Outlook

Re: CCC 24022, owners are Frederick Jensen, Elizabeth Tomic and others

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From Jordan Velozo <jordan.velozo@capecodcommission.org>
Date Mon 1/27/2025 4:18 PM
To betsy tomic <betsytomic505@gmail.com>
Cc Bill Tomic Bill Tomic <billtomic86@gmail.com>; jenniferjensen12345@gmail.com <jenniferjensen12345@gmail.com>

Hi Betsy and Bill:

It was nice speaking with you a few weeks ago. I wanted to follow up on our conversation to let you know that the Cape Cod Commission will meet later this week (on Thursday at 3pm, virtually) and this item is on their agenda. As we discussed when we last spoke, because no DRI application was filed during the hearing period, the Commission will likely vote to deny the Project without prejudice.

There are required submissions when filing with the Cape Cod Commission. In this case, that includes a plan for open space mitigation and a plan for access to the site, among other things that we discussed on our call. Once you begin preparing those materials for submission, we would be glad to continue to discuss the process for filing. Please don't hesitate to reach out as you prepare an application if we can be of help concerning consistency with the Commission Regulations.

If you wish to attend the meeting of the full Commision on Thursday, please visit this link for more information on how to join: https://www.capecodcommission.org/calendar/event/cape-cod-commission/2025-01-30/1500

Best,
Jordan

Jordan Velozo
Chief Regulatory Officer
Cape Cod Commission
508-744-1253
jordan.velozo@capecodcommission.org

From: betsy tomic <betsytomic505@gmail.com>
Sent: Thursday, January 2, 2025 2:48 PM
To: Jordan Velozo <jordan.velozo@capecodcommission.org>
Cc: Bill Tomic Bill Tomic <billtomic86@gmail.com>; jenniferjensen12345@gmail.com <jenniferjensen12345@gmail.com>
Subject: Re: CCC 24022, owners are Frederick Jensen, Elizabeth Tomic and others

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Yes please send a Microsoft Teams Link. Thank you.

On Thu, Jan 2, 2025 at 2:40 PM Jordan Velozo <jordan.velozo@capecodcommission.org> wrote:

> Yes that's fine. Would you like me to send a link for Microsoft Teams?
>
> Jordan
>
> ---
>
> **From:** betsy tomic <betsytomic505@gmail.com>
> **Sent:** Thursday, January 2, 2025 2:31 PM
> **To:** Jordan Velozo <jordan.velozo@capecodcommission.org>
> **Cc:** Bill Tomic Bill Tomic <billtomic86@gmail.com>
> **Subject:** Re: CCC 24022, owners are Frederick Jensen, Elizabeth Tomic and others
>
> CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.
>
> Jordan:
> 1. Can you do 10:30 am tomorrow?
>
> Betsy Tomic
> Home/Mobile: 914.815.7001
>
> On Thu, Jan 2, 2025 at 2:21 PM Jordan Velozo <jordan.velozo@capecodcommission.org> wrote:
>
> > Hi Betsy,
> >
> > I can meet with you virtually tomorrow morning at 10am. I could also meet with you Tuesday in person if that would be preferable.
> >
> > Let me know what works.
> >
> > Best,
> > Jordan
> >
> > ---
> >
> > **From:** betsy tomic <betsytomic505@gmail.com>
> > **Sent:** Thursday, January 2, 2025 2:10 PM
> > **To:** Jordan Velozo <jordan.velozo@capecodcommission.org>
> > **Cc:** Bill Tomic Bill Tomic <billtomic86@gmail.com>; jenniferjensen12345@gmail.com <jenniferjensen12345@gmail.com>
> > **Subject:** Re: CCC 24022, owners are Frederick Jensen, Elizabeth Tomic and others
> >
> > CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.
> >
> > Jordan:

Bill Tomic and I would like to set up a meeting with you to discuss next steps. Jennifer may attend also. Are you available tomorrow, Friday (but not 12:30 - 2:30) or Monday ?

