in 2023 with stakeholder meetings, understanding the efficacy of remote sensing, development of a regional pond monitoring program, and more. Learn more at: capecodcommission.org/ponds



\$28 Million Awarded for Water Quality Projects

In June, the Cape Cod and Islands Water Protection Fund (CCIWPF) awarded

nearly \$28 million in subsidies to water quality and wastewater projects in four towns. The funding supported sewer infrastructure or treatment facility upgrades in Barnstable, Chatham, Falmouth and Orleans. The town of Orleans was also awarded over \$4

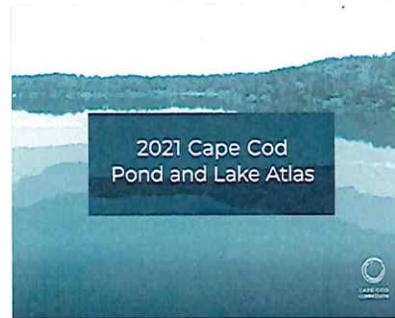
million to implement a permeable reactive barrier. Since its inception in 2018, the CCIWPF has provided nearly \$100 million in subsidies to support critical wastewater and water quality projects across the region. Learn more at: cccom.link/CCIWPF

Cape Cod Pond and Lake Atlas Released

In spring 2022, the Cape Cod Commission released an updated Pond and Lake Atlas to serve as a resource for improving the health of ponds and lakes on Cape Cod.

The Atlas examines the Cape's freshwater bodies, covering pond ecology, water quality, and strategies to restore pond health. It provides a current assessment of the importance of ponds on Cape Cod, the threats they face, and demonstrates the need for action to improve and adequately manage these valued and unique resources. It is designed to support renewed and expanded efforts on pond management within the region.

The Atlas includes an updated listing of the region's 890 freshwater ponds and lakes, along with a profile for each town. The online Pond Viewer was also released as a companion tool to the Atlas. Together, the Atlas and Viewer may be used to explore Cape Cod's ponds, ecology, and the challenges they face.



Find the Pond and Lake Atlas at: capecodcommission.org/our-work/ponds-and-lakes

The updated Pond and Lake Atlas provides baseline information for the Freshwater Initiative, a comprehensive planning process that will define a path forward for improving pond water quality across the region. The Initiative will apply the "Cape Cod model" of data-driven and collaborative planning that was implemented to address coastal water quality issues in the 208 Plan Update.

Pond Viewer Provides In-depth Look at Cape Cod's Ponds and Lakes

The Pond Atlas Viewer is an online map-based tool that allows users to view available data on all the ponds and lakes on Cape Cod. It also serves as a companion resource to the updated Pond and Lake Atlas. Through an interactive online interface, users can zoom into the map, view map



Explore the Pond Viewer data: cccom.link/pond-atlas

resource layers, select ponds, and access geographic information about ponds of interest and their surrounding land uses. Geared toward the typical resident or visitor of Cape Cod, the map viewer

may also serve as a planning and communication resource as communities consider management actions to address pond health. The Pond Viewer will be updated to reflect the best available data and information.



IMPROVING HIGH GROUNDWATER LEVEL ESTIMATION

The new High Groundwater Levels Data Viewer is now the most up-to-date and accessible data resource for determining seasonal high groundwater levels across the Cape. Users can search for or navigate to and click on a map location, and a popup will display the applicable index well, current water level, and required groundwater adjustment. Explore: cccom.link/groundwater-level-viewer



Cape Cod Ponds Network Established

The Cape Cod Ponds Network was convened in June as a forum for pond stewards and stewardship organizations on Cape Cod, in response to growing concern over the health of the region's freshwater ponds.

The network is coordinated by the Cape Cod Commission and the Association to

Preserve Cape Cod, and currently includes more than 40 pond organizations.

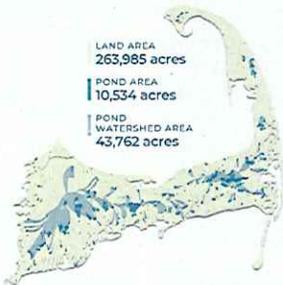
The Ponds Network is designed to provide a single forum and meeting place for pond groups across Cape Cod. Members collaborate, share resources, and work together to identify areas of emerging interest on pond

topics of regional relevance.

Feedback gathered through the Ponds Network meetings will be used to inform the Cape Cod Freshwater Initiative. The group will also help advance the development of strategies and solutions to improve pond health that are identified through the Initiative.



The OneCape Summit hosted Pond Network attendees at their second meeting in August. Learn more about the Pond Network at: capecodcommission.org/ponds



Ponds on Cape Cod

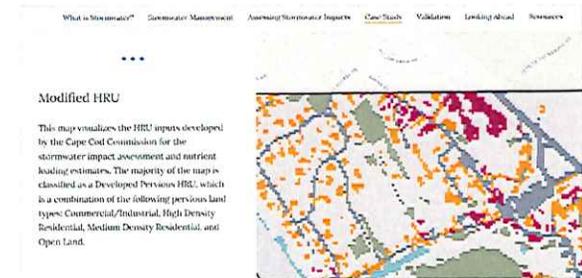
890	167	171	395
Total Ponds on Cape Cod	Pond watersheds delineated	10+ Acre Ponds	Named Ponds

DATA STORY: THE FRESHWATER CONNECTION

Freshwater ponds and lakes comprise nearly 11,000 acres, about 4% of Cape Cod's total acreage. The Data Story, featured in the Commission's September newsletter, highlighted the Ponds Viewer and related characteristics of Cape Cod's ponds and lakes. Callouts include pond size and depth, naming, and information regarding delineated pond watersheds, and other pond characteristics. Explore the data: datacapecod.org/pf/the-freshwater-connection/

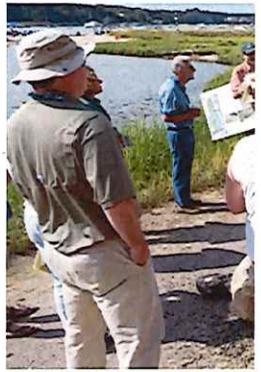
Estimating Stormwater Impacts for the Region with HRUs

A new Storymap aims to simplify estimating the impacts of stormwater runoff through the use of Hydrologic Response Units (HRUs). HRUs represent land areas of common physical characteristics that are expected



to respond to precipitation and weather events in a similar way. Using widely available data layers and GIS software to aggregate these characteristics, estimates of the major stormwater

concerns (flooding, nutrients, sediment) can be calculated. Commission staff presented the HRU Storymap during a SNEP Network webinar in June. Explore: cccom.link/HRU



2022 ONECAPE SUMMIT IN REVIEW

The 2022 One Cape Summit, held in August, welcomed more than 300 engaged and committed stakeholders in person for the first time since 2019.

Designed to inspire informed action on our region's most pressing challenges, plenary and breakout sessions held throughout the two-day summit focused on ways to improve housing affordability and accessibility, manage aging infrastructure, address marine and freshwater quality, mitigate and adapt to climate change, lay the foundation for sustained economic development, ensure equity in planning processes, and utilize the best available data and information to make informed decisions.

Over the course of the two-day summit, inspiring speakers from across the region and the country shared successes and lessons. The exciting conversations held both on and off stage throughout the event have the potential to translate into actionable steps to solve our region's most pressing challenges.



Equity Driven Planning

Dr. Karilyn Crockett, Professor with the MIT Department of Urban Studies and Planning, led off the first day of plenary session speakers with insights from her work as the City of Boston's first Chief of Equity. She connected the Summit's efforts to strengthen the region with

bold thinking and commitments for equity-driven planning. Over the course of the event Dr. Crockett and other speakers discussed designing planning processes and solutions that incorporate and engage vulnerable populations to ensure equity across all priority initiatives.

Housing Solutions and Strategies from Local, Regional, and National Experts

Housing is a critical challenge facing Cape Cod. Over the course of the OneCape Summit, attendees heard about existing collaborations and new strategies for addressing the region's housing crisis.

Commission staff outlined the Regional Housing Strategy that aims to address housing supply, affordability, and availability issues. Speak-

ers detailed the Commonwealth's housing priorities and offered unique perspectives from across the country, including strategies from Vail, Colorado, Lake Tahoe, and the City of Boston.

Experts from on- and off-Cape shared recent local efforts to advance Town Meeting articles in support of housing development



Explore all the 2022 OneCape Summit resources and recordings at: onecape.capecodcommission.org/

and affordability and discussed data, tools, and resources available to Cape Cod communities to support their housing goals.



Florence Seldin Recognized with 2022 OneCape Award



The Cape Cod Commission was honored to recognize Dr. Florence Seldin with the 2022 OneCape Award for her many

remarkable contributions to the community.

In addition to serving on and holding leadership roles on many boards and committees within the Town of Chatham, she served as representative to the Cape Cod Commission from 2006 to 2009. Her legacy will live on with the Dr. Florence Seldin

Family Support Program, which provides funding to help Chatham families access preschool programs.

The OneCape Award is presented annually, during the OneCape Summit, to a person or organization that exemplifies outstanding leadership and dedication to Cape Cod.

COASTAL EROSION AND POND HEALTH MOBILE WORKSHOPS

A guided tour of the Monomoy National Wildlife Refuge and Jackknife Cove in Chatham offered mobile workshop attendees a firsthand look at the rapidly changing coastline and offered information on ways the community is building resiliency. A separate tour of Pilgrim Lake in Orleans and Hinckley's Pond in Harwich offered attendees a better understanding of the functions and stressors of Cape Cod's freshwater resources with an onsite workshop on pond ecology.



Economy and Environment Highlights

Over the course of the Summit, the Commission's mission to balance environmental protection with economic progress was reflected across speakers and sessions.

Northeast Clean Energy Council President and former Mayor of Somerville Joe Curtatone spoke to local leadership and the climate economy, noting the intersectionality of regional issues and pathways for opportunity. His remarks connected the importance of climate action with exciting new business development and economic opportunities.

Plenary speakers and breakout sessions aimed to highlight ongoing work to improve the



OneCape Summit 2022 proceedings are available online. View all plenary and breakout session recordings: onecape.capecodcommission.org/

region's access to affordable childcare, including an overview of the Early Education and Childcare Needs Assessment findings, the impact of childcare on our local economy, successful local efforts to provide affordable childcare to residents, and legislative priorities designed to improve affordability and access to childcare.

CLIMATE ACTION PLAN IMPLEMENTATION

The Cape Cod Climate Action Plan provides a framework for adapting to and mitigating the impacts of climate change on Cape Cod. Since its adoption last year, Commission staff and partners have been actively implementing recommendations. While the Climate Action Plan identifies specific recommendations for the Cape Cod Commission, such as providing data, information, resources and technical support and identifying funding, successful implementation relies on collaboration and continued community engagement.

Over the last year, Commission staff have worked to develop a suite of resources that support local efforts to address climate impacts within their communities. These include the Low Lying Roads Project, model bylaws that address coastal resilience, large-scale solar projects, and electric vehicle infrastructure, along with a comprehensive set of floodplain design guidelines. Work is also underway to create additional regulatory tools for development in the floodplain, including a coastal floodplain zoning bylaw and wetland regulations.

In addition to these regional efforts, implementation of the Climate Action Plan requires that communities have the resources and tools available to plan for and implement local actions. This will remain a focus of the Commission's work in the coming year.

Strengthening the Region's Low-lying Roads

Work is underway with all 15 Cape Cod communities to examine vulnerabilities in the roadway network and identify solutions.

Launched in 2021, work on the Low-Lying Roads project ramped up in 2022, with workshops and site visits taking place in the towns of Barnstable, Bourne, Brewster, Dennis, Eastham, Orleans, Sandwich, Wellfleet, Truro, and Yarmouth.

With funding support from the U.S. Economic Development Administration and the Massachusetts Municipal Vulnerability Preparedness (MVP) program, the Commission contracted with the Woods Hole Group to conduct a vulnerability assessment of roadway segments, bridges, and culverts due to flooding from the combined effects of sea level rise and storm surge, employing state of the art model-



Learn more at: capecodcommission.org/our-work/low-lying-roads-project/

ing and community engagement to identify and prioritize low lying roads to target for action.

Each town will receive three conceptual designs and estimated costs for alternative solutions for two roadway segments. The designs delivered should provide communities with enough information to choose a solution and seek funding for implementation.



LOCAL HAZARD MITIGATION PLAN RANKS HIGHEST IN THE STATE

Commission staff has provided assistance preparing hazard mitigation plans in many towns across the region, including Eastham's 2020 plan. In 2022, the Eastham Hazard Mitigation Plan scored the highest in Massachusetts and the third highest in New England for the Community Rating System (CRS) hazard mitigation plan credit. Each town is reviewed every five years, and score increases lead to improved insurance rates for town residents carrying flood insurance. This year, all nine participating Cape towns received high marks.

Model Bylaw Aims to Improve Access to Electric Vehicle Charging Infrastructure

The Cape Cod Commission's model municipal electric vehicle (EV) bylaw is designed to serve as a resource for communities seeking to incorporate consideration of EV charging infrastructure in their local bylaws. The recommendations proposed in this model bylaw are intended to be flexible. Municipalities may tailor and select requirements most applicable to their jurisdiction, and to fit their specific needs and goals. Strategic planning and regional coordination will



The transportation sector is responsible for 56% of the region's greenhouse gas emissions. Learn more about the EV model bylaw by visiting: capecodcommission.org/our-work/model-municipal-electric-vehicle-bylaw

continue to encourage the development of EV charging infrastructure and increase awareness of EV options in support of the region's greenhouse gas reduction goals.



PROTECTING AND PRESERVING CAPE COD'S HISTORIC STRUCTURES IN THE FLOODPLAIN

Working with the United States Army Corps of Engineers Silver Jackets program and several state and local partners, the Cape Cod Commission is developing guidelines for protecting and preserving the region's numerous

Climate Ambassador Program Continues



Twenty-two students from nine Cape Cod schools participated in the second session of the Climate Ambassador Program, held from January to May 2022. The Program is an initiative to educate, engage, and empower young people on Cape Cod to work together to combat the impacts of climate change. Over the course of seven meetings, students engaged in conversations on global, regional, and local cli-

mate causes and impacts, carbon reduction strategies, resiliency planning, and equity considerations. They learned from climate experts and advocates, building a baseline for informed engagement and advocacy. In December, the Commission issued a call for applicants for the third session of the Program, which will take place in early 2023. Learn more at: capecodcommission.org/climate-ambassadors

historic structures that lie within flood areas. This fall, the team evaluated 15 historic structures of various sizes and settings within historic districts in Provincetown, Sandwich, and Falmouth. The resulting report will detail flood-

proofing options suitable for specific building types and locations, designed to aid the preservation of historic properties and serve as a resource for historic property owners on Cape Cod and in similar coastal communities.

New Bridges Needed for Cape Cod



Learn more about the new Canal Bridges Task Force: ccom.link/bridges-task-force

The US Army Corps of Engineers (USACE) and the Massachusetts Department of Transportation (MassDOT) continued working on a plan to replace the Bourne and Sagamore bridges and improve the area's transportation network.

In April, local, county, and state officials met with Senator Edward Markey to review potential funding sources and reinforce the importance of the project. The USACE and MassDOT discussed their continued partnership for pursuing federal funding opportunities, designing and constructing the bridges, and engaging Cape communities. The Cape's state legislative delegation and community leaders highlighted key priorities, including improved pedestrian and traffic safety, highway improvements on

Route 3, and the importance of having an iconic bridge design that reflects the beauty of Cape Cod.

MassDOT held meetings in November to provide the public with updates on the proposed Cape Cod Bridges Program including updates on bridge types under consideration and next steps.

