

TOWN OF DENNIS
SELECT BOARD
MEETING NOTICE



CHRIS LAMBTON
CARLYN CAREY
JAMES PLATH
JOHN TERRIO
PAUL MCCORMICK

RECEIVED BY: *AT*
Dennis Town Clerk's Office
on February 20, 2026 at 9:19 a.m.

February 24, 2026

MEETING NOTES

A) The time frames listed are intended to guide the Select Board in their work. It should be understood that the times are approximate and therefore, may occur earlier than noted; and may be taken out of order.

B) The items listed are those reasonably anticipated by the Chair, which may be discussed at the meeting. Not all items listed may in fact be discussed and other items not listed may also be brought up for discussion to the extent permitted by law.

C) As required by Open Meeting Law and Mass. General Law, we are informing you that this meeting will be video and audio recorded, as well as rebroadcast. Anyone intending to video or audio tape this meeting is required to inform the Chair.

This is to formally advise that, as required by G.L. Chapter 30A §§18-25, and pursuant to Chapter 2 of the Acts of 2023, amended on March 28, 2025, **the Dennis Select Board will hold a public meeting on Tuesday, February 24, 2026 at 4:00pm** in the Stone Hearing Room, Dennis Town Hall, 685 Route 134, South Dennis, MA 02660.

ZOOM Meeting information for alternative public access

To join on a computer: <https://www.zoom.us/join>

When prompted enter meeting ID: 878 003 6813

To join by telephone: call 646-558-8656

AGENDA

- I. CALL TO ORDER 4:00PM**
- II. PUBLIC INFORMATION**
- III. HEALTH DIRECTOR'S REPORT ON SHORT-TERM RENTAL COMPLIANCE**
- IV. FY26 SELECT BOARD GOALS AND OBJECTIVES**
 - 1. Update on progress of FY26 Select Board Goals and Objectives
 - i. Housing
 - a. Zoning Bylaw Section 4.9
 - b. Review and consider draft Seasonal Communities Article for Annual Town Meeting
 - ii. Town Facilities
 - a. Carleton Hall Renovations and Restoration
 - b. West Dennis Graded School House Restoration
 - c. Demolition of Former Fire Station #2
 - d. Josiah Dennis Manse Restoration
 - e. Oak Ridge Cemetery Expansion Phase 1
 - f. Dennis Highlands – Kitchen Make-Up Air
 - g. Police Headquarters – HVAC Repairs
 - h. DFD Flooring Replacement
 - i. Princess Beach Stair Replacement
 - j. DPW Headquarters HVAC Repairs and Upgrades

- k. DFD Headquarters Roof Replacement
- l. DFD Headquarters Apparatus Bay Overhead Door Replacement
- m. Dennis Port Public Library HVAC Upgrades
- n. Transfer Station Scale Replacement
- o. DPW Salt Barn Replacement
- iii. Master Plan/Local Comprehensive Plan

V. ADMINISTRATIVE MATTERS

- 1. Review and consider the Draft Final Intermunicipal Agreement between the Town of Dennis and the Water District
- 2. Review and consider endorsing the Community Preservation Agreement with Dennis Yarmouth Youth Baseball for the Restoration of Chapman Baseball Field at Wixon Middle School
- 3. Review and consider endorsing the Community Preservation Grant Agreement with the Cape Cod Center for the Arts for the Preservation and Restoration of the Cape Cinema
- 4. Review and consider endorsing the Community Preservation Grant Agreement with the Cultural Center of Cape Cod for the restoration of Historic Entrance Columns
- 5. Review and consider endorsing the Community Preservation Grant Agreement with the Dennis Affordable Housing Trust for funding the development of Affordable Housing Projects
- 6. Review and consider endorsing Community Preservation Grant Agreement the Yarmouth-Dennis Red Sox for the Player Safety Project
- 7. Review and consider endorsing application for Eco One Stop Grants for Port Side Community Park located at 187 Upper County Road, Dennis Port and Loring Avenue Bridge
- 8. Barnstable County Assembly of Delegates update on Luxury Real Estate Transfer Fee Petition
- 9. Review and consider signing letter of support from The Resource Inc. for CDBG Housing Rehabilitation Application

VI. ANNUAL TOWN MEETING ARTICLE WARRANT REVIEW

- i. Article 5 - FY2027 Wastewater Enterprise Fund Budget
- ii. Article 6 - FY2027 Elected Officials' Salaries
- iii. Article 11 - Capital Outlay - Raise and Appropriate
- iv. Article 12 - Capital Outlay - Other Funding Sources
- v. Article 13 - Wixon School Hazardous Material Abatement & Demolition
- vi. Article 14 - OPM and Designer Services - Community Center
- vii. Article 18 - Sesuit Harbor Project Bidding
- viii. Article 20 - FY2027 Revolving Fund Spending Limits
- ix. Article 26 - Acceptance of Easement of Lot 4, Jack Delaney Lane
- x. Article 27 - Acquisition of Lot 5, Off Jack Delaney Lane
- xi. Article 33 – Bylaw Amendment – Appointed Town Clerk

- xii. Article 34 - Acceptance of MGL c. 23B, § 32 - Seasonal Community Designation
- xiii. Article 35 - MGL Chapter 59, §5, Clause 22G
- xiv. Article 36 - Server Room AC Unit

VII. CONSENT AGENDA

- 1. Accept resignation of Marcia Vincent from the Solid Waste & Recycling Committee
- 2. Accept resignation of Karina England-Quest from the Planning Board
- 3. Accept resignation of Michele Kyrimis from the Solid Waste & Recycling Committee
- 4. Warrant for Payment Summary
- 5. Contract Execution Summary

VIII. MINUTES

- 1. February 3, 2026

IX. ADJOURN TO EXECUTIVE SESSION

- 1. **PURSUANT TO M.G.L. C. 30A, SEC. 21(A) REASON #6:** To consider the purchase, exchange, lease or value of real estate if the chair declares that an open meeting may have a detrimental effect on the negotiating position of the public body.
1215 Route 134, East Dennis
- 2. **PURSUANT TO M.G.L. C. 30A, SEC. 21(A) REASON #7:** To comply with, or act under the authority of, any general or special law or federal grant-in-aid requirements; specifically, approval, review, and/or possible release of executive session meeting minutes in accordance with G.L. c. 30A, § 22(f):
 - i. September 20, 2022
 - ii. September 26, 2023
 - iii. November 14, 2023
 - iv. April, 9, 2024
 - v. June 18, 2024
 - vi. June 25, 2024
 - vii. July 16, 2024
 - viii. July 30, 2024
 - ix. January 6, 2026
 - x. February 3, 2026