

John Jannell

From: Kim Arestad Realtor <kim.arestad@exprealty.com>
Sent: Wednesday, August 20, 2025 11:44 AM
To: ksmith@town.orleans.ma.us
Subject: Kent's Point Hearing ~ Public Comment

You don't often get email from kim.arestad@exprealty.com. [Learn why this is important](#)

Dear Ms. Smith,

I would like to go on record opposing the proposed action to limit Kent's Point to only Orlean residents..

As a former Environmental and Land Use attorney in the State of NY, I have read the controlling case law and do not believe your Commission has the authority to curtail use of Kent's Point to only Orleans residents. Furthermore, Attorney Oakes has laid out a very valid and well articulated rebuttal to prior memos and I would strongly hope that your legal counsel has reviewed the precedent on all issues, including the First Amendment and procedural.

As a professional Cape Realtor for the past 20 years, would like to point out the negative impact this will eventually have on property values. While the few residents surrounding Kent's Point may chose to turn it into a private, essentially gated community; that will only serve to make the Cape a more elitist destination. Thus. making it much harder to market Cape Cod as a family friendly destination whether that be second home, retirement home, or investment property. It is the beauty of Cape Cod that brings people here and makes us a Summer destination, which in turn boasts our economy and our property values, curtailing public rights for the advantage of the few, puts that in jeopardy.

We all see the impact the Summer has on our surroundings; but restricting use is not the answer, nor do I believe it to be legal or something that is even enforceable, or within this Commissions powers to decide.

More to the point is what can be done to responsibly implement a remediation plan and protect the Point? The fence that was put up is a great step in the right direction, but does not address the runoff issue that we saw this past July.. Again, I am not an environmental engineer, and do leave that to the advice of the experts. However, perhaps there are places where a revetment wall could be entertained. I know the mandate for residential properties is to employ the least intrusive form of mitigation (ie: planting of eel grass, for instance) before a revetment wall will be considered, perhaps Kent's Point is at that tipping point. If so, then no matter how much foot traffic is curtailed it will not avoid the inevitable erosion and runoff.

Your Commission's consideration of the above points is greatly appreciated.

Warmly,
Kim C. Arestad
Realtor® ~ eXp Realty ~ Chatham
c. 201-390-4241
kimarestad.exprealty.com

Mass License #009515819

"Making Cape Cod Dreams a Reality"

John Jannell

From: Cynthia J Benton <3910lea@gmail.com>
Sent: Monday, August 18, 2025 5:39 PM
To: Kristyna Smith; knewman@town.orleans.ma.us
Subject: Public comment regarding stickers at Kent's Point

My name is Cynthia J Benton and I live at 56 Old Colony Way in Orleans presently. I hail from the tribe of Nichols at the end of Barley Neck Road where my extended family has maintained very significant property for at least six generations. I personally pay Orleans property taxes on this property here at 56 Old Colony Way and on a second property at 34 Twinings Ln. in South Orleans. I have been a property tax payer since 1975 when my mother gifted me and my siblings half of the house on Little Pleasant Bay. I consider it a gift and an honor and responsibility to reside here in Orleans and I have taken my responsibilities very very seriously all my life. I have taken my responsibilities as a keeper of this land and my family's interests in all of Orleans very very seriously all my life.

I am absolutely APPALLED at the suggestion that residents from towns other than Orleans will be required to pay for parking at Kent's Point ! This is truly unfair and the thought that it could even be made a year-round tax is outrageous. It, unfortunately, reflects what I see as an elitist attitude on the parts of the conservation commission and the select board to even consider this! I have always known Orleans to be decent and accepting, inclusive of others and wanting to share in the joy and the learning of nature with anyone who comes to our village. This effort of KEEPING OTHER PEOPLE OUT is not in keeping with the intent of Charlotte Kent nor, I believe the well meaning villagers of Orleans. This is a community of people who love this earth and value it and people who come to it to do the same should not be penalized (repeatedly)!! It is just unfathomable for me to even consider this as something the town of Orleans wants to present itself as adopting. We are adopting an elitist position and keeping out others, setting up an us versus them society, telling the rest of our community that we don't value their connecting with this land. Does this mean we're going to ticket and penalize visitors to Skaket Beach and Nauset beach during the off-season? Have we really gotten that jaded?!?