In December, the Cape Cod Commission, Cape Cod Chamber of Commerce, and Association to Preserve Cape Cod announced the formation of a Canal Bridges Task Force. The Task Force will share information, assist with outreach efforts, collect and coordinate input, and advocate for the replacement of the Bourne and Sagamore bridges in a manner that is in the best long-term interest of the region and its people.

INITIAL WORK UNDERWAY FOR 2024 REGIONAL TRANSPORTATION PLAN

Every four years, Cape Cod Commission staff undertakes an update of the Regional Transportation Plan (RTP), a long-range comprehensive plan that includes all

the Cape's modes of transportation. The RTP is the primary means by which federal and state entities allocate funds to the Cape's transportation needs.



The 2024 RTP will articulate the long-range vision for the future of transportation on Cape Cod, looking ahead to the year 2050. The Plan is expected to include strategies to meet Climate Action Plan goals to reduce vehicle miles traveled, support low and no-carbon transportation options, and to accelerate the electrification of the transportation system.

Development of the plan began in the fall. The Cape Cod Metropolitan Planning Organization is anticipated to finalize and endorse the final plan in summer 2023. For more visit: capecodcommission.org/rtp/



ROUTE 28 EAST HYANNIS CORRIDOR STUDY UNDERWAY

Public meetings for the Route 28 East Hyannis Corridor study were held in the spring. The study area expands from Yarmouth Road in Hyannis to East Main Street in Yarmouth. Project outcomes will include a set of recommendations to provide safe and convenient access for all users of the roadway system. For more information, visit the project website at: capecodcommission.org/Route28EastHyannis

Enhancing Regional Electric Vehicle Infrastructure



Planning for the future of electric vehicle (EV) infrastructure is a key element of Climate Action Plan implementation and a priority for transportation initiatives.

In 2022, the regional EV charging station siting analysis was updated, reflecting current gaps in charging station availability and high-demand locations for future stations across the region.

A new model municipal EV bylaw was created to serve as a resource for Cape Cod communi-

ties seeking to incorporate consideration of EV charging infrastructure in local bylaws.

Recharge Massachusetts invited the Cape Cod Commission to join its Participant Program. The Program creates a space to recognize work in the EV sector and creates a platform for organizations to share knowledge, best practices, and lessons learned along the way.

In addition, Route 6 was designated an “Alternative Fuel Corridor” by the Federal Highway Administration on their National EV Alternative Fuel Corridor Map. This status can help prioritize funding of EV fast charging locations.



Prioritizing Transportation Safety

Safety is a priority that drives which transportation studies the Cape Cod Commission undertakes and how they are carried out. Both the state and the region share a goal of Vision Zero: no traffic fatalities are acceptable.

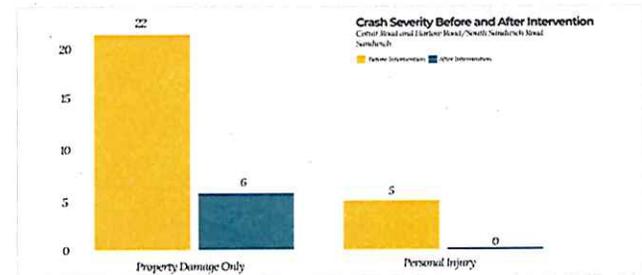
Each year, staff reviews safety issues in the region and identifies safety projects that will help advance solutions, with particular attention paid to bicyclist and pedestrian safety. Region wide efforts include staffing the MPO, providing a guiding regional vision and investments, and conducting regional safety analyses. Local safety projects include providing direct local assistance for municipalities through the Complete Streets Program and efforts like corridor and planning studies, performing road safety audits and safety studies, and the regulatory review of developments.

Learn more about transportation safety efforts: www.capecodcommission.org/safety



CREATING COMPLETE STREETS

In 2022, the Cape Cod Commission worked with the towns of Bourne, Falmouth, and Barnstable to create Complete Streets Prioritization Plans—aimed at improving travel safety and comfort for all street users. A new, interactive public comment tool was created for each town. Users can learn about the project background, see existing roadway features, and add suggestions such as bike lanes, crosswalks, and stoplights, along with comments, directly to the project area map. Learn more at: capecodcommission.org/our-work/complete-streets/



DATA STORY: TRANSPORTATION IMPROVEMENTS LEAD TO SAFER INTERSECTIONS

An analysis of roadwork projects completed through the Cape Cod Transportation Improvement Program explores how recent investments are improving safety at those locations. The story also integrates the newly updated Crash Dashboard that visualizes vehicle crashes and their related statistics from 2018-2020. Explore the data: datacapecod.org/pf/improving-intersections/



Regional Housing Strategy Underway

In 2022, the Cape Cod Commission began work on a Regional Housing Strategy that will address housing supply, affordability, and availability issues by identifying appropriate areas for housing development and creating policies and strategies to further the plan's goals. The effort is supported by \$932,576 from Barnstable County's allocation of funding from the American Rescue Plan Act.

Efforts have included structuring a robust stakeholder process, data collection and

review of housing plans from other regions to support the planning process, the creation of town-by-town and regional housing profiles and typologies to help understand the current housing landscape.

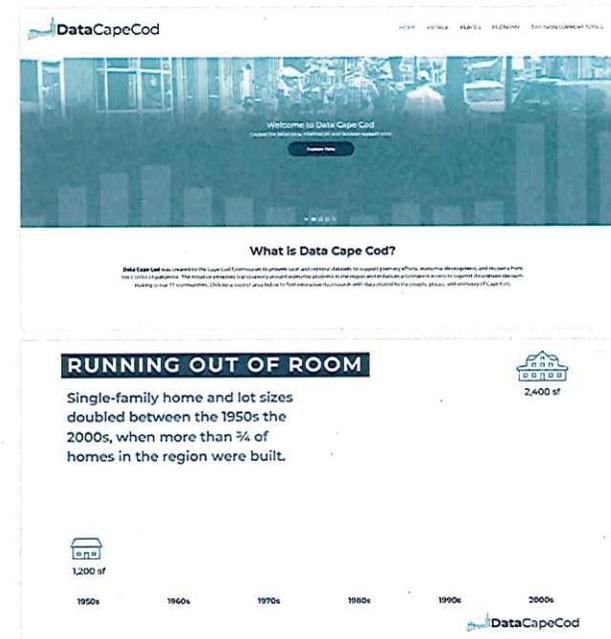
The planning process will result in a strategy that includes actionable recommendations responsive to the needs and preferences of Cape Cod and tools and resources such as design guidelines and model bylaws that communities can immediately implement.

Data Cape Cod Expands Online Resources

The Cape Cod Commission's new Data Cape Cod website, launched in February, aims to make complex data and information about the region's people, places, and economy more accessible.

Featuring more than 20 interactive dashboards and maps, Data Cape Cod includes information across a host of topics, such as the region's year-round and seasonal populations, real estate trends, housing affordability, unemployment data, small business information, and other economic metrics.

Data Stories have become a regular feature on the Data Cape Cod site, providing additional detail and context for regional challenges.



Explore all the Data Cape Cod resources: datacapecod.org/

DATA STORY: A WIDENING GAP: HOUSING & EARNINGS ON CAPE COD

Explore how median sales prices for single-family homes on Cape Cod have increased at nearly 3 times the rate of average weekly wages between 2019 and 2021, widening the gap between income and housing costs. An interactive dashboards allow for comparison between towns and against state and US.



Childcare Needs Assessment Report Released

Supported by \$200,000 in state funding, the Cape Cod Commission collaborated with Barnstable County and the Rennie Center for Education Research & Policy to conduct a survey-based needs assessment related to early education and childcare for Cape Cod and the Islands.

The project aimed to better understand existing levels of

provision and needs in the early education and childcare industries, identify gaps in services, and explore potential strategies for improving the accessibility of services in the region.

The assessment was informed by existing research and surveys of families with small children and childcare providers. The report identifies several



areas for high-impact investment and action that include providing childcare scholarships and supporting affordable housing options for childcare workers.

Learn more from the report: capecodcommission.org/our-work/childcare



LICENSE PLATE GRANT PROGRAM FUNDS NEW HOUSING TOOL

In May, the Association to Preserve Cape Cod and the Housing Assistance Corporation launched Grow Smart Cape Cod, a mapping project that illustrates priority areas for natural resource protection and for affordable moderate-density housing development. The project was funded in 2020 by the License Plate Grant Program, which is administered by the Barnstable County Economic Development Council and the Cape Cod Commission on behalf of the Barnstable County Commissioners. Explore the map: growsmartcapecod.org/



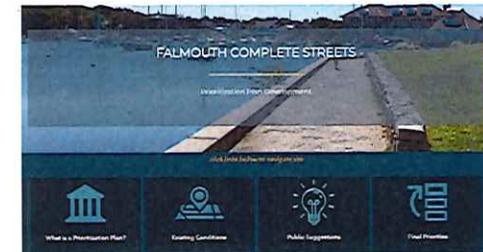
REGIONAL ECONOMIC PLANNING CONSIDERS CHALLENGES TO DEVELOP SOLUTIONS

As part of the Cape Cod Commission's economic development efforts, the agency advances the development and implementation of the Cape Cod Comprehensive Economic Development Strategy (CEDS). The CEDS outlines a five-year action plan that aligns with regional priorities. As the Barnstable County Economic Development Council prepares to undertake the next update to the CEDS in 2023, they are learning more about regional challenges including childcare, water quality, climate, housing, and regional infrastructure.

Expanding Virtual Stakeholder Engagement

The pandemic provided opportunities to experiment with new and expanded technologies to create interactive experiences that will be a component of robust public engagement well into the future.

Using ArcGIS Experience Builder software, Cape Cod Commission staff built a new online, interactive public comment tool for Complete Streets projects that offer information on the project background, display existing features, and provide a platform for public comments.



Several Cape Cod Commission projects and initiatives now include interactive public comment tools, including the Town of Barnstable's Local Comprehensive Plan and the Commission's Low-Lying Roads Project. Comments and feedback gathered from these tools serve as vital components for plan development and implementation.

Cape Cod Commission members and staff were busy with an active regulatory calendar in 2022. The year saw more than 60 meetings, subcommittee meetings, hearings, and the first Commission member workshop convened in-person since the pandemic.

The continuous dedication of members and staff to the mission of "keeping a special place special" highlights their commitment to the important work of the Cape Cod Commission.



Cape Cod Commission Staff

Kristy Senatori, Executive Director

<i>Abigail Bliss</i>	Philip Detjens	Maria McCauley	Erin Perry	David Still
<i>Chelsea Bruck</i>	Lisa Dillon	Heather McElroy	<i>Alex Peterson</i>	Steven Tupper
Siobhan Cavacco	Danielle Donahue	Colleen Medeiros	Gary Prahm	Jordan Velozo
Sarah Colvin	Martha Hevenor	<i>Phil Mele</i>	Jessica Rempel	Michele White
<i>Evan Costa</i>	Elizabeth Kellam	<i>Cory Murray</i>	Anne Reynolds	Jessica Wielgus
Gail Coyne	Sarah Korjeff	<i>Evan Moorman</i>	Jeffrey Ribeiro	
<i>Emma Curran</i>	Tara Lewis	David Nolan	<i>Carolina Romero</i>	<i>2022 new hire</i>
Patty Daley	Kathleen Mason	Timothy Pasakarnis	Chloe Schaefer	<i>2022 departure</i>

Cape Cod Commission Members

Harold Mitchell | Sandwich, *Chair*

Fred Chirigotis Barnstable	Jacqueline Etsten Harwich	Kevin Grunwald Truro
Stephen Mealy Bourne	Ernest Virgilio Mashpee	Richard Elkin Wellfleet
Elizabeth Taylor Brewster	Douglas Fromm Orleans	Dennis Prebensen Yarmouth
Tom Wilson Chatham	Dr. Cheryl Andrews Provincetown (January - March)	Ron Bergstrom County Commissioner
Richard Roy Dennis	Peter Okun Provincetown (March - Present)	John D. Harris Minority Rep.
Joyce Brookshire Eastham		David Weeden Native American Rep.
Robert Mascali Falmouth		Michael Maxim Governor's Appointee



CAPE COD
COMMISSION

CAPE COD COMMISSION

3225 Main Street • P.O. Box 226 • Barnstable, MA 02630

Phone: 508-362-3828 • Fax: 508-362-3136

www.capecodcommission.org

OPEN SESSION

BUSINESS

5. Update – Municipal broadband – Municipal Light Plant (**10 minutes**)

OPEN SESSION

BUSINESS

6. Request for variance to Sign Code – §184-7 Placement and §184-32 Off-Premise Signs: Falmouth Commodores – flags on Main Street light poles and Guv Fuller Field light poles – June 1-August 15, 2023 **(5 minutes)**

Cape Cod Baseball League, Falmouth Commodores 100th Anniversary:

Request for off-premise promotional signs.

Locations: **Light poles on Main Street**

Quantity: 24

Size: 24" w x 36" h = 6 sq. ft. Sign size is within the 8 sq. ft. maximum size.

Length of time: June 1 – August 15, 2023

Location: **Light poles at Guv Fuller Field**

Quantity: 8

Size: 36" w x 48" h = 12 sq. ft.

Length of Time: June 1 – August 15, 2023

DPW Comments:

- ✓ An on-site meeting is necessary to be sure that the banners are the correct size, the brackets will fit on the poles and that they do not interfere with the flags.
- There are 44 lamp posts on Main Street between the Town Green and Shore Street. The banners could be hung on alternate poles.
- The American flag brackets are the highest they can go on the poles and they are used only for the flags.
- The signs need to be installed inward, facing the buildings.
- The bottom of the banners need to have a 7' clearance to the sidewalk surface so pedestrians will not hit their heads on the banners.
- Due to liability, the banners will need to be installed by a Town Department (typically after-hours), and the Falmouth Commodores will be invoiced for the labor, equipment and materials.

Diane Davidson

From: Mark Ordway [REDACTED]
Sent: Tuesday, January 31, 2023 7:31 PM
To: Diane Davidson
Subject: Falmouth Commodore Baseball 100 year Sign permit application
Attachments: Commodores Centennial banner.pdf; COMMODORES DOWNTOWN LAMPOST BANNERS.pdf; COMMODORES GOV FULLER LAMPOST BANNERS.pdf

Dear Diane,
Town of Falmouth,

The Cape Cod Baseball League and our Falmouth Commodores will be celebrating their Centennial Year this summer. Our club is one of the four founding teams.

We have been working with the CCBL, Falmouth Chamber of Commerce, and many local businesses to put together a series of special events at Gov Fuller Field this summer. Our goal is to make this the preeminent CCBL centennial celebration.

To help promote our events, we request a sign variance and subsequent permitting to hang:
-(24) 25"w x 36"h banners on our downtown lampposts; 188 Main Street, Falmouth
-(8) 36"w x 42"h banners at Gov Fuller Field: 790 Main Street, Falmouth
Our season is June 1st- August 15th.

I attach images of the (2) sign applications and an image of the requested banner.

Please let me know if you need any further information.
It will be helpful to know what meeting date my request will be placed on the agenda.

