

3225 MAIN STREET • P.O. BOX 226  
BARNSTABLE, MASSACHUSETTS 02630



CAPE COD  
COMMISSION

(508) 362-3828 • Fax (508) 362-3136 • www.capecodcommission.org

**DATE:** May 30, 2019

**OWNER/ APPLICANT:** Woods Hole Partners LLC  
c/o Robert H. Ament, Esq.  
Ament Klauer LLP  
39 Town Hall Square  
Falmouth, MA 02541

**PROJECT:** Nautilus Motor Inn Redevelopment  
f/k/a Wise Living at Woods Hole  
(CCC File Nos. 06009/08017)

**PROJECT SITE/  
PROPERTY:** 533 Woods Hole Road, Falmouth (Woods Hole), MA 02540  
(Town Assessors ID 51-5-2B)

**TITLE INFORMATION:** Book 30197 Page 271  
DRI Decision recorded in Book 23360 Page 271

**Re:** Extension-Development of Regional Impact Decision

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1. The above-referenced Project has the benefit of a Cape Cod Commission development of regional impact (DRI) decision dated November 13, 2008, which was subsequently amended by a "minor modification #2" decision dated August 9, 2018. (collectively, the "DRI Permit").
2. By virtue of the terms and conditions of the DRI Permit, the Commission's *Chapter A: Enabling Regulations Governing Developments of Regional Impact* (as amended), and the Commonwealth's Permit Extension Act, the DRI Permit is currently valid and in effect, though it has not yet been exercised and is set to expire November 13, 2019.
3. The DRI Permit approved a 43 unit independent senior living facility at the Property (inclusive of on-site affordable housing units).
4. The current Owner/ Applicant purchased the Property from the original DRI permittee in 2016, subject to and with the benefit of certain development permits and approvals.
5. By letter request dated May 7, 2019, the Applicant has applied to the Commission for a five year extension to the DRI Permit pursuant to Section 7 of said *Enabling Regulations*.

The extension is requested to allow the Applicant sufficient time to complete local permitting subject to the DRI Permit. The *Enabling Regulations* authorize the Commission's Committee on Planning and Regulation, upon appropriate request and after public hearing, to grant an extension of a DRI Permit for up to five years.

8. The DRI Permit contains Conditions requiring Cape Cod Commission staff's continued review over the project as it is constructed to ensure compliance with the DRI Permit.

9. The requested extension will not result in any changes to the Findings or Conditions of the DRI Permit, other than an extension of time for the Applicant to secure local permits and approvals subject to the DRI Permit.

10. Since modifying the DRI Permit in 2018, the Applicant has continuously and expeditiously pursued local permitting for the Project, as modified.

11. The Committee on Planning and Regulation (CPR), after public hearing and having determined good cause shown by the Applicant, hereby grants a five year extension to the DRI Permit in accordance with Section 7(c)(xiv) of the Commission's Enabling Regulations. Pursuant to this extension, the period for the Applicant to obtain local permits, licenses and approvals pursuant to the DRI Permit, for development authorized under and subject to said DRI Permit, shall now expire **November 13, 2024**.

*Signature page(s) follow*

**SIGNATURE**

Executed this 30th day of May 2019.

For the Commission by:

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Elizabeth Taylor, Chair, Committee on Planning and Regulation

**COMMONWEALTH OF MASSACHUSETTS**

Barnstable, ss

May 30, 2019

Before me, the undersigned notary public, personally appeared Elizabeth Taylor in her capacity as Chair of the Cape Cod Commission's Committee on Planning and Regulation, whose name is signed on the preceding document, and such person acknowledged to me that she signed such document voluntarily for its stated purpose on behalf of the Cape Cod Commission's Committee on Planning and Regulation. The identity of such person was proved to me through satisfactory evidence of identification, which was [ ] photographic identification with signature issued by a federal or state governmental agency, [ ] oath or affirmation of a credible witness, or [ X ] personal knowledge of the undersigned.

SEAL

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Notary Public  
My Commission Expires: