

Harwich Planning Board Agenda
Small Hearing Room, Town Hall - 732 Main Street, Harwich, MA
Tuesday, May 29, 2018 - 6:30 PM

Call to order - Recording & Taping Notification: *As required by law, the Town may audio or video record this meeting. Any person intending to either audio or video record this open session is required to inform the chair.*

Public Hearing

I. New Business*

- A. Continued: PB2018-13 Eastward Home Business Trust, Eastward MBT, LLC, Trustee, c/o Eastward Companies,** seeks approval of an eight (8) lot Definitive Subdivision pursuant to M.G.L. c.41 §81K-GG, and §400 of the Code of Town of Harwich for property located at 1522 (formerly) & 1546 Orleans Road, Map 97, Parcel B2-1-R & B2-2-R, and within the DEP Zone II & Pleasant Bay Watershed and the R-R and the W-R overlay districts.
- B. Continued: PB2018-15 Michael McKeen, as owner, c/o Teixeira Construction.** The application, with waivers, seeks approval of a Use Special Permit for a detached Accessory Apartment pursuant to the Code of the Town Harwich §325-51.H and Article V Use Regulations. The proposal seeks to construct a two (2) bedroom dwelling unit with two-bay garage. The property is located at 55 Parallel St., Map 40, Parcel S1-3 in the R-M Zoning District.
- C. Continued: PB2018-16 Glenn Coffin, Emergency Medial Teaching Services, Inc., as applicant.** The application seeks approval of a Use Special Permit and a Waiver of Site Plan for a For Profit Educational use pursuant to the Code of the Town Harwich §325-51.H and Article V Use Regulations. The property location is at 706 Main St., Unit A, Map 41, Parcel B3 in the C-V Zoning District and commonly known as the Pilgrim Lodge.

Public Meeting

I. New Business

- A. PB2018-19 Robert Fratus, owner,** seeks endorsement of a 6 lot approval not required plan (ANR) pursuant to M.G.L. c. 41 §81 P and §400-8 & 9. The property is shown as 153 Hawksnest Road (aka Seth Whitefield), Map 95, Parcel B17-6; 155 Hawksnest Road (aka Seth Whitefield, Map 95, Parcel B16-1; 2 Raptor Road, Map 95, Parcel B16-3; 3 Raptor Road, Map 95, Parcel B16-4; 6 Raptor Road, Map 96, Parcel B16-5; and 10 Raptor Road, Map 96, Parcel B16-2. The parcels are within the R-R, W-R and Six Ponds Special District zoning districts.

II. Old Business

III. Briefings and Reports by Board Members

Adjourn

**Per the Attorney General's Office: Boards/Commissions may hold an open session for topics not reasonably anticipated by the Chair 48 hours in advance of the meeting following "New Business".*

Subject to Change / Next Planning Board Meeting – Tuesday, June 12, 2018

Requests for accommodations for any person having a disability can be made by contacting the Administration Office at 508.430.7514. Authorized Posting Officer: Elaine Banta,
ebanta@town.harwich.ma.us / 508.430.7511