Thank you Diane,
Mark Ordway
Fan Relations Administrator
[REDACTED]
[REDACTED]

Town of Falmouth Sign Permit Application (rev. 12/20)

(508) 495-7470 Fax (508) 548-4290

For office use only:
 BD Permit#: _____ Fee*: _____ HDC App. #: _____ DRC App. #: _____
*\$8 per \$1000/ Min. \$100 (per sign)

DATE: JANUARY 31, 2023
 STREET ADDRESS FOR PROPOSED SIGN(S): 188 MAIN STREET, FALMOUTH, MA (24) LAMPPOSTS
 BUSINESS NAME: FALMOUTH COMMODORES BASEBALL CLUB
 BUSINESS OWNER: 501 CB ADDRESS/PHONE: _____
 PROPERTY OWNER: TOWN OF FALMOUTH ADDRESS/PHONE: _____
 CONTRACTOR / SIGN COMPANY: SIGN-A-PAMA
 APPLICANT E-MAIL: _____

- Please Provide Two Copies of the Following:**
- *Finished sign design.
 - *Storefront elevations and plan to show sign location.
 - *Documentation (including dimensions) of all existing signs on site.
 - *Pictures of the building and all signs on property.
 - *Structural Design for Freestanding Signs
 - *Attachment Details for Wall Mounted Signs

(24) Lamp Posts
NEGOTIABLE

June 1st - August 15th
NEGOTIABLE

IS THE PROPOSED SIGN LOCATED WITHIN A LOCAL HISTORIC DISTRICT? Y / N

If YES, the applicant must first submit this application to the Historic District Commission (HDC) for their approval (§184-13).

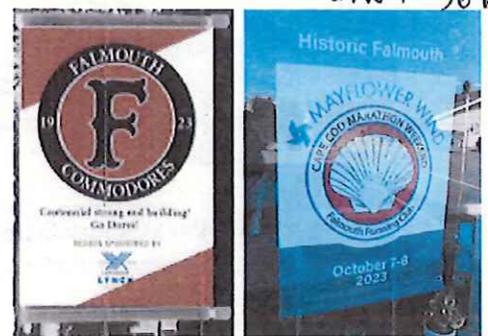
- Type of Sign** Check
- FREESTANDING SIGN(s) § 184-25; Projecting sign(s) § 184-35
 - WALL SIGN(s) § 184-37; Awning(s) § 184-22
 - ROOF SIGN(s) § 184-37
 - PROMOTIONAL/SPECIAL EVENT SIGN(s) § 184-30
 - OFF-PREMISES SIGN(s) § 184-32; VARIANCE § 184-20

Size 24" x 36" h
NEGOTIABLE

The Select Board must approve all off-premise signs.
 Proposed location: 188 Main Street Size: 24" w x 36" h
 Please Attach Approval Letter

M. Bradley 1/31/2023 _____ _____
 Signature of Applicant Date Signature of Owner Date

S:
W:
B:
V:



Running Club Signs
24w x 36h

3/13 Selectboard Meeting
Permit request
(24) 24" w x 36" h lamp posts

Falmouth Running clubs
signs 24" w x 36" long
Previous Heritage Designs

<u>Aren</u>	<u>24 x 36</u>	<u>864 in²</u>
	<u>24 x 30</u>	<u>720 in²</u>
	<u>18 x 36</u>	<u>648 in²</u>
	<u>18 x 24</u>	<u>432 in²</u>

Wind load concern optus



100 YEARS

SEASON SPONSORED BY

Diane Davidson

From: Jonathan Dickinson
Sent: Monday, February 13, 2023 1:09 PM
To: Diane Davidson
Subject: Re: Falmouth Commodore Lamppost signs

Hi Diane,

Thank you; the Bylaw is:

§ 184-7 Placement.

- A. No person may erect a sign which is affixed to a fence, utility pole or tree
- C. No projecting sign shall extend into a vehicular public or private way or be less than ten (10) feet above a pedestrian way

184-32 Off-Premise Signs

C. Off-premises directory boards and/or informational and directional signs, for the purpose of locating businesses, may contain identification signs not larger than two (2) square feet for each business and may be permitted along public ways if a license is granted by the Board of Selectmen after complying with § **184-12**. The identification signs may be erected below one (1) sign that may not exceed eight (8) square feet.

Respectfully,

Jonathan Dickinson

Jonathan Dickinson, MBA
Assistant Zoning Compliance Agent
Town of Falmouth

Diane Davidson

From: Diane Davidson
Sent: Tuesday, February 28, 2023 2:22 PM
To: [REDACTED]
Subject: RE: Falmouth Commodore Baseball Sign permit applications

Hi Mark,

The request for the flags on the light poles is scheduled on the Monday, March 13 Select Board agenda. Thank you for sending the Game Day sign and the Baseball Clinic sign applications. I will add these requests to the 3/13 agenda as well.

Following is the feedback I received from the DPW. Peter McConarty, DPW Director, recommends a site visit. You may contact him at peter.mcconarty@falmouthma.gov or 508-457-2543 x3016.

1. An on-site meeting is necessary to be sure that the banners are the correct size, the brackets will fit on the poles and that they do not interfere with the flags.
2. There are 44 lamp posts on Main Street between the Town Green and Shore Street. The banners could be hung on alternate poles.
3. The American flag brackets are the highest they can go on the poles and they are used only for the flags.
4. The signs cannot be installed towards the street side as shown on the application. The signs need to face the buildings so they will not be hit by high vans and trucks parking along the street.
5. The bottom of the banners need to have a 7' clearance to the sidewalk surface so pedestrians will not hit their heads on the banners.
6. We need to be careful with placing too many signs/flags on the poles. The poles have a wind rating and we want to make sure that the limits are not exceeded.
7. Due to liability, the banners will need to be installed by a Town Department (typically after-hours), and the Falmouth Commodores will be invoiced for the labor, equipment and materials.

Thank you,

Diane

Diane S. Davidson
Office Manager/Licensing
Office of the Town Manager and Select Board
Town of Falmouth
59 Town Hall Square
Falmouth, MA 02540
diane.davidson@falmouthma.gov
(508) 495-7321

From: Mark Ordway [REDACTED]
Sent: Tuesday, February 28, 2023 11:49 AM
To: Diane Davidson <diane.davidson@falmouthma.gov>
Subject: Falmouth Commodore Baseball Sign permit applications

Diane,

Diane Davidson

From: Peter McConarty
Sent: Thursday, February 23, 2023 2:59 PM
To: Diane Davidson
Cc: Jonathan Dickinson; Jeremiah Pearson
Subject: RE: Falmouth Commodore Lamppost signs - additional question

Hi Diane,

There are 44 lamp posts on Main Street between the Town Green and Shore Street. The banners could be hung on alternate poles.

The American flag brackets are the highest they can go on the poles and they are used only for the flags.

The bottom of the banners need to have a 7' clearance to the sidewalk surface so pedestrians will not hit their heads on the banners.

An on-site meeting is necessary to be sure that the banners are the correct size, the brackets will fit on the poles and that they do not interfere with the flags.

The banners will need to be installed by a Town Department (typically after-hours) and Commodores will be invoiced.

Thank you,
Peter



Peter M. McConarty, P.E., P.L.S. | Director
Falmouth Department of Public Works
416 Gifford Street, Falmouth, MA 02540
P: 508.457.2543

From: Diane Davidson <diane.davidson@falmouthma.gov>
Sent: Wednesday, February 22, 2023 3:28 PM
To: Peter McConarty <peter.mcconarty@falmouthma.gov>
Cc: Jonathan Dickinson <jonathan.dickinson@falmouthma.gov>; Jeremiah Pearson <jeremiah.pearson@falmouthma.gov>
Subject: RE: Falmouth Commodore Lamppost signs - additional question

Hi Peter,

Thank you very much for your review and detailed comments. May I ask a couple more questions before I discuss this information to the applicant?

1. How many light poles are on Main Street? Should we request that he alternate every other pole?
2. Will these interfere with American flags on the poles? Or are the American flags hung on a separate clip higher up on the pole?

Additional question: Do your comments also apply to the light poles at Guv Fuller Field?

Thank you again,

Diane

From: Peter McConarty

Sent: Friday, February 17, 2023 4:08 PM

To: Diane Davidson <diane.davidson@falmouthma.gov>

Cc: Jonathan Dickinson <jonathan.dickinson@falmouthma.gov>; Jeremiah Pearson <jeremiah.pearson@falmouthma.gov>

Subject: RE: Falmouth Commodore Lamppost signs

Hi Diane,

Public Works has the following comments:

1. The signs cannot be installed towards the street side as shown on the application. The signs need to face the buildings so they will not be hit by high vans and trucks parking along the street.
2. The signs are very big. The bottom of the signs must have a clearance of 7' from the sidewalk.
3. How will the signs be attached to the poles? We need to know what the connections will be.
4. We need to be careful with placing too many signs/flags on the poles. The poles have a wind rating and we want to make sure that the limits are not exceeded.
At a minimum, flags will be installed during May.
5. If the signs/banners are permitted, they will need to be installed by a Town department due to liability.
6. If the signs are installed by Public Works, we will invoice the Falmouth Commodores for the labor, equipment, and materials.

Please let us know if more information is needed.

Thank you,
Peter



Peter M. McConarty, P.E., P.L.S. | Director
Falmouth Department of Public Works
416 Gifford Street, Falmouth, MA 02540
P: 508.457.2543

From: Diane Davidson <diane.davidson@falmouthma.gov>

Sent: Monday, February 13, 2023 11:18 AM

To: Jonathan Dickinson <jonathan.dickinson@falmouthma.gov>; Peter McConarty <peter.mcconarty@falmouthma.gov>

Subject: RE: Falmouth Commodore Lamppost signs

Jonathan,
Peter,

Attached is a copy of the sign application submitted by Mark Ordway. He is requesting a variance to the sign code to place Falmouth Commodores flags as follows:

Location: Light poles on Main Street
Dates: June 1 – August 15, 2023
Dimensions: 25" w x 36" h
Quantity: 24

Location: Light poles at Guv Fuller Field
Dates: June 1 – August 15, 2023
Dimensions: 25" w x 36" h
Quantity: 8

Questions:

- How many light poles are there on Main Street?
- Will these interfere with American Flags on Memorial Day and July 4th? Possibly, Arts Alive flags in June?
- Could the flags be alternated on every other pole with American Flags?
- Does DPW assist in the hanging of the flags.
- Does the applicant need to supply their own clips to hang the banners?
- What sections of the Sign Code does this application not comply with?

This request for sign variance is scheduled for discussion by the Select Board on Monday, February 27, 2023.

Please provide your recommendations by Wednesday, February 22.

Thank you,

Diane

Diane S. Davidson
Office Manager/Licensing
Office of the Town Manager and Select Board
Town of Falmouth
59 Town Hall Square
Falmouth, MA 02540
diane.davidson@falmouthma.gov
(508) 495-7321

From: Jonathan Dickinson
Sent: Monday, February 13, 2023 8:06 AM
To: Mark Ordway [REDACTED]
Cc: Diane Davidson <diane.davidson@falmouthma.gov>; Robert Curtis [REDACTED]; Peter McConarty <peter.mcconarty@falmouthma.gov>
Subject: Re: Falmouth Commodore Lamppost signs

Hi Mark,

If approved, I will need a sign application through PermitEyes.

I have Cc..the DPW Director, Peter McConarty, and you can discuss the process of hanging signs on Town Property with Peter.

Thank you.

Respectfully,

Jonathan Dickinson

Jonathan Dickinson, MBA
Assistant Zoning Compliance Agent
Town of Falmouth
O:508-495-7468

OPEN SESSION

BUSINESS

7. Request for variance to Sign Code – §184-32 Off-Premise Signs:
Falmouth Commodores Baseball Clinics and Falmouth
Commodores Game Day Signs – late-April to August 14, 2023 **(5
minutes)**

Falmouth Commodores Baseball Clinic Signs:

Request for off-premise promotional signs.

Locations:

1. North Falmouth Elementary School (62 Old Main Rd., North Falmouth)
2. Morse Pond (323 Jones Road, Falmouth)
3. East Falmouth School (33 Davisville Rd., East Falmouth)
4. Mullen-Hall School (130 Katharine Lee Bates Road, Falmouth)
5. Teaticket Elementary School (45 Maravista Ave. Ext., Teaticket)
6. Lawrence Middle School (113 Lakeview Ave., Falmouth)
7. Johnson Homes (143 Palmer Ave., Falmouth)
8. The Cape Cod Cooperative (660 North Falmouth Highway, North Falmouth)
9. The Cape Cod Cooperative (238 Worcester Court, Falmouth)
10. Rockland Trust (20 Davis Straits, Falmouth)
11. Rockland Trust (78 County Rd., North Falmouth)
12. Gus Canty Community Center (790 Main St., Falmouth)
13. Dean's Market (580 North Falmouth #580A, North Falmouth, MA 02556)

Length of time: Late April through August 14, 2023.

Quantity: 13

Size: 18" x 24" = 3 square feet. Sign size is within the 8 sq. ft. maximum size.

Falmouth Commodores "Game Today" Signs:

Request for off-premise promotional signs.

Locations (permission of owners has been obtained):

1. Home of Rob Blomberg (559 Woods Hole Rd., Woods Hole)
2. Smitty's Ice Cream (326 East Falmouth Highway, E. Falmouth)
3. Waquoit Grain & Feed (411 Waquoit Highway, E. Falmouth)
4. Admiralty Inn (51 Teaticket Highway, E. Falmouth)
5. Seafood Sam's (356 Palmer Ave., Falmouth)
6. Back gate of Guv Fuller park on Dillingham, Falmouth
7. Kinlin Grover (10 County Rd., North Falmouth)
8. West Falmouth Market (623 Rt. 28-A, Falmouth)

Length of time: Put out on game days (22 days total plus playoffs) from mid-June through August 14, 2023.

Quantity: 8

Size: 24" x 48" (2' x 4' = 8 sq. ft.). Sign size is within the 8 sq. ft. maximum size.

Diane Davidson

From: Mark Ordway [REDACTED]
Sent: Tuesday, February 28, 2023 11:49 AM
To: Diane Davidson
Subject: Falmouth Commodore Baseball Sign permit applications
Attachments: Clinic Sign.pdf; 2023 Commodore Game Day Clinic sign permit request.pdf; Game Today Sign (4).pdf

Diane,
Town of Falmouth,

Good morning. My assumption is that the Commodore street banner request will now post on the Monday, March 13th Selectboard meeting. Please know that I still await feedback from the DPW. It will be very important to our cost/ sponsor planning to connect no later than that date. Please reach out to the DPW as required. Thank you!

Then, as we discussed earlier, our annual Game Day and Clinic permit request are forthcoming. Maybe we are best to bundle both requests at this time:

- 1) Banner permits for downtown lampposts and Gov Fuller Field. (see 1/31/23 email)
- 2) Sign permits for Game Day and Baseball Clinics. (this email with attachments)

Please help,
Mark Ordway
[REDACTED]

Falmouth Commodore Game Day and Clinic signs

The Falmouth Commodores will once again seek a sign variance for placement of off-premise signs for the purpose of advertising our 2023 Game Day events and our summer Baseball Clinics. The proposed signs would be placed at the following locations (permission of owners has been obtained):

8 Baseball Game Day Signs

1. Home of Rob Blomberg (559 Woods Hole Rd., Woods Hole)
2. Smitty's Ice Cream (326 East Falmouth Highway, E. Falmouth)
3. Waquoit Grain & Feed (411 Waquoit Highway, E. Falmouth)
4. Admiralty Inn (51 Teaticket Highway, E. Falmouth)
5. Seafood Sam's (356 Palmer Ave. Falmouth)
6. Back gate of Guv Fuller park on Dillingham, Falmouth
7. Kinlin Grover (10 County Rd., North Falmouth)
8. West Falmouth Market (623 Rt. 28-A, Falmouth)

13 Baseball Clinic Signs

1. North Falmouth Elementary School (62 Old Main Rd., North Falmouth)
2. Morse Pond (323 Jones Road, Falmouth)
3. East Falmouth School (33 Davisville Rd., East Falmouth)

4. Mullen-Hall School (130 Katharine Lee Bates Road, Falmouth)
5. Teaticket Elementary School (45 Maravista Ave. Ext., Teaticket)
6. Lawrence Middle School (113 Lakeview Ave., Falmouth)
7. Johnson Homes (143 Palmer Ave., Falmouth)
8. The Cape Cod Cooperative (660 North Falmouth Highway, North Falmouth)
9. The Cape Cod Cooperative (238 Worcester Court, Falmouth)
10. Rockland Trust (20 Davis Straits, Falmouth)
11. Rockland Trust (78 County Rd., North Falmouth)
12. Gus Canty Community Center (790 Main St., Falmouth)
13. Dean's Market (580 North Falmouth #580A, North Falmouth, MA 02556)

We would like to begin sign placement in late-April and will remove them no later than August 14th. Please let me know if you need any further information. Can you let me know which selectmen's meeting we will be able to get placed on the agenda?

