



# Eastham

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## MASSACHUSETTS

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**Contact:** Lauren Barker, Economic Development Planner  
(508)240-5900, ext. 3245

### **Eastham T-Time Committee Concludes Public Forum Series** *Final Recommendations to be Submitted in November*

**EASTHAM, MA** – The Town of Eastham’s T-Time Development Committee on Wednesday evening concluded a series of three public forums designed to gauge response to the committee’s draft recommendations for future use of the Town-owned “T-Time Property” (4790 State Highway Route 6). Both virtual and in-person forum options were available and a total of 148 Eastham community members attended the forums, which were held over the course of several weeks in September and October. Committee members will next review and discuss public input from the forums – as well as findings from an accompanying “reaction poll” – during regular committee meetings in October and November. The committee’s final recommendations for use of the T-Time Property are due to the Eastham Select Board in November 2021.

The T-Time Committee’s recommendations were drafted following 22 months of extensive research and public input, beginning in January 2020. The committee reviewed data on community needs; evaluated local economic demand through an Eastham Market Study; engaged dozens of civic organizations and business representatives; and received responses from more than 2,200 community members through a T-Time Community Input Survey. In August 2021, the committee held a series of work sessions to systematically review all information collected to date. Through those sessions, committee members ultimately reached consensus on the set of draft recommendations brought to the public through the fall forum series. In addition to the public forums, supplemental focus groups are being held with residents aged 40-and-under, as this demographic was found to be underrepresented in the initial public input survey and in the subsequent forum series.

Eastham’s Select Board originally charged the T-Time Committee with conducting “an inclusive process that reflects and assimilates the ideas and values of the entire community.” The survey, focus groups, and forum series are all part of an ongoing community engagement effort that has proven critical to the T-Time Committee’s process and findings.

“The committee held these forums to get a last measure of community feedback before refining our recommendations and presenting them to the Select Board next month.” said Karen Strauss, Chair of the T-Time Development Committee. “We thank everyone who participated in this process by attending or watching our forums, contributing questions and comments in a meeting or by email, or participating in our survey. This level of participation adds considerable depth and value to the process.”

“The T-Time Committee’s public engagement process has been unprecedented for the Eastham community in terms of its scope and diligence, and the committee’s draft recommendations reflect this wide-ranging participation,” said Jacqui Beebe, Eastham Town Administrator. “The committee should be

extremely proud of this work, and the community can be confident that a thorough and inclusive process was conducted to develop the best possible recommendations.”

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### **About the T-Time Committee’s Draft Recommendations**

The committee’s draft recommendations provide the following list of options for use of the T-Time property: a public community center building (anchored by Eastham’s Recreation Department and potentially the Council on Aging); ample outdoor green space for gathering and recreation; artist or entrepreneur pop-up space; and senior and workforce housing. The committee also allowed for the possibility of a community pool but noted that additional information is needed before including this in the final list of recommendations. Under the committee’s recommendations, use of the site would have an inter-generational focus.

The draft recommendations also include guidelines for future development of the T-Time site, which are intended to serve as a roadmap for how the property should be developed to ensure the community’s needs and values are prioritized. The Guidelines for Development state that aesthetics of buildings and other elements must align with Eastham’s community character; that the site should include a mix of uses; and that development must consider traffic impacts; wastewater infrastructure; and environmental stewardship, among other requirements.

In addition to providing recommendations for use of the T-Time property, the T-Time Development Committee was asked to outline acceptable uses for two additional Town-owned properties: the Town Center Plaza (4550 State Highway) and the current location of the Town’s Council on Aging (1405 Nauset Rd and 0 Martha St).

In Spring 2021, Town Meeting voters authorized the Town to enter into a purchase and sale agreement for the Town Center Plaza property, presenting a unique opportunity for the Town to make progress toward the established vision of a walkable, mixed-use village center in North Eastham. The T-Time Committee was asked to consider whether certain community needs or unmet market demands identified through the T-Time research and planning process could be located on the Town Center Plaza property. The T-Time Committee’s list of acceptable uses for Town Center Plaza include space for the six existing businesses on the site, a farmer’s market, medical office space, retail and restaurant space, top-of-shop housing, senior housing, and workforce housing.

Because the draft recommendations for the T-Time property include the option for a new intergenerational community space that could include the Town’s Council on Aging (COA), the property currently housing the COA was also considered as part of a bigger strategic process to ensure the "highest and best" use of each Town-owned parcel. In their draft recommendations, the T-Time Committee identified affordable housing, senior and/or workforce housing, or other housing consistent with the Town’s Housing Production Plan as acceptable uses for the current COA property.

### **About the T-Time Development Committee**

The T-Time Development Committee was created as an advisory body to the Eastham Select Board in late 2019 and was tasked with considering possible uses for the T-Time property that would benefit Town

residents. The Committee's official charge requires that it conduct an inclusive process that reflects the ideas and values of the entire community. To learn more about the committee and the T-Time Development Initiative, visit [www.easthamtime.org](http://www.easthamtime.org).

### **About the T-Time Property**

The T-Time property is a town-owned 11-acre parcel of land at 4790 State Highway (Route 6), formerly the site of the T-Time golf driving range. Eastham residents agreed to purchase the property in spring of 2019 via both Town Meeting and ballot vote, with the goal of finding a use that would be an asset to the community, satisfy unmet needs, and reflect the Town's community character and quality of life. To learn more about the T-Time Property and the T-Time Development Initiative, visit [www.easthamtime.org](http://www.easthamtime.org).