



**Town of Barnstable  
Conservation Commission**  
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**MINUTES – CONSERVATION COMMISSION HEARING**

**DATE: June 3, 2025 @ 6:30 PM**

This meeting of the Barnstable Conservation Commission is being recorded and transmitted by the Information Technology Department of the Town of Barnstable on Channel 18. Under MGL Chapter 30A Section 20, anyone else desiring to make such a recording or transmission must notify the Chair.

The Conservation Commission's Public Hearing will be held by remote participation methods.

Alternative public access to this meeting shall be provided in the following manner:

1. The meeting will be televised live via Xfinity Channel 8 or high definition Channel 1072. It may also be accessed via the Government Access Channel live stream on the Town of Barnstable's website: <http://streaming85.townofbarnstable.us/CablecastPublicSite/watch/1?channel=1>
2. Real-time public comment can be addressed to the Conservation Commission utilizing the Zoom link or telephone number and access code for remote access below.

**Remote Participation Instructions**

<https://townofbarnstable-us.zoom.us/j/81091062908>

**Meeting ID: 810 9106 2908**

**US Toll-free • 888 475 4499**

3. Applicants, their representatives and individuals required or entitled to appear before the Conservation Commission may appear remotely and are not permitted to be physically present at the meeting, and may participate through the link or telephone number provided above. Documentary exhibits and/or visual presentations should be submitted in advance of the meeting to [Edwin.Hoopes@town.barnstable.ma.us](mailto:Edwin.Hoopes@town.barnstable.ma.us), so that they may be displayed for remote public access viewing.

Public comment is also welcome by emailing [Edwin.Hoopes@town.barnstable.ma.us](mailto:Edwin.Hoopes@town.barnstable.ma.us). Comments should be submitted at least 8hrs prior to the hearing.

Conservation Commission meeting materials are available through Laserfiche. Links to application materials can be accessed [HERE](#).

The meeting was called to order at 6:30 p.m. by Chair F. P. (Tom) Lee. Also, in attendance were: Vice-Chair Louise Foster, Clerk Angela Tangney, Commissioners Hearn, Kaschuluk and Sampou. Commissioner Abodeely arrived at 6:34 p.m.

Conservation Administrator Ed Hoopes was present, along with Administrative Assistant Kim Cavanaugh.

Chairman Tom Lee made an announcement acknowledging receipt of many comment letters on the 32 Pleasant Hill Lane, Hyannis project approval and advised the public that the Commission cannot re-open the hearing.

**I. NOTICES OF INTENT**

- A. Jay Menesale.** Additions and renovations to an existing single family dwelling including a new flood zone compliant foundation at 123 Bay Shore Road, Hyannis as shown on Assessor's Map 325 Parcel 106. **SE3-6275**

The applicant was represented by Daniel Ojala, PE, PLS of Down Cape Engineering.

Issues discussed:

- There were no questions from Commissioners.

Public comment: None

A motion was made to approve the project as submitted.

Seconded.

Aye – Abodeely, Foster, Lee, Hearn, Kaschuluk, Sampou, Tangney

Nay –

## II. CONTINUANCES

- A. Barnstable County.** Proposed installation of a Permeable Reactive Barrier at the former Municipal Fire Training Facility to contain Per- and Poly-Fluoroalkyl Substances (PFAS) from groundwater and mitigate the transport of PFAS-impacted groundwater toward public drinking water supply wells downgradient of the facility at 155 South Flint Rock Road, Barnstable as shown on Assessor’s Map 313 Parcel 007. **SE3-6273 Continued from 5/27/25. WC Form received.**

The applicant was represented by John Paquin of GZA GeoEnvironmental Inc.

Issues discussed:

- NHESP letter dated May 22, 2025, was read into record.

Public comment: None

A motion was made to close the public hearing and authorize staff to issue the Order of Conditions.

Seconded.

Aye – Abodeely, Foster, Lee, Hearn, Kaschuluk, Sampou, Tangney

Nay –

- B. Archwright, LLC.** To raise the main house, rebuild the foundation and install a building addition, repair foundation on carriage house structure and install buffer zone plantings at 100 and 112 Washington Avenue, Hyannisport as shown on Assessor’s Map 287 Parcels 116 and 116-001. **SE3-6278 Continued from 5/27/25**

The applicant was represented by Stuart Clark of Green Seal Environmental.

Issues discussed:

- The revised plan is dated May 29, 2025.
- The revised mitigation planting plan needs to be submitted which includes the demarcation.
- The plan seems to include everything the Commission asked for.
- The representative was thanked for his quick response in addressing all the Commissions concerns with the plan.
- The owner was thanked for her comments, goals, and commitment to conservation.

Public comment: None

A motion was made to approve the project subject to receipt of a revised engineering and landscaping plan so that they match, and submittal of annual reports for three years.

Seconded.

Aye – Abodeely, Foster, Lee, Hearn, Kaschuluk, Sampou, Tangney

Nay –

## III. CERTIFICATES OF COMPLIANCE

- |                    |   |                   |   |
|--------------------|---|-------------------|---|
| <b>A. SE3-5639</b> | <b>Christopher C. &amp; Lindsay J. Pike</b><br><b>876 Main Street, Cotuit</b> | <b>(COC, ez*)</b> | Landscaping, replace boulder wall, vegetation management, grass path, deck. |
|--------------------|---|-------------------|---|

**B. SE3-5908 Yuriy & Yelena Matskevich (COC, ez\*)** Replace deck with  
**24 Flume Avenue, Marstons Mills** patio. Add patio, spa, porch, addition, beach stairs, stone retainage,

A motion was made to approve A. & B.

Seconded.

Aye – Abodeely, Foster, Lee, Hearn, Kaschuluk, Sampou, Tangney

Nay –

#### **IV. MINUTES**

##### **A. May 6, 2025**

A motion was made to accept the minutes as submitted.

Seconded.

Aye – Abodeely, Foster, Lee, Hearn, Kaschuluk, Sampou, Tangney

Nay –

A motion was made to adjourn the meeting.

Seconded.

Aye – Abodeely, Foster, Lee, Hearn, Kaschuluk, Sampou, Tangney

Nay –

The time was 6:51 p.m.