I attach images of the sign application and the two requested signs.

Please let me know at which selectboard's meeting my request will be placed on the agenda.

Again, thank you for all your previous help.

Best,
Mark Ordway
Fan Relations Administrator

[REDACTED]

[REDACTED]

Town of Falmouth Sign Permit Application (rev. 12/20)

(508) 495-7470 Fax (508) 548-4290

For office use only:
 BD Permit#: _____ Fee*: _____ HDC App. #: _____ DRC App. #: _____
*\$8 per \$1000/ Min. \$100 (per sign)

DATE: 2/28/2023
 STREET ADDRESS FOR PROPOSED SIGN(S): see attached lists GAME DAY SIGNS
 BUSINESS NAME: Falmouth Commodores Baseball Club BASEBALL CLINIC SIGNS
 BUSINESS OWNER: Mark Ordway ADDRESS/PHONE: _____
 PROPERTY OWNER: see attached lists ADDRESS/PHONE: 501 c3
 CONTRACTOR / SIGN COMPANY: Sign-U-Rama, Yarmouth, ME
 APPLICANT E-MAIL: _____

Please Provide Two Copies of the Following:

- *Finished sign design.
- *Storefront elevations and plan to show sign location.
- *Documentation (including dimensions) of all existing signs on site.
- *Pictures of the building and all signs on property.
- *Structural Design for Freestanding Signs
- *Attachment Details for Wall Mounted Signs

(8) Game Day Sign
 (13) Baseball Clinic Signs

IS THE PROPOSED SIGN LOCATED WITHIN A LOCAL HISTORIC DISTRICT? Y / N

If YES, the applicant must first submit this application to the Historic District Commission (HDC) for their approval (§184-13).

Type of Sign

Check

- FREESTANDING SIGN(s) § 184-25; Projecting sign(s) § 184-35
- WALL SIGN(s) § 184-37; Awning(s) § 184-22
- ROOF SIGN(s) § 184-37
- PROMOTIONAL/SPECIAL EVENT SIGN(s) § 184-30
- OFF-PREMISES SIGN(s) § 184-32; VARIANCE § 184-20

see attached file listing property locations

The Select Board must approve all off-premise signs.

Proposed location: see attached Size: _____ → Game Day

Please Attach Approval Letter

Clinic 48" h x 24" A-frame sandwich
 18" h x 24" yard signs

Mark P. Ordway
 Signature of Applicant

2/28/2023
 Date

see attached listings
 Signature of Owner

 Date

 Historic District Commission

 Date

With the following conditions: _____

 Sign Review Committee

 Date

With the following conditions: _____

 Building Commissioner/Inspector

 Date

With the following conditions: _____

Falmouth Commodores

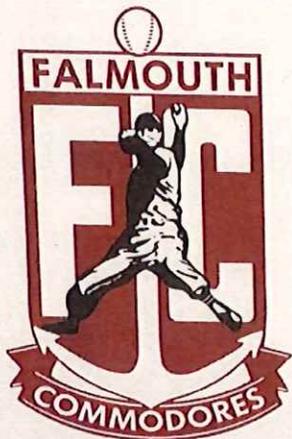


**BASEBALL
CLINICS**

**Tue-Fri Mornings
thru end of July**

falmouthcommodores.com

**Falmouth Commodores
Baseball**



TODAY

@ Guv Fuller Field
Behind
Falmouth Rec. Building

790 Main Street
Falmouth, MA 02540

GAME
TIME:

WWW.PLASTICAD.COM
1800 772-0228
U.S. PATENTS
7,287,688
Other patents pending

OPEN SESSION

BUSINESS

8. Request for variance to Sign Code – §184-30
Promotional/Special Event and §184-32 Off-Premise Signs:
Cape Cod Master Gardener Association – May 16-May 20, 2023
(5 minutes)

Cape Cod Master Gardener Association Signs:

Request for off-premise promotional signs for Master Gardener Plant Sale at Cape Cod Fairgrounds on Saturday, May 20, 2023.

Locations:

1. Intersection of Palmer Ave. & Jones Rd. (on Palmer Ave. side)
2. Intersection of Sandwich Rd. & Route 28
3. Intersection of Jones Rd. & Route 28 (on the Stop & Shop side)
4. Intersection of Route 28 & Davisville Rd. (CVS side)
5. Intersection of Sandwich Rd. & Route 151

Length of time: Tuesday, May 16 – May 20, 2023. The "Today" sign will be added on May 20.

Quantity: 5

Size: 24" x 18" = 3 sq. ft. "Today" add-on: 12" x 6" = .5 sq. ft.
Sign size is within the 8 sq. ft. maximum size.

Town of Falmouth Sign Permit Application (rev. 12/20)

(508) 495-7470 Fax (508) 548-4290

For office use only:
BD Permit#: _____ Fee*: _____ HDC App. #: _____ DRC App. #: _____
*\$8 per \$1000/ Min. \$100 (per sign)

DATE: 2-21-23
STREET ADDRESS FOR PROPOSED SIGN(S):
BUSINESS NAME: CAPE COD MASTER GARDENER ASSOCIATION
BUSINESS OWNER: IONA ST. GERMAIN ADDRESS/PHONE:
PROPERTY OWNER: Barnstable County Ag Assoc ADDRESS/PHONE: 1120 NATHAN ELLIS Highway c. Falm
CONTRACTOR / SIGN COMPANY: MASTER GARDEN
APPLICANT E-MAIL: _____

Please Provide Two Copies of the Following:

- *Finished sign design.
*Storefront elevations and plan to show sign location.
*Documentation (including dimensions) of all existing signs on site.
*Pictures of the building and all signs on property.
*Structural Design for Freestanding Signs
*Attachment Details for Wall Mounted Signs

IS THE PROPOSED SIGN LOCATED WITHIN A LOCAL HISTORIC DISTRICT? Y / N

If YES, the applicant must first submit this application to the Historic District Commission (HDC) for their approval (§184-13).

Table with 2 columns: Type of Sign, Check. Rows include FREESTANDING SIGN(s), WALL SIGN(s), ROOF SIGN(s), PROMOTIONAL/SPECIAL EVENT SIGN(s), OFF-PREMISES SIGN(s).

The Select Board must approve all off-premise signs.
Proposed location: _____ Size: _____
Please Attach Approval Letter

Signature of Applicant, Date, Signature of Owner, Date

Historic District Commission, Date, With the following conditions:

Sign Review Committee, Date, With the following conditions:

Building Commissioner/Inspector, Date, With the following conditions:

Master Gardener Plant Sale sign permit

Tonia St. Germain [REDACTED]

Thu 2/16/2023 10:37 AM

To: Jonathan Dickinson <Jonathan.dickinson@falmouthma.gov>

Cc: Pamela Hill [REDACTED]; Thomas Norton [REDACTED]

Dear Jonathan,

Thank you for speaking to me today and for your help with pursuing a sign permit for our event on May 20. I am planning to visit you at your office on Tuesday, Feb. 21 around 10 am to take you up on your kind offer to help with the filing of our application. As I understand it, you will take the application forward to the Select Board, after they approve it goes to the Building Office, after they approve it, it goes back to you for a final approval, and you post the permit to your website.

We would like to put the signs up on or around May 16 and then add the today part on May 20 if that is acceptable. I will be interested to learn from you how best to proceed.

Again, thanks so much for your willingness to help with this project and I look forward to meeting you next Tuesday.

Tonia St.Germain

Master Gardener Plant Sale Leadership Committee
[REDACTED]



FYI attached is a photo of the sign and here are the sign dimensions:
24" W & 18"T and the "Today" measures 12"Wx6"T

Here are the locations we would like to put the signs:

Intersection of Palmer + Jones on Palmer Side

#1 Intersection of Sandwich Road and Route 28

#2 Intersection of Jones Road and Route 28 on the the S&S side.

Palmer & Jones Rd *Palmer Side*
#3 Intersection of ~~Jones Road~~ and Route 28 On the Hospital side

#4 ~~Route 28 headed fo Woods Hole.... just after one turns the corner on the R~~ *Not here* *Historia*

#5 Route 28 & Davisville Road on the CVS side

#6 Intersection of Sandwich Road and Route 151

On Thu, Feb 16, 2023 at 10:08 AM Jonathan Dickinson <jonathan.dickinson@falmouthma.gov> wrote:

Please find link below

<https://www.falmouthma.gov/313/Online-Permitting>

Respectfully,

Jonathan Dickinson

Jonathan Dickinson, MBA
Assistant Zoning Compliance Agent
Town of Falmouth
O:508-495-7468

OPEN SESSION

BUSINESS

9. Request for variance to Sign Code – §184-30 (C) Special Events:
St. Barnabas Church, 91 Main Street **(5 minutes)**

St. Barnabas Episcopal Church:

Request for promotional signs in excess of days permitted under Section 184-30 (C) Special Events of the Sign Code.

Location: St. Barnabas Church, 91 Main Street.

Lawn in front of the church, set back from the street, placed next to the driveway entrance.

Events: Summer at St.B's, Strawberry Festival, Lobster on the Lawn, Christmas Fair, Woods Hole Clothing Sale, Epiphany, Lent, Easter, Pentecost, Advent, Christmas, other special events and worship services. (Exceeds 30 days per calendar year.)

Size: 6' x 10', displayed on temporary 4' x 4' wooden posts (in excess of 32 square feet).

If variance is approved, a sign permit from the Building Department will be required.



February 17, 2023

Ms. Diane S. Davidson, Office Manager/Licensing
Office of the Town Manager and Select Board
Town of Falmouth
59 Town Hall Square, #1
Falmouth, MA 02540

Subject: Sign Variance – Temporary Promotional Signs

Dear Ms. Davidson,

The Parish of Saint Barnabas Falmouth requests approval from the Select Board of a variance to the Town Sign Code Section 184-30 (C) Special Events to display temporary promotional signs in excess of the number of days permitted and for temporary signs in excess of the number of days permitted, and for temporary signs in excess of 32 square feet, as follows:

Location: Saint Barnabas's Memorial Episcopal Church, 91 Main Street
(In front of the church, set back from the street, and placed next to the driveway entrance to the Saint Barnabas's campus.)

Dimensions: 6 ft. x 10 ft, displayed on temporary 4 ft. x 4 ft. wooden posts.

Events: Summer @ StB's, Strawberry Festival, Lobster on the Lawn, Christmas Fair, Woods Hole Clothing Sale, Epiphany, Lent, Easter, Pentecost. Advent, Christmas, and other special events and worship services.

The attractive professionally produced signs are vital to inviting residents of and visitors to the Town of Falmouth to the beautiful church campus, and will not impede or interfere with pedestrian or vehicular traffic. Having the ability to erect tastefully designed signs temporarily on the front lawn of the church that invite and welcome community participation in the offerings of Saint Barnabas 's is critical to sustaining the parish and its diverse ministries.

We respectfully request the Select Board for the Town of Falmouth granting to The Parish of Saint Barnabas Falmouth the requested variance as outlined above.

Very truly yours,

The Rev. W. (Will) H. Mebane, Jr., Rector

OPEN SESSION

BUSINESS

10. Application for a Change of Manager of an All Alcohol Seasonal Club License - Seacoast Shores Assn., Inc., located at 7 Farview Lane, East Falmouth **(5 minutes)**

LICENSE APPLICATION REVIEW

Restaurant/Business: Seacoast Shores

Address: 465 Grand Avenue, Falmouth

License Type: _____

New or Transfer of License _____

or

Change of License Change of Manager

- Police No objection
- Fire No issue
- Building No concerns
- Health _____
- Zoning _____
- Planning _____
- DPW _____
- Assessor _____
- Tax Collector _____
- _____
- _____
- _____

NOTES:



RETAIL ALCOHOLIC BEVERAGES LICENSE APPLICATION
 MONETARY TRANSMITTAL FORM

AMENDMENT-Change of Manager

APPLICATION SHOULD BE COMPLETED ON-LINE, PRINTED, SIGNED, AND SUBMITTED TO THE LOCAL LICENSING AUTHORITY.

ECRT CODE: RETA

Please make \$200.00 payment here: ABCC PAYMENT WEBSITE

PAYMENT MUST DENOTE THE NAME OF THE LICENSEE CORPORATION, LLC, PARTNERSHIP, OR INDIVIDUAL AND INCLUDE THE PAYMENT RECEIPT

ABCC LICENSE NUMBER (IF AN EXISTING LICENSEE, CAN BE OBTAINED FROM THE CITY)

ENTITY/ LICENSEE NAME

ADDRESS

CITY/TOWN STATE ZIP CODE

For the following transactions (Check all that apply):

- | | | | |
|--|---|---|---|
| <input type="checkbox"/> New License | <input type="checkbox"/> Change of Location | <input type="checkbox"/> Change of Class (i.e. Annual / Seasonal) | <input type="checkbox"/> Change Corporate Structure (i.e. Corp / LLC) |
| <input type="checkbox"/> Transfer of License | <input type="checkbox"/> Alteration of Licensed Premises | <input type="checkbox"/> Change of License Type (i.e. club / restaurant) | <input type="checkbox"/> Pledge of Collateral (i.e. License/Stock) |
| <input checked="" type="checkbox"/> Change of Manager | <input type="checkbox"/> Change Corporate Name | <input type="checkbox"/> Change of Category (i.e. All Alcohol/Wine, Malt) | <input type="checkbox"/> Management/Operating Agreement |
| <input type="checkbox"/> Change of Officers/
Directors/LLC Managers | <input type="checkbox"/> Change of Ownership Interest
(LLC Members/ LLP Partners,
Trustees) | <input type="checkbox"/> Issuance/Transfer of Stock/New Stockholder | <input type="checkbox"/> Change of Hours |
| | <input type="checkbox"/> Other <input type="text"/> | | <input type="checkbox"/> Change of DBA |

THE LOCAL LICENSING AUTHORITY MUST SUBMIT THIS APPLICATION ONCE APPROVED VIA THE ePLACE PORTAL

Alcoholic Beverages Control Commission
 95 Fourth Street, Suite 3
 Chelsea, MA 02150-2358



The Commonwealth of Massachusetts
 Alcoholic Beverages Control Commission
 95 Fourth Street, Suite 3, Chelsea, MA 02150-2358
 www.mass.gov/abcc

AMENDMENT-Change of Manager

Change of License Manager

1. BUSINESS ENTITY INFORMATION

Entity Name	Municipality	ABCC License Number
SEACOAST SHORES ASSOCIATES INC	PLANT FALMOUTH, MASSACHUSETTS	00209-CL-0390

2. APPLICATION CONTACT

The application contact is the person who should be contacted with any questions regarding this application.

