



Town of Mashpee

Planning Board

16 Great Neck Road North
Mashpee, Massachusetts 02649

Meeting of the Mashpee Planning Board

Wednesday, June 7, 2023

Waquoit Meeting Room

Mashpee Town Hall

16 Great Neck Road North

Mashpee, MA 02649

7:00 PM

Broadcast Live on Local Channel 18

Streamed Live on the Town of Mashpee Website: <https://www.mashpeema.gov/channel-18>

Call Meeting to Order

- Pledge of Allegiance

Opening Remarks from the Chair

Approval of Minutes

- Review of Meeting Minutes from May 17, 2023

Public Hearings

7:10 PM (Continued from 05/03/2023)

Applicant: Southworth Mashpee Properties LLC

Location: 275 Quinaquisset Avenue (Map 69 Block 32)

Request: Applicant proposes to modify the Willowbend Country Club Special Permit to construct a 14-unit single family cottage community immediately contiguous to the Willowbend Golf Course. With these changes the total unit count for the Willowbend project would be increased to 287 if the Board authorizes the annexation of 275 Quinaquisset into the Willowbend Special Permit as allowed. 287 dwelling units is the maximum number of dwelling units authorized under the Special Permit. All units will be connected to and served by the existing privately owned wastewater treatment plant which serves the entire Willowbend project.

New Business

- Discuss Planning Board priorities to bring to the Charter Review Committee
- Sign covenant release document for Silver Leaf Lane. Released on 05/03/2023

Old Business

- Declaration of Default – Ockway Highlands Tripartite Agreement dated March 20, 2019
- Planning for October 2023 Town Meeting
 - Solar Bylaw
 - Accessory Apartment zoning bylaw amendment
 - Raze and Replace Amendment
 - Tree Protection Bylaw
 - Floodplain Overlay – Fill Prohibition

Board Engineer Report

- Project Reviews and Inspections

Chairman's Report

MASHPEE TOWN CLERK
JUN 2 '23 PM1:20



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Town Planner Report

- Hazard Mitigation Planning Committee Public Workshop #1
- Harbor Management Planning Committee New Seabury Workshop
- Housing Production Plan update

Board Member Committee Reports

- Cape Cod Commission, Community Preservation Committee, Design Review, Plan Review, Environmental Oversight Committee, Historic District Commission

Public Comment

Correspondence

- Town of Falmouth Notices
- Town of Sandwich Notices
- Town of Barnstable Notices
- April 2023 Discharge Monitoring Report for South Cape Village – N = 6.0
- March 2023 Discharge Monitoring Report for South Cape Village – N = 8.7

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Additional Topics (not reasonably anticipated by Chair)

Adjournment