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Executive Session on Thursday, October 28, 2021 at 6:30 pm. This meeting will be held virtually via Zoom Video Conference.

Executive Session pursuant to G.L.c. 30A, Section 21(a)(30) “to discuss strategy with respect to .. litigation if an open meeting may have a detrimental effect on the .. litigating position of the public body and the chair so declares” with respect to Great White Realty Group v. Wellfleet ZBA Land Court Case No. 21MISC000255 regarding the property located at 1065 State Highway Route 6. The Board will discuss and deliberate as to litigation strategy and a potential remand.

When: Thursday, October 28, 2021 6:30 PM-7:30 PM (UTC-05:00) Eastern Time (US & Canada).

Where: <https://us02web.zoom.us/j/85072793849?pwd=aTkyVkItUGhNQ2VPeIJZmpBRWwwUT09>
Meeting ID: 850 7279 3849

Password: 161027

Phone: +1 929 205 6099 US

Pursuant to Massachusetts General Laws, Chapter 40-A, The Zoning Act and to The Wellfleet Zoning Bylaw (4/28/03), the Wellfleet Zoning Board of Appeals will hold public hearings on **Thursday, October 28, 2021 at 7:00 pm. This meeting will be held virtually via Zoom Video Conference, in accordance with the temporary suspension and enhancement of the Open Meeting Law requirements by Governor Baker. Instructions for a Zoom video conference meeting, which also allows phone dial-in, are given below. If you have technical difficulties joining a Zoom meeting, please contact the Chair at this email: Ingers@comcast.net**

21-27 Danner, 31 Samoset Ave., Map 28, Parcel 119, Application for a Special Permit pursuant to M.G.L.c.40A s.6 and WZB 6.15 and 8.42 to demolish a pre-existing, non-conforming single family dwelling on a pre-existing, non-conforming lot and to build a new non-conforming single family dwelling. They also seek a flood plain exemption pursuant to WZB 6.13 and 6.14 for the proposed construction, which is required because a portion of the property is in the VE zone.

21-28 Lewis, 10 Ryder Court, Map 14, Parcel 10: Application for a Special Permit under WZB 6.1.5.4(b) to increase building lot coverage from 20.8% to 21.9%

Business:

Join Zoom Meeting

<https://zoom.us/j/93805453361?pwd=U0t3WXVWVWt0VXdzcFJTtjNnamFIQT09>

Meeting ID: 938 0545 3361

Passcode: 509325

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