Name	Title	Email	Phone
JON G ELMBLAD	GENERAL MANAGER	gm@seacoastshoresassociationinc.com	508.540.7411

3A. MANAGER INFORMATION

The individual that has been appointed to manage and control of the licensed business is:

Proposed Manager Name	JON G ELMBLAD	Date of Birth	[REDACTED]
Residential Address	6 OLD CATAUMET PASSAGE, CATAUMET, MA. 02534		
Email	gm@seacoastshoresassociationinc.com	Phone	508.540.7411
Please indicate how many hours per week you intend to be on the licensed premises	50	Last-Approved License Manager	Marisa Veisor

3B. CITIZENSHIP/BACKGROUND INFORMATION

Are you a U.S. Citizen? Yes No *Manager must be U.S. citizen
 If yes, attach one of the following as proof of citizenship US Passport, Voter's Certificate, Birth Certificate or Naturalization Papers.
 Have you ever been convicted of a state, federal, or military crime? Yes No
 If yes, fill out the table below and attach an affidavit providing the details of any and all convictions. Attach additional pages, if necessary, utilizing the format below.

Date	Municipality	Charge	Disposition

3C. EMPLOYMENT INFORMATION

Please provide your employment history. Attach additional pages, if necessary, utilizing the format below.

Start Date	End Date	Position	Employer	Supervisor Name
1/2/2023		GENERAL MANAGER	SEACOAST SHORES ASSOCIATION	DAN FRAWLEY
3/1/2022	11/30/22	GREENSKEEPER	SACCONNESSET GOLF CLUB	BRADY KLEIN

3D. PRIOR DISCIPLINARY ACTION

Have you held a beneficial or financial interest in, or been the manager of, a license to sell alcoholic beverages that was subject to disciplinary action? Yes No If yes, please fill out the table. Attach additional pages, if necessary,utilizing the format below.

Date of Action	Name of License	State	City	Reason for suspension, revocation or cancellation

I hereby swear under the pains and penalties of perjury that the information I have provided in this application is true and accurate:

Manager's Signature  Date February 1, 2023

APPLICANT'S STATEMENT

I, JON G ELMBLAD the: sole proprietor; partner; corporate principal; LLC/LLP manager
Authorized Signatory
of SEACOAST SHORES ASSOCIATION, II
Name of the Entity/Corporation

hereby submit this application (hereinafter the "Application"), to the local licensing authority (the "LLA") and the Alcoholic Beverages Control Commission (the "ABCC" and together with the LLA collectively the "Licensing Authorities") for approval.

I do hereby declare under the pains and penalties of perjury that I have personal knowledge of the information submitted in the Application, and as such affirm that all statements and representations therein are true to the best of my knowledge and belief. I further submit the following to be true and accurate:

- (1) I understand that each representation in this Application is material to the Licensing Authorities' decision on the Application and that the Licensing Authorities will rely on each and every answer in the Application and accompanying documents in reaching its decision;
- (2) I state that the location and description of the proposed licensed premises are in compliance with state and local laws and regulations;
- (3) I understand that while the Application is pending, I must notify the Licensing Authorities of any change in the information submitted therein. I understand that failure to give such notice to the Licensing Authorities may result in disapproval of the Application;
- (4) I understand that upon approval of the Application, I must notify the Licensing Authorities of any change in the ownership as approved by the Licensing Authorities. I understand that failure to give such notice to the Licensing Authorities may result in sanctions including revocation of any license for which this Application is submitted;
- (5) I understand that the licensee will be bound by the statements and representations made in the Application, including, but not limited to the identity of persons with an ownership or financial interest in the license;
- (6) I understand that all statements and representations made become conditions of the license;
- (7) I understand that any physical alterations to or changes to the size of the area used for the sale, delivery, storage, or consumption of alcoholic beverages, must be reported to the Licensing Authorities and may require the prior approval of the Licensing Authorities;
- (8) I understand that the licensee's failure to operate the licensed premises in accordance with the statements and representations made in the Application may result in sanctions, including the revocation of any license for which the Application was submitted; and
- (9) I understand that any false statement or misrepresentation will constitute cause for disapproval of the Application or sanctions including revocation of any license for which this Application is submitted.
- (10) I confirm that the applicant corporation and each individual listed in the ownership section of the application is in good standing with the Massachusetts Department of Revenue and has complied with all laws of the Commonwealth relating to taxes, reporting of employees and contractors, and withholding and remitting of child support.

Signature:

[Handwritten Signature]

Date:

February 1, 2023

Title:

GENERAL MANAGER

OPEN SESSION

BUSINESS

11. Name of Sandwich Road playground **(5 minutes)**



DANIEL W. WEBB/ENTERPRISE

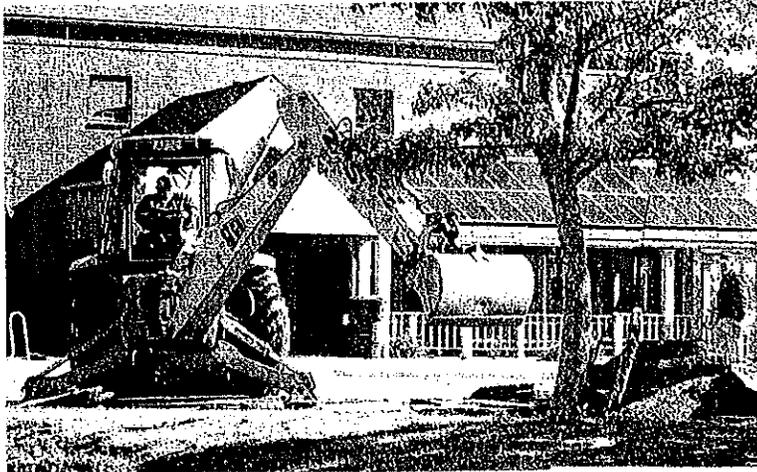
Town officials and sponsors gather for a groundbreaking ceremony for the new playground to be built at the Gus Carty Community Center.

Ground Broken For Rec Center Playground

Groundbreaking ceremonies for a new playground were held Wednesday at Gus Carty Community Center. Tossing a shovelful of dirt to start the project were Robert K. Sheridan, CEO, and

William J. Gaffney Jr, Senior Vice President, from Falmouth Road Race sponsor SBLLI, which donated \$21,000 toward the project. Also on hand were Janet Hassett of Falmouth with her daughter,

Kelly. The Hassett family donated a piece of play equipment, a Mobius climber, to be included in the playground in memory of Barbara Philpott, a family member who died.



DANIEL W. WEBB/ENTERPRISE

A workman begins to dig up the area for the playground at Gus Carty Community Center.

Also present were a number of Falmouth town officials including Selectmen Kevin Murphy, Ahmed Mustafa, and Catherine Bumpus; Assistant Town Administrator Heather Harper; DPW supervisors John Lyons, George Calise, and Brian Dale; Recreation Committee Co-Chairman Sandra Cuny with her husband, engineer Dennis Cuny, Paul Miskovsky of Miskovsky Landscaping Inc., who is donating his services to the project, and Recreation Department Director Helen Kennedy, who spearheaded the project.

Through the joint efforts of the town's engineering, highway, and parks divisions, the project should be complete by November 7.

Mr. Miskovsky will landscape with xeriscaping techniques using beach grass harvested from the garden in front of town hall.

OPEN SESSION

CONSENT AGENDA

1. Licenses

- a. Application for a Change of Manager of a Second-Hand Dealer License – St. Vincent DePaul Thrift – 18A Davisville Road, East Falmouth

LICENSE APPLICATION REVIEW

Restaurant/Business: St. Vincent DePaul Thrift Shop

Address: 18A Davisville Road, East Falmouth

License Type: _____

New or Transfer of License _____

or

Change of License Change of Manager of a Second Hand Dealer License

Police

Background check complete.

Fire

Building

Health

Zoning

Planning

DPW

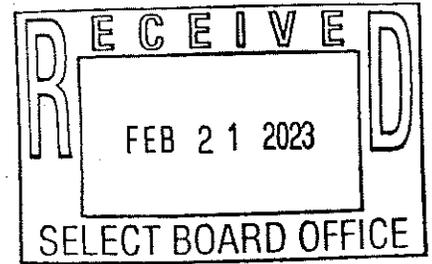
Assessor

Tax Collector



PAID
\$10
ck #1252

Saint Vincent de Paul Thrift Shop
18 A Davisville Road
East Falmouth, MA 02536



January 17, 2023

TO:
Town of Falmouth
Board of Selectmen
59 Town Hall Square
Falmouth, MA 02540

RE: Second Hand Dealer License Annual Renewal

The St. Vincent De Paul Thrift Shop is a 501 (c)(3) charitable organization that has been operating in East Falmouth for the past 3 years under the direction of Mary Markow who currently holds the Second Hand Dealer License for the Thrift Shop. Mary is stepping down to take the position of Bookkeeper and will no longer be the Director of the Shop. I will be succeeding Mary as the new Director of the SVDP Thrift Shop. At our January 10th SVdP Meeting, the leadership of the SVdP Society appointed me to be the new Director effective as soon as my paperwork is approved.

I was instructed to include in my application, a copy of the renewal form with the current Director's information along with a separate application that lists my personal information. In effect we are asking for a renewal of the license with a name change of the Owner/Director. If you have any questions I can be reached at 508-269-1523.

Thank you for your consideration.

Sincerely,

Jeff Morrill, O.D.



TOWN OF FALMOUTH
APPLICATION for SECOND HAND DEALER LICENSE

LICENSE TO SELL, TRADE OR BARTER JUNK, OLD METALS OR SECOND-HAND ARTICLES
 CODE OF FALMOUTH CH. 136

Required fields are outlined in RED

NAME OF OWNER: Jeffrey Morrill

HOME ADDRESS: 204 Acapesket Rd.

TOWN: East Falmouth STATE: MA ZIP CODE: 02536

BUSINESS NAME: St. Vincent de Paul Thrift Shop

D/B/A - if any:

BUSINESS ADDRESS: 18 A Davisville Rd

TOWN: East Falmouth STATE: MA ZIP CODE: 02536

MAILING ADDRESS (if different):

MANAGER - if any: Jeffrey Morrill

FEDERAL ID #:

EMAIL required:

TELEPHONE BUSINESS: 508-540-0505

HOME:

MOTOR VEHICLES – list year, make and license number of each vehicle:

None

TYPE OF GOODS SOLD: Clothing (adult/children), Housewares, Games, Small Furniture,

toys, bicycles, sports equipment, etc.

TAX ATTESTATION: I certify under the penalties of perjury that the information provided in this application is true and that, to my best knowledge, I have filed all state tax returns and paid all state and local taxes as required under law. I understand that Licensees who fail to correct their non-filing or delinquency will be subject to license suspension or revocation:

01/19/2023
 DATE

Jeffrey Morrill
 OWNER / MANAGER / AUTHORIZED AGENT

A Background Check for the Owner of the establishment must be performed annually at the Falmouth Police, Central Records Office within 10 days of submitting this application, call 774-255-4527 for hours & details.

Total License fee payable to Town of Falmouth: \$65.00

OPEN SESSION

CONSENT AGENDA

1. Licenses

- b. Application for a Special One-Day Wine & Malt Liquor License – Barnstable County Agricultural Society – Barnstable County Fair – Cape Cod Fairgrounds, 1220 Nathan Ellis Highway, East Falmouth – Monday, 7/17/23 – Sunday, 7/23/23

Date: 3/13/23

ONE-DAY LIQUOR LICENSE APPLICATION REVIEW FORM

Applicant: Barnstable County Agricultural Commission

Event: Barnstable County Fair

Location: Cape Cod Fairgrounds - 1220 Nathan Ellis Hwy., E. Falmouth

Date: Monday, 7/17 - Sunday, 7/23/23 **Time:** 12:00 noon - 10:00 p.m.

License Type: Wine & Malt Beverages or All Alcoholic Beverages

Application sent to the departments, indicated below, for comment:

- | | |
|--|---|
| <input checked="" type="checkbox"/> Police | <u>Good with this request.</u> |
| <input checked="" type="checkbox"/> Fire | <u>No concerns.</u> |
| <input checked="" type="checkbox"/> Health | <u>No issue.</u> |
| <input type="checkbox"/> Building | <u>_____</u> |
| <input checked="" type="checkbox"/> Communications | <u>Supports the recommendations of Police and Fire.</u> |
| <input checked="" type="checkbox"/> Recreation | <u>All set.</u> |
| <input type="checkbox"/> _____ | <u>_____</u> |

NOTES: _____



PAID
\$185.00 CK# 19110



APPLICATION

SPECIAL ONE-DAY LIQUOR LICENSE FOR THE SALE OF ALCOHOLIC BEVERAGES
M.G.L.A. CHAPTER 138, SECTION 14

NAME OF APPLICANT: **Barnstable County Agricultural Society**

ADDRESS OF APPLICANT: **1220 Nathan Ellis Highway**

East Falmouth **MA** **02536**
TOWN STATE ZIP CODE

NAME OF ORGANIZATION: **Barnstable County Agricultural Society**

MAILING ADDRESS: **1220 Nathan Ellis Highway, East Falmouth, MA 02536**

TELEPHONE #: **508-563-3200** EMAIL: **wendy@barnstablecountyfair.org**

LOCATION TO BE LICENSED-ADDRESS: **1220 Nathan Ellis Highway**

East Falmotuh **MA** **02536**
TOWN STATE ZIP CODE

EVENT TITLE: **Barnstable County Fair** APPROXIMATE # OF PEOPLE: **5000**

DATE(S) OF EVENT: **7/17-7/23-2023** HOURS OF EVENT: **Noon-10PM**

AUTHORIZED MANAGER OF ESTABLISHMENT EVENT: **Wendy Brown**

TYPE OF LICENSE:
1. WINE & MALT FOR PROFIT
2. ALL ALCOHOLIC NON-PROFIT ORGANIZATIONS ONLY NON-PROFIT

REQUIREMENTS check list:

1. Submit in a separate note or letter a narrative overview of the event including a description of the premises, food service, and security
2. Certificate of non-profit status (if your organization is non-profit)
3. Certificate of liquor liability insurance; 1 MILLION PER OCCURANCE - \$2 MILLION AGGREGATE *To come*
4. Certificate of TIPS or other alcohol safety training for all persons handling alcohol *To come*
5. Floor plan of area where alcohol will be served, consumed, and securely stored and how this will be separated from public areas (roping, fences, etc.)
6. Temporary Food Permit (Health Department) *N/A*

1/23/2023

DATE

Wendy Brown

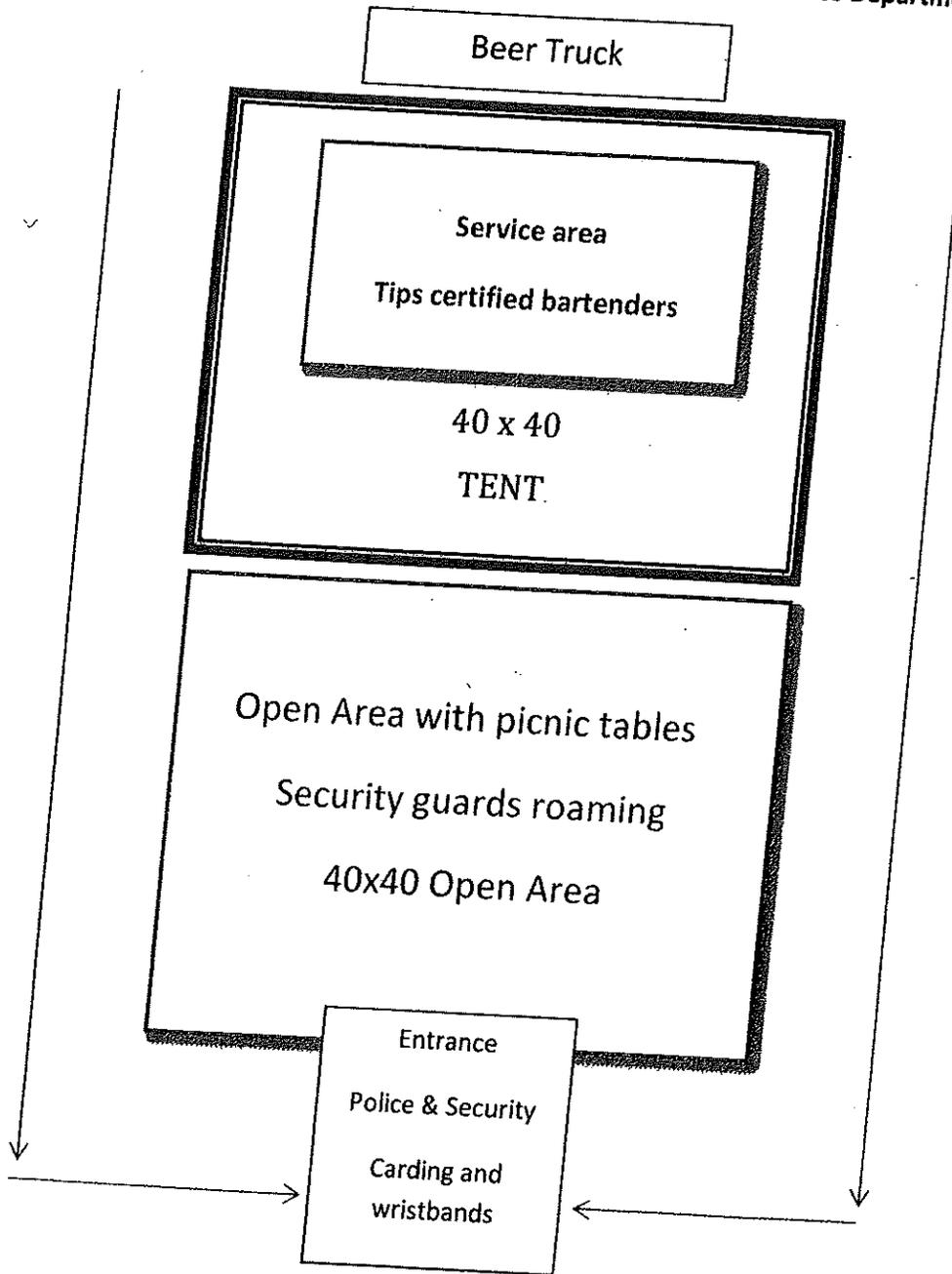
APPLICANT SIGNATURE

FEE: \$25.00 PER DAY

\$10.00 FILING FEE

Barnstable County Fair

This layout and procedures were what we agreed upon with the Police Department



Arrows represent a fencing that is a 8 foot barrier so no beer can be passed. Security will card person who is drinking and they will be wristbanded and hand stamped. Person can only purchase one beer at a time. When person purchases beer his wristband will be hole punched. There is a two beverage maximum per person per day. The hand stamp will allow us to know that person has already been in.

OPEN SESSION

CONSENT AGENDA

1. Licenses

- c. Application for three Special One-Day Wine and Malt Beverages Licenses – Fresh Pond Holy Ghost Society – 408 Carriage Shop Road, East Falmouth – Saturday, 5/28/23; Saturday, 6/24/23 and Sunday, 6/25/23; and Saturday, 8/19/23

LICENSE APPLICATION REVIEW

Restaurant/Business: Fresh Pond Holy Ghost Society

Address: 408 Carriage Shop Road, East Falmouth

License Type: _____

New or Transfer of License Special One-Day Wine & Malt Beverages Licenses

or

Change of License _____

- Police No objection
- Fire No issues
- Building _____
- Health _____
- Zoning _____
- Planning _____
- DPW _____
- Assessor _____
- Tax Collector _____
- _____
- _____
- _____

NOTES:

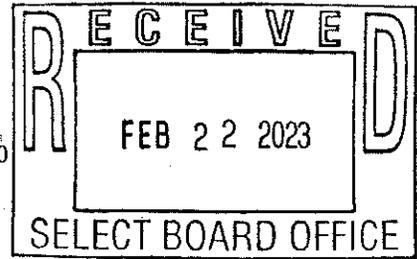
The applications are for three weekends in Summer 2023:
Saturday, May 28th from Noon to 7:00 pm
Saturday, June 24th from 4:00 pm to 11:00 pm & Sunday; June 25th, Noon to 7:00 pm
Saturday, August 19th from 4:00 to 11:00 pm

PAID
\$10

Filing Fee CASH

TOWN OF FALMOUTH

Office of the Town Manager & Selectmen
59 Town Hall Square, Falmouth, Massachusetts 02540
Telephone (508) 495-7320



**APPLICATION
SPECIAL ONE-DAY LIQUOR LICENSE
FOR THE SALE OF ALCOHOLIC BEVERAGES
M.G.L.A. CHAPTER 138, SECTION 14**

NAME OF APPLICANT: William R Valadao

ADDRESS OF APPLICANT: 395 Sandwich Rd E Falmouth MA 02536

NAME OF ORGANIZATION: Fresh Pond Holy Ghost Society

MAILING ADDRESS: P.O. Box 2204 TERTUCKET MA 02536

TELEPHONE #: _____

EMAIL: _____

LOCATION TO BE LICENSED: 405 CARRAGE SHOP RD E FALMOUTH MA

TYPE OF EVENT: Portuguese Festival

DATE(S) OF EVENT: Sunday May 28th

HOURS OF EVENT: Noon to 7pm

APPROXIMATE # OF PEOPLE: 200-250

TYPE OF LICENSE:

1. WINE & MALT X NON-PROFIT _____ FOR PROFIT X

2. ALL ALCOHOLIC _____ NON-PROFIT ONLY

- REQUIREMENTS:**
1. Provide a narrative overview of the event being applied for
 2. Certificate of non-profit status (if your organization is non-profit)
 3. Certificate of liquor liability insurance
 4. Certificate of TIPS or other alcohol safety training
 5. Floor plan of area where alcohol will be served and consumed, and security plan
 6. Application for Temporary Food Permit (Health Department)

AUTHORIZED MANAGER/OFFICER OF ESTABLISHMENT William R Valadao
(PRINT NAME)

DATE 2-22-23 William Valadao
APPLICANT SIGNATURE

FEE: \$25.00 PER DAY
\$10.00 FILING FEE

BOARD OF SELECTMEN

TOWN OF FALMOUTH
Office of the Town Manager & Selectmen
59 Town Hall Square, Falmouth, Massachusetts 02540
Telephone (508) 495-7320

APPLICATION
SPECIAL ONE-DAY LIQUOR LICENSE
FOR THE SALE OF ALCOHOLIC BEVERAGES
M.G.L.A. CHAPTER 138, SECTION 14

NAME OF APPLICANT: William R Valvano
ADDRESS OF APPLICANT: 395 Sandwich Rd E Falmouth MA 02536
NAME OF ORGANIZATION: Fresh Pond Holy Ghost Society
MAILING ADDRESS: PO Box 2204 Falmouth MA 02536
TELEPHONE #: _____
EMAIL: _____
LOCATION TO BE LICENSED: 405 Carriage Shop Rd E Falmouth MA
TYPE OF EVENT: Portuguese Festival
DATE(S) OF EVENT: Sat June 24 & Sunday June 25th
HOURS OF EVENT: 4PM - 11PM NOON TO 7PM
APPROXIMATE # OF PEOPLE: 200-250 200-250

TYPE OF LICENSE:

1. WINE & MALT NON-PROFIT _____ FOR PROFIT
2. ALL ALCOHOLIC _____ NON-PROFIT ONLY

REQUIREMENTS:

1. Provide a narrative overview of the event being applied for
2. Certificate of non-profit status (if your organization is non-profit)
3. Certificate of liquor liability insurance
4. Certificate of TIPS or other alcohol safety training
5. Floor plan of area where alcohol will be served and consumed, and security plan
6. Application for Temporary Food Permit (Health Department)

AUTHORIZED MANAGER/OFFICER OF
ESTABLISHMENT

DATE 2-22-23

William R Valvano
(PRINT NAME)

[Signature]
APPLICANT SIGNATURE

FEE: \$25.00 PER DAY
\$10.00 FILING FEE

BOARD OF SELECTMEN

TOWN OF FALMOUTH

Office of the Town Manager & Selectmen
59 Town Hall Square, Falmouth, Massachusetts 02540
Telephone (508) 495-7320

APPLICATION
SPECIAL ONE-DAY LIQUOR LICENSE
FOR THE SALE OF ALCOHOLIC BEVERAGES
M.G.L.A. CHAPTER 138, SECTION 14

NAME OF APPLICANT: William R Valvano
ADDRESS OF APPLICANT: 395 Sandwich Rd E Falmouth MA
NAME OF ORGANIZATION: Fresh Pond Holy Ghost Society
MAILING ADDRESS: P.O. Box 2204 Falmouth MA 02536
TELEPHONE #: _____
EMAIL: _____
LOCATION TO BE LICENSED: 478 Linnings Loop Rd E Falmouth
TYPE OF EVENT: Portuguese Festival
DATE(S) OF EVENT: SAT Aug 19th
HOURS OF EVENT: 4PM - 11PM
APPROXIMATE # OF PEOPLE: 200 - 250

TYPE OF LICENSE:
1. WINE & MALT NON-PROFIT FOR PROFIT
2. ALL ALCOHOLIC NON-PROFIT ONLY

- REQUIREMENTS:
1. Provide a narrative overview of the event being applied for
 2. Certificate of non-profit status (if your organization is non-profit)
 3. Certificate of liquor liability insurance
 4. Certificate of TIPS or other alcohol safety training
 5. Floor plan of area where alcohol will be served and consumed, and security plan
 6. Application for Temporary Food Permit (Health Department)

AUTHORIZED MANAGER/OFFICER OF ESTABLISHMENT _____
DATE 2-22-23 _____
(PRINT NAME) William R Valvano
APPLICANT SIGNATURE [Signature]

FEE: \$25.00 PER DAY
\$10.00 FILING FEE

BOARD OF SELECTMEN

OPEN SESSION

CONSENT AGENDA

2. Administrative Orders

- a. Vote to approve 2023-2024 Shellfish Resource Management Regulations

Shellfish Division 2023-2024 Annual

Shellfish Resource

Management

Regulations

TOWN OF FALMOUTH

**OYSTER REGULATIONS
2023-2024 SEASON**

Family/Recreational: Between **October 1, 2023 and March 31, 2024**, both dates inclusive, not more than (10) quarts of oysters per week may be taken from areas open to the taking of shellfish. Seed oysters (less than 3" in length) must be culled from the shells of adult oysters at the harvest site. After shucking, oyster shells must be returned to the harvest site or to the shell collection site located at the Falmouth DPW (416 Gifford Street), on the right leading up the hill. *Recreational harvesters are not required to have completed Vibrio training to harvest from areas between October 1, 2023 and October 19, 2023.*

Commercial: Between **October 20, 2023 and March 31, 2024**, both dates inclusive, commercial harvest of oysters shall be limited to no more than (2) level town-approved containers per day. Commercial fishing is allowed on **Tuesdays, Thursdays and Saturdays only**. Culling of seed oysters from the shells of adult oysters must take place at the harvest site.

TOWN OF FALMOUTH

2023-2024 FAMILY PERMIT SCALLOP REGULATIONS

Pursuant to MGL Chapter 130, Section 52, the following regulations for the taking of scallops by Falmouth Permit Holders effective **OCTOBER 1, 2023 through MARCH 31, 2024** are hereby adopted:

1. Scallop season will open for all FAMILY shellfish permit holders on **October 1, 2023** throughout the town including areas "Closed to Shellfishing" for quahogs, clams, oysters and mussels.
2. Skin diving using mask, snorkel and fins may be used in any area.
3. Scuba diving with air tanks is allowed in Megansett Harbor, with the exception of the "Family Shellfishing Area, Buzzards Bay, Great Harbor Woods Hole and Vineyard Sound from shore only.
4. Skin and Scuba divers shall display a diver's flag.
5. Scallop boats shall not position themselves between the shoreline and any diver's flag. While towing scallop dredges, all boats shall remain outside a 100-foot radius of any dive flag.
6. Dredging is prohibited in West Falmouth harbor and all family shellfish areas.
7. Beginning on **November 1, 2023 until November 30, 2023**, dredging will be permitted in marked navigational channels except on the Atlantic Oyster grant in Seapit River and West Falmouth Harbor. Great Harbor and Little Harbor Woods hole will open for dredging on November 1, 2018.
8. FAMILY CATCH LIMIT: (1) bushel per week of bay scallops.
9. Dredges are limited to 3-foot width and two dredges per boat. Dredges must have two-inch or larger rings in the construction of the bag. Boats shall be limited to two permit holders per boat.
10. All bay scallops taken from Falmouth waters shall be landed in Falmouth. Scallops may not be shucked prior to landing.
11. The use of dredges shall be prohibited in any Family Shellfish Area.

TOWN OF FALMOUTH

2023-2024 COMMERCIAL SCALLOP REGULATIONS

Pursuant to MGL Chapter 130, Section 52, the following regulations for the taking of scallops by Falmouth Permit Holders effective **OCTOBER 1, 2023 through MARCH 31, 2024** are hereby adopted:

1. No Commercial Scallop Fishing on Sundays.
2. Skin diving using mask, snorkel and fins may be used in any area.
3. Scuba diving with air tanks is allowed in Buzzard Bay, Megansett Harbor, Vineyard Sound and Great Harbor Woods Hole from shore only.
4. Skin and Scuba divers shall display diver's flag and commercial divers shall display their permit numbers in 3" numbers on their dive flag.
5. Scallop boats shall not position themselves between the shore and diver's flags. While towing scallop dredges, all boats shall remain outside a 100-foot radius of any dive flag.
6. Commercial season opens on **October 1, 2023** in Buzzards Bay, Vineyard Sound and Great Harbor Woods Hole. All other areas to include Waquoit Bay and West Falmouth Harbor shall open on Monday, **October 4, 2023** to commercial scalloping. Commercial permit holders may take (1) bushel per week in coastal ponds from **October 1, 2023 until October 8, 2023**.
NOTE: Family shellfish areas are not open to commercial shellfishing of any species.
7. Beginning on **November 1, 2023 until November 30, 2023** dredging will be permitted in marked navigational channels, except in the Seapit River on the Atlantic Oyster Shellfish grant and in West Falmouth Harbor. Dredging of scallops in Great Harbor and Little Harbor Woods Hole shall be permitted from **November 1, 2023 to March 31, 2024**.
8. COMMERCIAL CATCH LIMIT: **October 1 through October 31st**, (1) bushel per week. Beginning on **November 1st**, five (5) bushels per open days in coastal ponds. Beginning **October 1st**, the limit is ten (10) bushels per open day in the waters of Vineyard Sound, Megansett harbor and Buzzards Bay.
9. Dredges are limited to 3-foot width and two dredges per boat except in the waters of Vineyard Sound, Megansett Harbor and Buzzards Bay where 1 dredge not exceeding 5 feet in width is permitted in place of the 2 three foot dredges. Dredges must have two inch or larger rings in the construction of the bag. Boats shall be limited to two permit holders per boat.
10. All bay scallops taken in Falmouth waters shall be landed in Falmouth. Scallops may not be shucked prior to landing.
11. Scallop shells may not be discarded in the water at any town landing.