Please consider this my comment regarding parking stickers for Kent's Point.

Please distribute this to the select board and publish it publicly. My vote is for acceptance and diversity over elitism any day!

Thank you

John Jannell

From: Lindsay Bigoness <lindsay.bigoness@gmail.com>
Sent: Thursday, August 21, 2025 12:54 AM
To: ksmith@town.orleans.ma.us
Subject: Comments to the Conservation Committee re: Kent's Point Conservation Area

[You don't often get email from lindsay.bigoness@gmail.com. Learn why this is important at <https://aka.ms/LearnAboutSenderIdentification>]

Hello, may I please submit the below comments to the Conservation Committee for their review?, regarding the Orleans Kent's Point Conservation Area.

Thank you very much.

Best wishes,

Lindsay and Leslie Bigoness
58 Keziah's Lane, Orleans, MA 02653

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Via Email, to ksmith@town.orleans.ma.us

Dear Orleans Conservation Committee Members:

Thank you for your consideration of the proposal to require Orleans resident parking stickers at the Kent's Point Conservation parking area in Orleans. We are strongly in favor of this proposal to require Orleans resident stickers. We are permanent residents of Orleans and live at 58 Keziah's Lane, the street on which Kent's Point is located. We have lived here since 1996 and also have deep roots on Cape Cod, with our 12/13 times great-grandfather, Anthony Thacher, being one of the founders of Yarmouth. We love Orleans and its woods, waters and commitment to conservation, and feel it is a truly special town and community.

Kent's Point is one of those places which makes Orleans special. The peninsula's tranquility and being a haven for wildlife, over many decades, was a joy to experience. However, over the last five years, Kent's Point has literally been overrun by visitors, at all hours of the day and evening. As many other Orleans residents will likely share, Kent's Point is - at this moment - being "loved to death."

Kent's Point is currently promoted on a number of online blogs, Cape travel sites, social media, and printed publications specifically as "a free dog park, with no restrictions." Our former neighbor, the late Charlotte Kent, would be intensely upset if she knew that the beautiful and important area of conservation land which she generously left to her beloved town of Orleans is now being used as the de facto dog park of the mid and lower Cape. Hundreds of cars and visitors from outside Orleans visit the area every day, year round, and it is referred to and believed by many to be "a dog park," not a conservation area - as Charlotte Kent intended and which was the reason for her gift. Many of these hundreds of daily visitors are non-residents and non-taxpayers and they have no responsibility for or ability to help with the conservation work of this important nature reserve in our town.

We know that many people throughout the Cape know about and use Kent's Point solely as their dog run, either daily or weekly. An example of one we feel relevant anecdote related to the perception of Kent's Point is that every time we pick up a prescription or an order at a business outside of Orleans, as we do many times a year, the business employee will see our Keziah's Lane address, if available to them to see, and they comment: "Oh, Keziah's Lane! I love Kent's Point so much! I go to that dog park every week (or every day)!!". These exchanges happen as far away as Mashpee, Hyannis,

Dennis, Yarmouth, Sandwich, Wellfleet, Truro and beyond. We share this interaction to highlight how well known Kent's Point is - not as the tranquil reserve it once was and as intended to be by Charlotte Kent's wonderful gift, but instead now as a daily or weekly dog run by non-residents from towns outside Orleans. These non-residents have greatly increased the volume of dog waste and trash pickup needed at the area, and overall have degraded and disrupted this fragile environmental area. There is currently no means for visitors to be accountable during their use or to help support Kent's ecological management. Many of these Kent's Point visitors are renting Air B&Bs, VRBOs or other rentals around the mid, lower, and outer Cape and they drive to Kent's Point once or twice daily to have their dog defecate at Kent's Point. These visitors are also increasingly not removing their dog waste. It collects in piles throughout the reserve, and is not removed. Visitors have also created new, unsanctioned paths throughout the peninsula - exacerbating erosion and creating dirt paths on many places that were in a natural state, just a year or two ago.