Thanks very much.

On Wed, Oct 2, 2024 at 4:32 PM Jordan Velozo <jordan.velozo@capecodcommission.org> wrote:

> Ms. Tomic,
>
> It was nice speaking with you today.
>
> The division is proposed on a parcel subject to two prior DRI Decisions, dated 1999 and 2000 (see *Boxberry Hill Road Subdivision* and *Yuricich ANR*, CCC File Nos. 99001/20006, attached).
>
> As you make an application, please be sure to fill out this form: https://www.capecodcommission.org/resource-library/file/?url=/dept/commission/team/Website_Resources/regulatory/applications/Application%20Cover%20Sheet%20Revised%204-2-19.pdf
>
> Please also include a check for the application fee, payable to Barnstable County Treasurer. As I calculate the fee, based on the proposed four lots ANR plan, the fee is as follows:
>
> $13,734 + (412* 4) = **$15,382**
>
> I recommend reading through this Guidance Document carefully. However, please submit materials ELECTRONICALLY. The mailing labels and the application fee are the only items that we need hard copies of.
>
> Be sure you understand the implications of this Open Space Technical Bulletin (and other relevant Technical Bulletins).
>
> Thanks,
> Jordan
>
> Jordan Velozo
> Chief Regulatory Officer
> Cape Cod Commission
> 508-744-1253
> jordan.velozo@capecodcommission.org
>
> ---
>
> **From:** Jordan Velozo <jordan.velozo@capecodcommission.org>
> **Sent:** Wednesday, October 2, 2024 4:10 PM
> **To:** betsy tomic <betsytomic505@gmail.com>
> **Cc:** Bill Tomic Bill Tomic <billtomic86@gmail.com>
> **Subject:** Re: CCC 24022, owners are Frederick Jensen, Elizabeth Tomic and others
>
> Ms. Tomic,

I hope you're well. I am writing to follow up on the voicemail I just left you. I am available to speak with you about the DRI pending before the CCC. Please give me a call whenever is convenient for you. Please note that, because no application has been filed, there will be a proforma (procedural) hearing, opened by hearing officer on Friday, October 4, 2024 at 10:00 a.m.

This proceeding will be for procedural purposes only. There will be no presentations, testimony, or substantive action taken.

You may access this link for more information on how to attend the proceeding: https://www.capecodcommission.org/calendar/event/dri-review-boxberry-hill-road-falmouth/2024-10-04/1000

Please feel free to reach out with any questions.

Jordan

Jordan Velozo
Chief Regulatory Officer
Cape Cod Commission
508-744-1253
jordan.velozo@capecodcommission.org

From: Jordan Velozo
Sent: Saturday, September 28, 2024 5:25 AM
To: betsy tomic <betsytomic505@gmail.com>
Cc: Bill Tomic Bill Tomic <billtomic86@gmail.com>
Subject: Re: CCC 24022, owners are Frederick Jensen, Elizabeth Tomic and others

Ms. Tomic,

Thank you for reaching out. I am out of the office this week but will be in touch next week to discuss this.

Best,
Jordan

> On Sep 27, 2024, at 4:05 AM, betsy tomic <betsytomic505@gmail.com> wrote:
>
> CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.
>
> Dear Ms. Velozo:
>
> I am supposed to submit an application for a DRI to the CCC. However, we have no plans to build anything. We did two things to create some clarity in a jointly owned

30 plus acre property:
1. we had Tom Bunker create actual plans for lots along the road. (most of the property is NOT on the road.)
2. we changed the plots from Agricultural to Residential.

The property is owned by 5 people, and we are trying to lay the groundwork to separate the property to individuals.

I left a simple voice mail for you. Hope to hear from you today or Monday.

--
Betsy (Elizabeth) Tomic

betsytomic505@gmail.com
Home: 914- 815- 7001
16 Rockledge Ave, 4R2
Ossining, NY 10562

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Betsy

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