TOWN OF FALMOUTH

Openings and Closings of Areas for Shellfish Resource Management

SOUTHERN BOURNES POND SC-13

The waters of Southern Bourne's Pond (Family Area) shall open **May 1, 2023** and shall be closed for restocking on **November 7, 2023**.

WEST FALMOUTH HARBOR FAMILY AREA BB-54

The waters of the West Falmouth Harbor Family Area shall be closed for shellfish stocking from sunset on **March 20, 2023** until sunrise on **October 1, 2023** or until the MA DMF deems water quality is acceptable, whichever date is later.

TOWN OF FALMOUTH

Signed Falmouth Select Board

March 13, 2023

OPEN SESSION

CONSENT AGENDA

2. Administrative Orders

- b. Vote to approve Intermunicipal Agreement with Town of Brewster for sale of oyster seed



MARINE & ENVIRONMENTAL SERVICES
TOWN OF FALMOUTH
180 SCRANTON AVENUE, FALMOUTH, MA 02540
TEL: (508) 457-2550 • FAX: (508) 467-2525

To:	Falmouth Select Board
From:	Chuck Martinsen, Deputy Director MES
Date:	March 9, 2023
Re:	Intermunicipal Agreement for Sale of Shellfish to Town of Brewster

Falmouth's unique oyster propagation methodology allows for more oysters to be grown than are needed to support the Town's fishery. This surplus of oysters can be made available for sale to other communities, with the sale monies continuing to support Falmouth's shellfish propagation by future purchase of shellfish seed.

In recent years, the Town of Falmouth has provided shellfish to other communities through a sealed bid process. Proceeds of shellfish sales in the past has gone into a revolving account which is used to purchase future shellfish seed. Because we are a municipal operation, the Massachusetts Division of Marine Fisheries only allows our shellfish to be sold to other government agencies.

This past fall Falmouth was approached by the Barnstable County Cooperative Extension about further developing the sales of shellfish to other communities, based on interest from other towns. The Cooperative Extension requested that Falmouth develop an intergovernmental document to manage the sales of shellfish in the future in place of the previously used sealed bid process.

I am including a draft of a proposed intermunicipal agreement with the Town of Brewster for the sale of surplus intermediate oysters, which has been reviewed and approved by Attorney O'Keefe. The Town of Brewster has reviewed and approved this intermunicipal agreement. MES seeks the Falmouth Select Board's approval for this agreement.

Thank you very much in advance for your time on this matter.

**Intermunicipal Agreement
Shellfish Sales and Purchase
Terms and Conditions by and between the following:**

**Marine & Environmental Services
Town of Falmouth
59 Town Hall Square
Falmouth, MA 02360**

**Natural Resources
Town of Brewster
2198 Main Street
Brewster, MA 02631**

THIS INTERMUNICIPAL AGREEMENT is made pursuant to General Laws Chapter 40 §4A, this _____ day of _____, 20____ by and between the Town of Falmouth ("Falmouth") and the Town of Brewster (the "Town"), collectively the "Parties".

The Intermunicipal Agreement ("Agreement") Terms and Conditions and any agreed upon changes thereto included in any Amendments shall take precedence over any additional or conflicting terms and conditions as may be included in any other document attached hereto.

NOW THEREFORE, Falmouth and the Town do mutually agree as follows:

1. **Employment of Falmouth.** Falmouth hereby agrees to perform the services hereinafter set forth in the Scope of Services and the Town agrees to pay for said services as set forth below.
2. **Scope of Services.** Falmouth shall perform the scope of services to the Town in the sale of intermediate oyster seed.
 - A. Falmouth will provide pathology reports and growing area history for sold oyster seed.
 - B. All oysters sold will have been grown in classified Approved areas, per Massachusetts Division of Marine Fisheries.
 - C. Falmouth will provide size data for sold oyster seed.
 - D. Falmouth bears no responsibility of mortality of oyster seed after delivery.
3. **Amendments.** Any amendment to this Agreement must be made and approved in writing by Falmouth and the TOWN.
4. **Time of Performance.**

_____ **Start Date**

_____ **End Date**

5. **Notification of availability.** Falmouth shall notify the Town of the availability of desired quantities of oyster seed by _____ day of _____, 20____.
6. **Pickup of oyster seed.** Oyster seed will be picked up by the Town by the 24th day of March, 2023.
7. **Responsible Officials:** The Falmouth Official and Department exercising managerial control for this Contract shall be: Falmouth Marine & Environmental Services

8. Payment:

A. The Town shall compensate Falmouth for the services rendered at the rate of:

\$ 0.17 per oyster

B. In no event shall Falmouth be reimbursed for time other than that spent providing the described service(s).

C. Payment will be made to "Town of Falmouth - Shellfish Revolving Account" upon submittal and approval of Falmouth's Invoice(s).

Upon acceptance of Falmouth's invoice, payment will be made within thirty (30) days. If an invoice is not accepted by the Town within fifteen (15) days, it shall be returned to Falmouth with a written explanation for the rejection. At the end of each fiscal year, Falmouth must submit any outstanding invoices for services performed or delivered during the fiscal year (July 1-June 30) to the Town no later than July 31st of the year when the services were performed. Falmouth shall submit invoices within sixty (60) days of completing the work.

9. Termination or Suspension of Agreement for Cause. If through any sufficient cause, Falmouth shall fail to fulfill or perform its duties and obligations under this Agreement, or if either party shall violate or breach any of the provisions of this Agreement, either party shall thereupon have the right to terminate or suspend this Agreement, by giving written notice to the other party of such termination or suspension and specifying the effective date thereof. Such notice shall be given at least fifteen (15) calendar days before such effective date.

10. Termination for Convenience of the Town. The Town shall have the right to discontinue the work of Falmouth and cancel this Agreement by written notice to Falmouth of such termination and specifying the effective date of such termination. In the event of such termination or suspension of this Contract, Falmouth shall be entitled to just and equitable compensation for satisfactory work completed, for services performed and for reimbursable expenses necessarily incurred in the performance of this Contract up to and including the date of termination or suspension.

11. Indemnification. FALMOUTH and the Town agree that each shall be responsible for their own insurance and that neither party is entitled to indemnification or defense from the other.

12. Employee liability. The Parties agrees that employees of Falmouth shall not be held personally or contractually liable by or to the Town under any term or provision of this Contract because of any breach thereof.

13. Choice of Law. This Contract shall be construed under and governed by the laws of the Commonwealth of Massachusetts. The Town and the agents thereof, agree to bring any federal or state legal proceedings arising under this Contract, in which Falmouth are a party, in a court of competent jurisdiction within the Commonwealth of Massachusetts. This paragraph shall not be construed to limit any rights a party may have to intervene in any action, wherever pending, in which the other is a party. All parties to this contract and covenant agree that any disputes be litigated in the District or Superior courts in Barnstable County.

14. Force Majeure. Neither party shall be liable to the other nor be deemed to be in breach of this Contract for failure or delay in rendering performance arising out of causes factually beyond its control and without its fault or negligence. Such causes may include but are not limited to: acts of God or the public enemy, wars, fires, floods, epidemics, strikes, or unusually severe weather. Dates or times of performance shall be extended to the extent of delays excused by this section, provided that the party whose performance is affected notifies the other promptly of the existence and nature of such delay.

15. **Headings, Interpretation and Severability.** The headings used herein are for reference and convenience only and shall not be a factor in the interpretation of the Contract. If any provision of this Contract is declared or found to be illegal, unenforceable, or void, then both parties shall be relieved of all obligations under that provision. The remainder of the Contract shall be enforced to the fullest extent permitted by law.

16. **Amendments.** Falmouth may, from time to time, require changes in the Scope of Services to be performed hereunder. Such changes, including any increase or decrease in the amount of Falmouth costs, which are mutually agreed upon by Falmouth and the Town, shall be incorporated in written amendments to this Contract.

17. **Entire Agreement.** The Parties understand and agree that this Contract and its attachments or amendments (if any) constitute the entire understanding between the Parties and supersede all other verbal and written agreements and negotiations by the Parties relating to the services under this Contract.

18. **Notice.** Unless otherwise specified, any notice hereunder shall be in writing addressed to the persons and addresses indicated below (Name, postal address, phone, email address):

To Falmouth: _____

To the Town: _____

IN WITNESS WHEREOF, Falmouth and the Town have executed this Agreement this date: _____

FOR Falmouth

FOR the Town :

Marine & Environmental Services
Town of Falmouth

Date

OPEN SESSION

CONSENT AGENDA

2. Administrative Orders

- c. Vote to approve Falmouth Human Services Committee's request to reduce committee membership to 7 (from 9)

Diane Davidson

From: Suzie Hauptmann
Sent: Monday, March 6, 2023 3:21 PM
To: Kerin Delaney; Nancy Taylor; Peter Johnson-Staub
Cc: Diane Davidson; Deb Berglin
Subject: RE: Human Services Committee

Thank you Kerin – and if I could add....that the Committee voted in support of this reduction at the February meeting.
Regards,

Suzie Hauptmann, LICSW, Director

pronouns: she/her

**Falmouth
Human
Services**
COUNSELING • OUTREACH
REFERRAL • CONSULTATION



65A Town Hall Square, Falmouth, MA 02540

Phone 508-548-0533 ext. 7671

Fax 508-540-7454

www.falmouthma.gov/human-services

The information contained in this transmission may contain privileged and confidential information, and is intended for the sole use of the addressee. If you are not the intended recipient, you are advised that any disclosure, distribution or copying of this email is strictly prohibited. Please notify the sender by reply email that you received this email by mistake and delete the original message from your system. Please be aware that emails sent to and from Falmouth Human Services are not encrypted. Therefore, the security of any information you send to us via email cannot be guaranteed.

From: Kerin Delaney <KerinD@falmouthservicecenter.org>
Sent: Monday, March 6, 2023 3:18 PM
To: Nancy Taylor <nancy.taylor@falmouthma.gov>; Peter Johnson-Staub <peter.johnson-staub@falmouthma.gov>
Cc: Diane Davidson <diane.davidson@falmouthma.gov>; Deb Berglin <dkberglin@gmail.com>; Suzie Hauptmann <suzie.hauptmann@falmouthma.gov>
Subject: Human Services Committee

Dear Nancy, Peter and members of the Select Board,

The Human Services Committee is one of the largest Falmouth Committees (at 9 members). For several years, the committee has struggled to fill all 9 spots on the committee. We currently have only 5 committee members and we need to have all five attend in order to have a quorum. As a result, if even one of the members is absent or has to work late, we don't have quorum and can't meet.

We respectfully ask for the committee membership be lowered to 7, so that we may conduct the important work of the committee in a consistent and ongoing way. We feel confident that we can maintain the committee membership, at a level that can meet quorum (which would then be 4), at seven members.

Please let us know how we best move forward with this request.

Respectfully,
Kerin Delaney, Co-chair
Deb Berlin, Co-chair

Kerin Delaney

Executive Director

Falmouth Service Center

611 Gifford Street

Falmouth, MA 02540

508-548-2794

www.falmouthservicecenter.org



OPEN SESSION

CONSENT AGENDA

2. Administrative Orders

- d. Vote to approve submittal of application to the Commonwealth of Massachusetts for downtown



Town of Falmouth

Planning Department

59 Town Hall Square, Falmouth, MA 02540

(508) 495-7440 planning@falmouthma.gov

To: Peter Johnson-Staub, Interim Town Manager

From: Jed Cornock, Town Planner

Date: March 9, 2023

RE: Community One Stop for Growth Grant Program – Downtown Parking Management Plan

With the approval of the Select Board, the Planning Department would like to pursue grant funding through the Community One Stop for Growth (One Stop) Grant Program to develop a Downtown Parking Management Plan. Specifically, the town would be seeking grant funds through the One Stop's FY24 round of funding to hire a consultant to complete this plan in the Spring/Summer of 2024.

Created in 2021, the One Stop program is a single application portal and collaborative review process for a series of state grant programs, aimed at streamlining the experience for the applicant and better coordinating the review process. It incorporates commonly known grant programs such as the Mass Works Infrastructure Program and the Massachusetts Downtown Initiative, as well as other programs such as the Rural and Small Town Development Fund and the Commonwealth Places program. Altogether, for the FY24 round, the One Stop program includes a total of 12 individual grant programs offering a variety of options for communities in the Commonwealth.

The first step in the process is to complete and submit an optional, but highly recommended, Expression of Interest (EOI). This short form allows an applicant to submit project ideas for feedback and guidance from the Executive Office of Housing and Economic Development (EOHED) and its partner agencies prior to filing an official application.

To that end, attached for review is Falmouth's Downtown Parking Management Plan Expression of Interest. If approved, the Planning Department will need to submit all of the information on the form in the One Stop program's online portal by March 17, 2023 for consideration of FY24 funding.

COMMUNITY ONE STOP FOR GROWTH – FY23 APPLICATION TEMPLATE

This template is provided as a guide for reference purposes only. All proposals and applications must be submitted electronically through the program's online application portal

EXPRESSION OF INTEREST (Optional)

The purpose of this Expression of Interest is to give interested applicants an opportunity to articulate their overall goals, objectives, and preparedness as they relate to growth through community economic development. When completing the form, consider all of the funding requests that may be made in the full application. Forms submitted by the posted deadline will be reviewed by the state's economic development partner agencies, who can provide feedback and guidance for the best path forward for each project.

SECTION 1. Prospective Applicant & Project Information

1.1 Primary Location: (Select from drop-down)

EOHED Region	<i>(auto-filled)</i>	MassDOT District	<i>(auto-filled)</i>	Rural or Small Town	<i>(auto-filled)</i>
MDFA Regional Office	<i>(auto-filled)</i>	Gateway City	<i>(auto-filled)</i>	Housing Choice	<i>(auto-filled)</i>
Regional Planning Agency	<i>(auto-filled)</i>	MVP Community	<i>(auto-filled)</i>	MBTA Community	<i>(auto-filled)</i>

1.2 Organization Type: (Select from following drop-down options)

Public Entity:

- Municipality
- Public Housing Authority
- Redevelopment Authority
- Regional Planning Agency
- Quasi-Governmental Agency
- Water or Sewer District

Non-Public Entity:

- Community Development Corporation
- Non-Profit Organization
- For-Profit Organization

1.3 Applicant Organization Name: Town of Falmouth

1.4 Applicant Organization Legal Address: 59 Town Hall Square

1.5 City/Town: Falmouth 1.6 State: MA 1.7 Zip Code: 02540

1.8 CEO Name: Peter Johnson-Staub 1.9 CEO Title: Interim Town Manager

1.10 CEO Tel.: 508-495-7320 1.11 CEO Email: peter.johnson-staub@falmouthma.gov

1.12 Project Contact Name (if different): Jed Cornock

1.13 Project Contact Title: Town Planner

1.14 Contact Tel: 508-495-7481 1.15 Contact Email: jed.cornock@falmouthma.gov

COMMUNITY ONE STOP FOR GROWTH – FY23 APPLICATION TEMPLATE

This template is provided as a guide for reference purposes only. All proposals and applications must be submitted electronically through the program's online application portal.