The lack of wildlife now at Kent's Point, compared to just a few years ago, is also noticeable and disturbing. Charlotte Kent was a keen observer and supporter of local wildlife along The River and Little Pleasant Bay, and instead of maintaining the wildlife diversity on her donated land, Kent's has an overused and barren quality now. We have not observed wildlife there, other than a handful of birds, in years.

We love dogs and have been dog owners for many years, and are so glad and appreciative of visitors enjoying Orleans and our town's idyllic places, but the negative impact on Kent's Point due to its use now as a local and regional dog park is intensely noticeable and alarming.

This resident sticker proposal may not be the complete answer to helping return Kent's to its more natural and vibrant state and there are certainly complex and complicated issues, as we all feel, regarding land preservation and conservation management. But we know the sticker requirement would be a positive measure towards helping the Town of Orleans to better honor and preserve the spirit and goal of Charlotte Kent's conservation gift. We urge you to pass this proposal to require Orleans resident stickers, year round, for the parking lot at Kent's Point, similar to what is currently in place at First Light Park off 6A in Brewster. Put in place, a similar resident sticker requirement for Kent's Point would assist in focusing the volume of visitors on tax-paying residents who can support their town's conservation work, as they enjoy a visit. Being a steward of critical and fragile ecological areas means making difficult, and perhaps unpopular decisions, but this passing this sticker proposal would have a positive and meaningful impact on Kent's Point, one of Orleans most special conservation areas.

Thank you again for your consideration and work on this vital issue.

Best regards,

Leslie Bigoness
Lindsay Bigoness
(mother and daughter)
58 Keziah's Lane, Orleans, MA 02653
lindsay.bigoness@gmail.com
lbigoness@gmail.com

John Jannell

From: Janis Brennan <janislynnbrennan@gmail.com>
Sent: Monday, August 11, 2025 10:55 AM
To: conservation@town.orleans.ma.us
Subject: Comments on Aug 27 Kent's Point Hearing

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To the Commision:

I am writing in support of the proposed parking restriction at Kent's Point. I agree with the points made in the KLA petition regarding the continuing degradation of conditions at the point caused by overuse. Trails on the Frost Fish Cove side of the point have been eroded by overuse to the point of being inaccessible for many of us.

The 2015 Kent's Point Management Plan contains a list of recreational activities, many of which are no longer available due to overuse and presence of unleashed dogs. That document also states that unrestrained dogs are disallowed per a town by law.

At present, "poop" bags line the trails. Unrestrained dogs, "friendly" or menacing, are a barrier to enjoying a peaceful walk.

As a neighbor (I live off Kescayogansett Road) and frequent walker at Kent's Point, I strongly support this simple measure to allow us to continue to enjoy this beautiful place.

Thank you for your consideration of this proposal, and for all you do to help preserve our beautiful town.

Janis Brennan
49 Kenneth Lane

John Jannell

From: SUZANNE BRUNO <brunojs@comcast.net>
Sent: Sunday, August 17, 2025 5:40 PM
To: ksmith@town.orleans.ma.us; knewman@town.orleans.ma.us
Subject: Kent's point

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Dear Orleans Conservation Committee -

We own a home in Brewster and go to Kent's Point several times a week to walk our (well-behaved) dog in the mornings. We have loved this community and have made friends (both human and canine!) over the past few years. We would be so sad to lose this lovely spot, but understand the concerns about maintenance/parking, etc. We are hoping that the town would at least consider making parking permits available to non residents for a fee. The fee associated with these permits could be used to maintain the area, and having a permit process would allow the town to limit the number of visitors and keep track of who is using the area. We appreciate your taking the time to consider this.

Thank you!

Suzanne and John Bruno

John Jannell

From: Janet Cohen <janetc543@gmail.com>
Sent: Sunday, August 17, 2025 4:21 PM
To: ksmith@town.orleans.ma.us; knewman@town.orleans.ma.us
Subject: Kent's Point Restrictions

Some people who received this message don't often get email from janetc543@gmail.com. [Learn why this is important](#)

Please distribute this letter to the Select Board:

Charlotte Kent had a generous spirit. My guess is she would be appalled if the Conservation Commission of Orleans decided to deny public access to the land she dedicated to all.

