



# Town of Mashpee

16 Great Neck Road North  
Mashpee, Massachusetts 02649

## AGENDA MASHPEE ZONING BOARD OF APPEALS WEDNESDAY, OCTOBER 14, 2020

**\*Virtual / Remote Meeting\***

**\*Broadcast Live on Local Cable Channel 18\***

**\*Streamed Live on the Town of Mashpee Website: <https://www.mashpee.ma.gov/channel-18>\***

**\*MEETING APPLICANTS ONLY CALL IN 508-539-1449**

**\*RESIDENTS Call-in Number 508-539-1400, extension 8585**

The Mashpee Zoning Board of Appeals will hold Public Hearings on  
**Wednesday, October 14, 2020, at 6:00 p.m. Waquoit Meeting Room** at the  
Mashpee Town Hall,  
16 Great Neck Road North, on the following:

### NEW HEARINGS

**35 Highview Avenue:** Petitioner, Ashbel White Joyal requests a Written Finding under §174-17 of the Zoning Bylaws to allow for reconstruction of a 12 ft. x 24 ft. deck to a pre-existing, non-conforming structure on property located in an R5 Zoning District, Map 50 Parcel 4, Mashpee, MA (Owner of Record: James and Sandra Loew).

**8 Annawon Road:** Owners, Ralph J. and Susan R. Cook request a Written Finding under §174-17 of the Zoning Bylaws to allow for extension, alteration of the upper deck to a pre-existing, non-conforming structure on property located in an R-3 Zoning District, Map 65 Parcel 38A, Mashpee, MA.

### CONTINUED HEARINGS

**161 Timberlane Drive:** Petitioner, Thomas F. Smith requests an Appeal of the Building Inspector's Decision under M.G.L. Chapter 40A §8 and §15 and the Zoning Bylaws that the constructed enclosed front entry way does not meet the zoning requirements of the front setback on property located in an R-5 Zoning District, Map 22 Parcel 16C, Mashpee, MA. (Owner of record: Janice Leonard, Trustee of the 161 Timberlane Drive Realty Trust). *(Continued from September 23, 2020 hearings at the request of the Attorney).*

**161 Timberlane Drive:** Petitioner, Thomas F. Smith requests a Variance under §174-31 (Land Space Requirements) of the Zoning Bylaws for relief from the front setback of a constructed enclosed front entry way structure, on property located in an R-5 Zoning District, Map 22 Parcel 16C, Mashpee, MA. (Owner of record: Janice Leonard, Trustee of the 161 Timberlane Drive Realty Trust). *(Continued from September 23, 2020 hearings at the request of the Attorney).*

MASHPEE TOWN CLERK

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**161 Timberlane Drive:** Petitioner, Thomas F. Smith requests a Variance under §174-33 of the Zoning Bylaws to allow for relief of constructed timber access stairs within the setback to the wetlands, on property located in an R-5 Zoning District, Map 22 Parcel 16C, Mashpee, MA. (Owner of record: Janice Leonard, Trustee of the 161 Timberlane Drive Realty Trust). *(Continued from September 23, 2020 hearings at the request of the Attorney).*

**OTHER BUSINESS**

- Vote to approve Charlie Rowley's inspection estimate for 29 and 41 Echo Rd.
- Vote to approve September 23, 2020 Meeting Minutes.
- Vote to approve the ZBA YR-2021 Meeting Schedule.

**ADDITIONAL TOPICS**

(This space is reserved for topics that the Chairman did not reasonably anticipate would be discussed.)

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