- 1.16 Organization Description – Describe your organization's structure, including staff capacity, and economic development goals.
Falmouth is the second largest town both in population and area in Barnstable County with over 32,000 year-round residents as of the 2020 Decennial Census and 44 square miles that encompasses approximately 70 miles of coastline. Falmouth has a representative Town Meeting form of government and an administrative structure including a Selectboard and Town Manager. This grant would be overseen by the Planning Department which has two employees (Town Planner and Community Development Planner) who manage the larger planning projects and any associated grant funding. The Planning Department reports directly to the Town Manager, who in turn reports directly to the Selectboard. Like many Cape Cod communities, Falmouth has a number of local businesses, especially in the downtown area, that rely on the revenue from the summer tourist season. Supporting those businesses while encouraging other emerging sectors is key to ensuring that the local economy is sustainable, resilient, and adaptable. As outlined in the town's 2016 Local Comprehensive Plan, economic development policies that support this request are Policy #1: Falmouth shall foster a supportive climate for businesses, institutions, and the arts to thrive, and Policy #2: Falmouth, working in partnership with Barnstable County, the Commonwealth, and the federal government, shall provide the necessary infrastructure to meet the needs of the local and regional economy. This request will provide the town with a better understanding of the downtown parking demand and utilization, position the town to assist local businesses on Main Street where parking demand is highest, and provide insights on how the Town might move forward with short- and long-term infrastructure improvements.
- 1.17 Indicate any applicable certifications and/or classifications for this organization (*For Non-Public Entities Only*):
- | | |
|---|--|
| <input type="checkbox"/> Women-Owned Business Enterprise | <input type="checkbox"/> LBGTQ-Owned Business Enterprise |
| <input type="checkbox"/> Minority-Owned Business Enterprise | <input type="checkbox"/> Disability Business Enterprise |
| <input type="checkbox"/> Disadvantaged Business Enterprise | <input type="checkbox"/> N/A |
| <input type="checkbox"/> Veteran-Owned Business Enterprise | |

SECTION 2 (P): Priority Projects / Initiatives – Describe the top priority projects or initiatives that the applicant intends to submit in a One-Stop application for grant consideration. Describe the projects, areas, and/or sites and indicate the types of funding sought, even if unsure about the specific sources. This section is meant to provide state reviewers with insight into the prospective projects.

Project / Initiative One

- P1.1 Name of Project/Initiative: Falmouth Downtown Parking Management Plan
- P1.2 Based on the descriptions outlined for the One Stop's [Development Continuum](#), what is the primary funding you would like to explore for this project/initiative:
- | | |
|---|---|
| <input type="checkbox"/> Community Activation and Placemaking | <input type="checkbox"/> Building |
| <input checked="" type="checkbox"/> Planning and Zoning | <input type="checkbox"/> Infrastructure |
| <input type="checkbox"/> Site Preparation | <input type="checkbox"/> Not sure |

COMMUNITY ONE STOP FOR GROWTH – EXPRESSION OF INTEREST

- P1.3 Project Description – Provide a concise description of the project. For site specific projects, please provide an address and the ownership status of the site.
The Town of Falmouth is seeking to develop a Downtown Parking Management Plan that will evaluate the downtown area’s current parking system, quantify parking usage, identify current and future needs, and provide recommendations for future improvements. The main objectives of the study are to develop an inventory of all existing on-street and off-street parking, understand current trends and future demand, and identify opportunities for the Town to improve the current parking experience and implement alternative options for future economic vitality.
- P1.4 Project Goals – Explain how the anticipated outcomes of the project will catalyze community/economic development.
As a coastal community on Cape Cod, the town experiences a tremendous influx of residents and visitors during the summer months. These folks are typically looking to enjoy the town’s beaches, patronize the local businesses and restaurants, and visit the many attractions Cape Cod has to offer. This project will help support those local businesses, attractions, and restaurants by providing the town with the information necessary to ensure adequate and accessible parking for all users. Lastly, because Barnstable County has the oldest population in Massachusetts with 30.6% of its population over the age of 65, the town is committed to providing an ample supply of accessible parking as many of those folks have mobility challenges which limit how far parking can be located from the main shopping area.
- P1.5 Budget Estimate – Approximately how much funding do you anticipate requesting from the One Stop for Growth? *Please note that you may change your budget request when completing the Full Application.* \$25,000
- P1.6 What would you use the One Stop funding for? If possible, indicate specific scope of work and your anticipated expenses associated with the project.
The Town would use the One Stop funding to hire a consultant to develop a Downtown Parking Management Plan. Specifically, this plan would evaluate the downtown area’s current parking system, quantify parking usage, identify current and future needs, and provide recommendations for future improvements. The scope of work would include developing a current on-street and off-street parking inventory, documenting weekday and weekend parking utilization for each specific area identified in the inventory, identifying current issues and needs based on their observations and a public engagement program, and providing recommendations for future improvements. The associated expenses would include the cost of each of the components listed in the scope of work.
- P1.7 Timeline Information – Describe the timeline for the project and provide information about any notable dates and/or milestones. Please indicate if project is phased and any progress made to date. Note: Grants will be announced in Fall 2023 for contracts starting in FY24.
Due to the summer tourist season demand, it would be best to have the consultant performing the parking utilization in July and the public engagement in August. The parking inventory development work can happen in the late Spring (May or June) and the recommendations for future improvements can be developed in the early Fall (September). The goal would be to implement any appropriate improvements before the next summer season.
- P1.8 Would you like to add a second project?
 Yes No

OPEN SESSION

CONSENT AGENDA

2. Administrative Orders

- e. Approve Eversource and Verizon New England, Inc. petition for permission to relocate 1 JO pole labeled 6/38 approximately 6' (feet) southwest of existing location. This work is necessary to provide underground electric service to 140 Sippewissett Road because the existing pole is too close to the driveway.



Town of Falmouth

Department of Public Works - Engineering Division

416 Gifford Street, Falmouth, MA 02540
Office: 508-457-2543, Fax: 508-548-1537

Nicholas Croft, Engineering Technician

nicholas.croft@falmouthma.gov

Date: March 10, 2023

To: Board of Selectmen

From: Nicholas Croft, Hearing Officer

Subject: Eversource – Petition to relocate Pole 6/38 ±6' from existing location on Sippewissett Road

A petition was submitted by Eversource to relocate Pole 6/38 ±6' from existing location on Sippewissett Road for safer access into 140 Sippewissett Road.

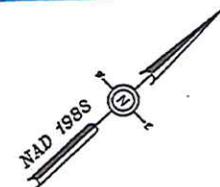
The Engineering recommendation is to approve the request as submitted on Plan No. 10341213, W/O #10341213, dated October 19, 2022.

Eversource Reminder: All Street Openings require a permit obtained from the Engineering Office.

Thank you,

Nicholas Croft
Engineering Technician
DPW Engineering Division

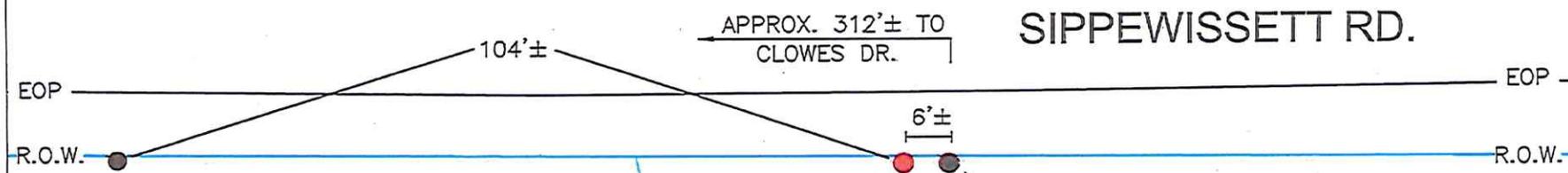
Plan to accompany petition of EVERSOURCE ENERGY to relocate Pole 6/38 approx. 6± from the existing location on Sippewissett Road.



36 06 002 001D
147 SIPPEWISSETT ROAD
N/F
COE, MICHAEL T
PIMENTAL, SHAUN G

36 06 001 000F
141 SIPPEWISSETT ROAD
N/F
ARESTY TRUSTEE JULIAN M
ARESTY TRUSTEE ELAINE C

APPROX. RIGHT OF WAY(R.O.W.)
APPROX. EDGE OF PAVEMENT (EOP)

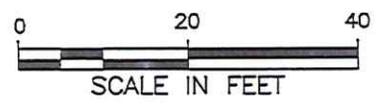


36 07 006 001A
144 SIPPEWISSETT ROAD
N/F
SWEENEY, KATHLEEN

36 07 000 057
140 SIPPEWISSETT ROAD
N/F
TERRY TRUSTEE MATTHEW M
140 SIPPEWISSETT RLTY TR

LEGEND

- ⊕ Proposed Hand Hole
- ⊖ Existing Hand Hole
- Proposed Conduit
- Existing Pole
- PROPOSED Pole



BY YOUR USE OF THE INFORMATION CONTAINED IN THIS MAP, YOU AGREE THAT NO WARRANTY OF ANY KIND, EXPRESS OR IMPLIED, IS GIVEN WITH RESPECT TO THE INFORMATION. NEITHER NSTAR ELECTRIC COMPANY, NSTAR GAS COMPANY NOR ITS PARENTS, AFFILIATES, OFFICERS, DIRECTORS, SHAREHOLDERS, EMPLOYEES OR AGENTS (COLLECTIVELY THE "NSTAR ENTITIES") SHALL BE LIABLE FOR ANY LOSS OR INJURY CAUSED IN WHOLE OR IN PART BY USE OF THIS INFORMATION, OR IN RELIANCE UPON IT, TO THE MAXIMUM EXTENT ALLOWED BY LAW, YOU AGREE BY YOUR ACCEPTANCE OF THE INFORMATION TO RELEASE, INDEMNIFY AND HOLD THE NSTAR ENTITIES HARMLESS FROM ANY SUCH LOSS OR INJURY.

THE INFORMATION MAY NOT REPRESENT A SURVEY, MAY NOT BE THE MOST COMPLETE AND IS SUBJECT TO CHANGE WITHOUT NOTICE. NO LIABILITY IS ASSUMED FOR THE ACCURACY OF THE INFORMATION, EITHER EXPRESSED OR IMPLIED. UNAUTHORIZED ATTEMPTS TO MODIFY THE INFORMATION OR USE THE INFORMATION FOR OTHER THAN ITS INTENDED PURPOSES ARE PROHIBITED.

MASS. LAW

REQUIRES 72 HOURS ADVANCE NOTICE TO UTILITY COMPANIES BEFORE DIGGING BY ANYONE. CALL DIG-SAFE 1-888-344-7233

Plan #	10541215	<p>EVSOURCE 1165 MASSACHUSETTS AVE. DORCHESTER, MASS. 02125</p>
Ward #		
Work Order #	10541215	Plan of SIPPEWISSETT ROAD
Surveyed by:	N/A	FALMOUTH
Research by:	JC	Showing PROPOSED POLE LOCATION
Plotted by:	SJ	
Proposed Structures:	SJ	
Approved:	T THIBAUT	Scale 1"=20' Date OCTOBER 19, 2022
P#		SHEET 1 of 1

**FORM OF ORDER FOR
JOINT OR IDENTICAL POLE RELOCATION
WO#10341213**

SELECT BOARD FOR THE TOWN OF FALMOUTH, MASSACHUSETTS.

Notice having been given and a public hearing held, as provided by law,
IT IS HEREBY ORDERED:

that **NSTAR ELECTRIC COMPANY d/b/a EVERSOURCE ENERGY** and
VERIZON NEW ENGLAND INC.

be and they are hereby granted joint or identical locations for permission to erect and maintain poles and their respective wires and cables to be placed thereon, together with such sustaining and protecting fixtures as said Companies may deem necessary, in the public way or ways hereinafter referred to, as requested in petition of said Companies dated the 19th day of October 2022.

All construction under this order shall be in accordance with the following conditions:

Poles shall be of sound timber and reasonably straight and shall be set substantially at the points indicated upon the plan marked sketch work order#10341213 Dated October 19, 2022 filed with said petition. There may be attached to said poles by said **VERIZON NEW ENGLAND, INC.** not to exceed 40 wires and 4 cables and by said **NSTAR ELECTRIC COMPANY d/b/a EVERSOURCE ENERGY** necessary wires, cables and fixtures

and all said wires and cables shall be placed at a height of not less than 18 feet from the ground at highway crossings, and not less than 16 feet from the ground elsewhere.

The following are public ways or parts of ways along which the poles above referred to may be erected, and the number of poles which may be erected thereon under this order:

Sippewissett Road, Falmouth

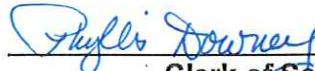
To relocate 1 JO pole labeled 6/38 approximately 6' (feet) southwest of existing location.

One (1) JO Pole 6/38

This work is necessary to provide underground electric service to #140 Sippewissett Road because existing pole is too close to the driveway.

Also that permission be and hereby granted to each of said companies to lay and maintain underground cables, conduits, wires, and necessary equipment in the above or intersecting public ways for the purpose of making connections with such poles and buildings as each may desire for distributing purposes.

I hereby certify that the foregoing order was adopted at a meeting of the Select Board for the Town of Falmouth, Massachusetts held on the 13th day of March 2023.


Clerk of Select Board

_____, Massachusetts _____ 2023.

Received and entered in the records of location orders of the Town of Falmouth
Book _____ Page _____.

Attest:

Town Clerk

We hereby certify that on March 9 2023, at 3:00 o'clock, M. at Falmouth Town Hall a public hearing was held on the petition of the

**NSTAR ELECTRIC COMPANY d/b/a EVERSOURCE ENERGY
VERIZON NEW ENGLAND INC.**

for permission to erect the poles, wires, cables, fixtures and connections described in the order herewith recorded, and that we mailed at least seven days before said hearing a written notice of the time and place of said hearing to each of the owners of real estate (as determined by the last preceding assessment for taxation) along the ways or parts of ways upon which the Companies are permitted to erect poles, wires, cables, fixtures and connections under said order. And that thereupon said order was duly adopted.

**Select Board for the Town of
Falmouth, Massachusetts**

CERTIFICATE

I hereby certify that the foregoing is a true copy of a location order and certificate of hearing with notice adopted by the Select Board of the Town of Falmouth, Massachusetts, on the _____ day of _____ 2023, and recorded with the records of location orders of said Town, Book _____, Page _____.

This certified copy is made under the provisions of Chapter 166 of General Laws and any additions thereto or amendments thereof.

Attest:

Town Clerk.

CUSTOMER TO

INSTALL NEW HANDHOLE NEAR BASE OF POLE 6/38
INSTALL MIN 3" SCHEDULE 80 UG PVC PIPE & SWEEPS &
10' RISER PIPE FROM HH TO POLE
INSTALL 3X350 MCM AL UG SERVICE CABLE FROM HH TO POLE W/3' LOOP
IN HH & 20' COIL @ RISER PIPE
INSTALL METER SOCKET MIN 3' +MAX 6' ABOVE
FINISHED GRADE MAINTAIN MIN 3' CLEARANCE AROUND METER FOR ACCESS
PROVIDE INSPECTION

EVERSOURCE TO

REPLACE 35' CL5 JO POLE W/ 45' CL1 JO POLE
@ 6/37
FRAME AND TRANSFER

EVERSOURCE TO

REPLACE 40' CL5 JO POLE W/ 45' CL1 JO POLE 6/38
RELOCATE 6' CLOSER TO POLE
6/39, FRAME, TRANSFER, INSTALL SECONDARY RISER,
MAKE PERMANENT CONNECTIONS, & INSTALL METER

147

6/38

6/37

#140

6/39

PRIVATE

3X110 ALCA

3X110 ALCA

3X110 ALCA

CUWP

SIPPEWISSETT RD

SIPPEWISSETT RD

OPEN SESSION

MINUTES

1. Review and Vote to Approve Minutes of Meetings:

Public Session – November 21, 2022

Note: The minutes of November 21 are being edited and will appear on the next agenda. Thank you.