It seems the grounds for denial are fallacious and might even be illegal, as interpreted by several attorneys in the group who would be wrongly banned. The environmental report the restrictions are based on never stated that public access is contributing to erosion and that nonresidents should subsequently be denied. I'm sure you all know that there are many causes of beach erosion other than people and dogs walking.

There are legal precedents to citizens successfully contesting denial of their rights concerning beach access. No one wants the situation to come to this.

Also, as local nonresidents, many of us consistently patronize various Orleans businesses. If Kent's Point access is restricted to a select few, I've heard talk of a petition possibly being circulated to take our business elsewhere.

Please close consideration of restricting Kent's Point. It's bad for the town's reputation and bad for tourism.

Thank you.

Janet Cohen

John Jannell

From: Brian Dupre <bdupre@gmail.com>
Sent: Tuesday, August 19, 2025 1:00 PM
To: ksmith@town.orleans.ma.us
Cc: conservation@town.orleans.ma.us; knewman@town.orleans.ma.us
Subject: Kent's Point

Some people who received this message don't often get email from bdupre@gmail.com. [Learn why this is important](#)

Hello,

I am a resident of Wellfleet and I am writing to oppose a proposal to limit parking at Kent's Point to Orleans residents with parking stickers. I have taken my dog Elbee there a couple times a month since 2021, and it has been a wonderful experience for her and for me. Honestly, it's better than therapy for my mental health to be in a beautiful place, let my dog run, and meet other people in the community. I have had so many good conversations there with people from around the Cape.

I understand there are concerns with overuse, as there are with all conservation spaces. I certainly have seen the effects of erosion in the past few years (though that seems more from storms and tides than anything else). I have read the Conservation Area Management Plan. I do not understand how a proposal to require Orleans parking stickers does anything to address any erosion problems though. Parking is already limited (though honestly I tend to go when I know there won't be a lot of people, and tend to go less during the summer). I consider myself a very responsible steward of the land. I drive slowly on Frost Fish Lane, keep my dog under control (we invested a lot in training!), stay on the trails, and pick up dog poop (my own and others).

I'm not opposed to reasonable restrictions to protect this land for years to come, but this proposal just seems like discrimination against non-Orleans residents. The truth is, although we may live in different towns, be that Orleans, Truro, Wellfleet, Eastham, etc, we are part of one community.

I also understand there is a real legal question as to whether this land can be restricted to residents-only. Although this is not my area of expertise, I am an attorney, and I have reviewed the 2015 and 2024 town counsel's memo as well as additional case law. I would predict that limiting the parking to residents would generate a lawsuit that plaintiffs would have a good chance of winning. When there is litigation over public lands it typically means we have failed as a community to work things out with our fellow citizens. I would hope we can work something out here so that residents of the Cape (and visitors) can appreciate this land. To that end, please circulate my message to the Conservation Commission and Selectboard. I will also plan to attend the August 27 meeting.

Sincerely,
Brian Dupré
295 Blue Heron Rd
Wellfleet, MA 02667

Kent's Point

From Mati Delano <matifrontcom1@hotmail.com>

Date Thu 8/14/2025 1:41 PM

To Kristyna Smith <ksmith@town.orleans.ma.us>; Kimberly Newman <knewman@town.orleans.ma.us>

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Hello,

I saw a Letter to the Editor in the Chronicle today that advised concerned citizens to contact you regarding efforts to restrict use of Kent's Point to year-round sticker holders. I live in Brewster (year-round), but I go on walks at Kent's Point often with my family, and have been doing so for decades. I am concerned that the town is trying to exclude people from using Kent's Point, which was generously donated in 1988 by Charlotte Kent.

This is a nice piece of nature that is supposed to be open to the public to enjoy. I am disturbed that the town would try to restrict it.

~Matilda Delano, 774-216-9554

Public Hearing August 27th, 2025

From Philip Dutton <pddutton245@gmail.com>

Date Wed 8/13/2025 11:22 AM

To Kimberly Newman <knewman@town.orleans.ma.us>; Kristyna Smith <ksmith@town.orleans.ma.us>

Some people who received this message don't often get email from pddutton245@gmail.com. [Learn why this is important](#)

To whom it may concern:

I object to the proposed regulations restricting access to Kents Point to non residents. I have been a home owner in Orleans for over twenty years in three different homes. I believe the Conservation Commission is overreaching it's authority to restrict "Public Access" to Kents Point to non residents. First, who authorized the Commission to spend tax payers money on the LEC environmental study? How much did the study cost? Was there a bid for the study? Did they survey residents who frequent Kents Point? Do the unelected Commissioners have the expertise to sit in judgement on such matters? What are their qualifications besides being appointed and serving? There is no accountability. What if an Orleans resident doesn't have a sticker (free or fee) and wants to park and enjoy a nature walk? Will there be a fine imposed? The restrictions/protections actually adversely affect overly taxed Orleans residents. Please include the afroemention statement in the record at the Public Hearing on August 27, 2025. Thank you for your attention to this matter.

Best Regards,

Philip M.Dutton, Esq.

38 Weston Taylors Lane

Orleans, MA

02653

John Jannell

From: Rob Emsley <robemsley@gmail.com>
Sent: Sunday, August 17, 2025 7:49 PM
To: ksmith@town.orleans.ma.us
Subject: Kent's Point

You don't often get email from robemsley@gmail.com. [Learn why this is important](#)

Dear Orlean's Town

I wish to comment on the proposal to limit access to Kent's point.

I have lived in Brewster since 2008 with my wife Heather and walking at Kent's point is something that we do almost daily. It is one of the few places in the area where dogs are welcome.

I hope that you don't make changes to not allow non Orleans residents access.

Regards
Rob & Heather Emsley

John Jannell

From: Claire Fitz-Gerald <csfitzgerald@gmail.com>
Sent: Tuesday, August 19, 2025 9:08 AM
To: ksmith@town.orleans.ma.us
Subject: Comments opposing resident requirement at Kent's Point

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To whom it may concern:

Thank you for the opportunity to comment on the Town of Orleans' Conservation Commission's proposal to establish a year-round resident sticker requirement for access to Kent's Point Conservation Area. I am writing to oppose the proposed measure and urge the Conservation Commission to keep Kent's Point open to residents and non-residents alike.

As a year-round resident of Chatham, MA, I followed the Conservation Commission's efforts in December 2024 to evaluate the use of Kent's Point and consider measures to combat erosion with interest. I supported recently implemented measures to improve signage, clearly mark trails, and create barriers to discourage users from straying from established paths.

Now, I urge the Commission to allow continued public access to Kent's Point for non-residents. I walk with my dog at Kent's Point on Saturday mornings, year-round. During the summer, we often go directly from Kent's Point to the Orleans Farmers Market and the Chocolate Sparrow. My boyfriend and I also frequent Orleans restaurants and shops year-round.

I greatly appreciate the ability to visit the natural spaces and businesses of adjoining towns like Orleans, which I feel contributes to a greater sense of community on Cape Cod, particularly during the quiet winter months. It would be a shame to exclude year-round Cape Cod residents from adjoining towns from accessing Kent's Point and I, for one, would not feel comfortable spending money and frequenting businesses in a town that seeks to exclude its neighbors. Instead, I would shift my spending to other, more inclusive communities on the Cape and I imagine that others would, too. If this measure is implemented, summer visitors may choose other nature walks in other towns, thus reducing foot traffic at Kent's Point, but then they may also visit businesses in those other towns for their other recreational needs (eg coffee, lunch) to the detriment of Orleans business owners.

Our natural spaces are what make Cape Cod special and I urge you not to implement exclusionary measures that prevent non-residents from visiting and enjoying Kent's Point, and discourage non-residents from patronizing Orleans' businesses. Please keep Kent's Point open for all to enjoy.

Thank you for your time.

.....

Claire Fitz-Gerald

csfitzgerald@gmail.com

John Jannell

From: Al Fournier <fournier.al@gmail.com>
Sent: Sunday, August 17, 2025 5:27 PM
To: ksmith@town.orleans.ma.us; knewman@town.orleans.ma.us
Subject: nonresident Access to Kent's Point

Some people who received this message don't often get email from fournier.al@gmail.com. [Learn why this is important](#)

I understand that an environmental report concerning Kent's Point

is the rationale behind an effort to bar nonresidents from utilizing the property.

It has also been brought to my attention that this effort may not only be erroneous, but is also likely to be unconstitutional.

The report never stated that erosion is caused by people or dogs walking on a public beach or park, and it also did not recommend that access be limited. It is quite evident that the tides appear to be the prime candidates for erosion. Simply witness the water level at normal high tides when the beach is nearly non-existent, and then witness how the shore is devastated during storm surge high tides. Examine the damage to the grasses and flora along the shore, it is not caused by romping dogs or their respective and responsible owners.

There are many other factors that need to be addressed to curtail erosion.

If access is restricted, this will not resolve the issue. As Global warming continues to alter weather patterns, erosion of the shores throughout the planet will continue. Kent's Point will continue to erode and that fact is not due to nonresidents use of it.

Please pass this email to the Select Board


Sincerely

Albert Fournier

Brewster MA

Forwarding comments

From Susan Freed <freedsm@gmail.com>
Date Thu 8/21/2025 11:15 AM
To Kristyna Smith <ksmith@town.orleans.ma.us>

 1 attachment (14 KB)
Doc10.docx;

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Please review the comments of a resident.

Would the parking restriction that has been recommended be summer only or year-round?

Summer is a more difficult time since the beaches are off limits.

Begin forwarded message:

From: Susan Freed <freedsm@gmail.com>
Subject: Public comment regarding Kent's point hearing
Date: August 21, 2025 at 9:27:53 AM EDT
To: conservation@town.orleans.ma.us

8/21/2025

To members of the Orleans Conservation Commission,

I am writing regarding the upcoming meeting about parking restrictions at Kent's Point.

While I understand that there are some issues with the summer traffic at Kent's Point, I have concern about issues that will arise if a resident sticker becomes required.

Will the permit parking only be enforced during the summer months or is the intention to enforce this restriction year round?

We live in Orleans part-time and have resident beach sticker for our cars. However, our children often visit us and since their cars are not registered to us, they do not have beach stickers. We very much enjoy walking with our children and our dogs, but that would no longer be possible if the permit was required. We often dog sit for our children and in return they often dog sit for our dog while staying at our home. Our children and friends would no longer be able to walk our dog at Kent's Point if a resident sticker is required.

If you are considering making changes to help the parking situation, consider somehow marking the spaces as has been done at the end of Wildflower. I was at Kent's point yesterday and it's clear that there could have been more efficient use of the parking area. My guess this is not intentional that cars and trucks were taking up multiple spaces and has more to do with where the other cars are parked when people arrive.

If the concern is that parking should be limited to residents, what about the idea of dedicating a portion of the spots for people with resident stickers? That would allow non-residents to park, but on a more limited basis.

Kent's Point is a fabulous resource to our community and one that we have enjoyed for many years.

I hope you will consider these suggestions.

Thank you,
Susan Freed
Jackknife Point Road, Orleans

John Jannell

From: Joe <joehickey702@gmail.com>
Sent: Wednesday, August 20, 2025 10:03 AM
To: ksmith@town.orleans.ma.us; knewman@town.orleans.ma.us
Subject: Legal Concerns Regarding Proposed Kent's Point Access Restrictions

Some people who received this message don't often get email from joehickey702@gmail.com. [Learn why this is important](#)

Dear Members of the Orleans Conservation Commission,

I write to express my opposition to the proposed year-round sticker requirement for Kent's Point, which would exclude nonresidents from access. Such a measure raises serious constitutional and statutory concerns under Massachusetts law and established precedent.

- Article XLIX of the Massachusetts Constitution guarantees the right of the public to freely access natural resources of the Commonwealth, subject only to restrictions imposed by the state—not municipalities. Orleans lacks the authority to impose residency-based exclusionary policies that contradict this constitutional principle.
- The Public Trust Doctrine, deeply embedded in Massachusetts common law, affirms that shorelands and adjacent resources are held in trust for the use of the public. Denying access based on residency undermines this doctrine.
- In *Smith v. City of Westfield*, 478 Mass. 49 (2017), the Supreme Judicial Court invalidated a municipal attempt to restrict public access to open space, holding that only the state may enact such restrictions. Orleans' proposal risks being struck down on similar grounds.
- In *Town of Greenwich v. Massachusetts Citizens for Open Beaches*, 777 A.2d 552 (Conn. 2001), the court struck down a residency-based restriction on beach access, finding it discriminatory and unconstitutional under the First Amendment. Although from Connecticut, the reasoning has persuasive weight and parallels the current circumstances.
- Other Massachusetts cases (e.g., *Ledyard v. Town of Greenwich*) have underscored that municipalities cannot impose restrictions that effectively privatize resources intended for public benefit.

If Orleans proceeds, the town should expect substantial legal challenges... Litigation will not only be costly for Orleans taxpayers, but likely unsuccessful given the clear precedent against residency-based exclusions. Further, the measure risks federal scrutiny under the Equal Protection Clause, given that similarly situated individuals would be treated unequally based solely on residence.

I urge the Commission and the Town to reject this restriction. To do otherwise risks constitutional violation, unnecessary litigation, and reputational harm. Instead, Orleans should adopt policies that honor its legal obligations and ensure Kent's Point remains a shared natural resource for all.

Please include me in all distributions regarding this issue.

Respectfully,
The Hickey Family
Brewster, MA

John Jannell

From: Hugh howard <hugh_howard@hotmail.com>
Sent: Wednesday, August 20, 2025 11:38 AM
To: ksmith@town.orleans.ma.us
Cc: karloakes258@outlook.com
Subject: Kent's Point

[You don't often get email from hugh_howard@hotmail.com. Learn why this is important at <https://aka.ms/LearnAboutSenderIdentification>]

As frequent visitors to Eastham and regular visitors to Kent's Point, I was dismayed to find that Orleans is moving to restrict access to this wonderful resource to Orleans property owners. Orleans and Cape Cod are universally hostile to dogs and Kent's Point is one place where dogs can run free, actually buy the original deed of gift. In addition to Kent's Point, my family and I regularly shop at Stop and Shop, the Pump House, Kemp Pottery, the Ace Hardware store, Snows as well as the Yardarm restaurant, Mahoney's and other restaurants. I can assure you that we will find other establishment outside of orleans if this ban comes through.

Hugh Howard
26 Sherman Street
Beverly, MA 01915

Sent from my iPad

John Jannell

From: Anne and Brian Jarvis <brianannie16@gmail.com>
Sent: Wednesday, August 20, 2025 8:18 AM
To: ksmith@town.orleans.ma.us
Subject: Fwd: Kent's Point

You don't often get email from brianannie16@gmail.com. [Learn why this is important](#)

----- Forwarded message -----

From: Anne and Brian Jarvis <brianannie16@gmail.com>
Date: Wed, Aug 20, 2025, 7:20 AM
Subject: Kent's Point
To: <ksmith@town.orleans.ma.us>

Good morning

My name is Anne Jarvis and I am a Brewster resident. My family and I (especially our 2 year old yellow lab!) absolutely love Kent's Point! I have stopped to read the story several times about Charlotte who sold this land to Orleans at a modest price. She had a love for animals and it is reasonable to assume she wanted everyone to enjoy this beautiful place.

Please do not restrict access to this treasure 🙏. There is nothing else like it on this part of the cape. It is life changing for so many people, families and dogs! I can't imagine not being able to enjoy this beautiful place that we visit almost every day.

Brewster has a wonderful dog park that welcomes visitors from all over the cape. We should share our treasures, we are all cape coddors ❤️.

Much thanks for your consideration,

Anne Jarvis

Kent's Point

From louise kane <louise@kaneproductions.net>
Date Mon 8/18/2025 4:56 PM
To Kristyna Smith <ksmith@town.orleans.ma.us>

You don't often get email from louise@kaneproductions.net. [Learn why this is important](#)

Louise Kane
920 Herring Brook Road
Eastham, MA 02642
louise@kaneproductions.net

August 15, 2025

Dear Town of Orleans,

I'm writing to express my thoughts on closing Kent's Point to non-Orleans residents. As a local and native Cape Codder, I have witnessed many changes to Cape Cod that have impacted the environment, the character and aesthetics of this unique and wonderful place. Perhaps some of the most onerous changes have been the lack of access to places that locals frequent whether its due to private "ownership" of tidal areas by wealthy land owners using the notorious, irrelevant and archaic Kings Grant rights (granted only in MA) or through development, or towns restricting access only to town residents.

As a child, then an adolescent, and now a senior I have been fortunate to walk, hike or recreate in some of the most magical places. I don't think of Cape Cod as individual towns but as a whole system offering a multitude of outside activities that are spread across various habitats and unique ecological niches. And while I applaud the town's concern to protect resources, in this particular instance restricting access seems to have more to do with neighbors that want to limit use. I am also

aware that the ability to restrict use is a legal issue constituting an unconstitutional action.

I have always been an advocate for a county wide permit system that allows Cape Cod residents to visit any town beaches or public lands. I don't mind paying for that right and to provide funds for upkeep and maintenance. Until the time that towns work together for a system such as this, I am strongly against restricting access to a resource I have enjoyed since I was a small child. I can still remember the sound of the whistle and my father's boat when he returned to pick my sister and me up after we spent the day on Kent Point's shores while he was quahogging.

These are magical memories for me and I suspect many others have created their own memories. One trail used by locals has already been cut off by private owners in Orleans, and I hope this is not the next. I have owned properties in Eastham, Chatham and Orleans throughout my adult life. I was raised on Tonset Road in Orleans as a child. The landings and beach areas are home and I feel a strong connection to this land. I do not appreciate yet another threat of exclusion.

I hope you consider my comments and the public opposition that seems to be ground swelling.

Sincerely,
Louise Kane

John Jannell

From: P Manning <pmanning2000@sbcglobal.net>
Sent: Wednesday, August 20, 2025 2:28 PM
To: ksmith@town.orleans.ma.us
Subject: Fw: Kent's Point

You don't often get email from pmanning2000@sbcglobal.net. [Learn why this is important](#)

On Wednesday, August 20, 2025, 1:54 PM, P Manning <pmanning2000@sbcglobal.net> wrote:

Hello friends and neighbors,

As a property owner along Keziah's, and as a frequent walker from our house to Kent's Point, I can tell you that we are severely affected by the large number of cars driving to and from Kent's Point.

1. Cars often pull off the edge of the road to allow other cars to pass, degrading the more fragile edges of the road and pushing back the vegetation.
2. Cars often use Keziah's illegally to get to Kent's Point. It is a private road!
3. Limiting the parking to Orleans residents only would dramatically reduce the number of cars traveling on Keziah's.

In addition, Kent's Point was donated as a small piece of wilderness. Limiting the parking to Orleans residents only would better maintain this beautiful space for the flora and fauna we all love.

Finally, it makes sense to use Orleans taxpayers money to maintain spaces like Pilgrim Lake where parking is limited to Orleans residents only. Kent's Point should be managed the same way. Orleans pays for maintenance, and Orleans residents should get the benefits, not visitors who google "dog parks on Cape Cod".

Respectfully submitted,
Pat Manning
3 Etta's Way, Orleans

John Jannell

From: Karl Oakes <karloakes258@outlook.com>
Sent: Wednesday, August 20, 2025 12:37 PM
To: Kristyna Smith
Subject: Kent's Point Comments

Dear OCC members:

In general, find my comments at orleanswatchdog.org

Additionally, let me say that it is folly to conduct a public hearing at this stage, when the foundations of the entire effort are crumbling. It will hurt the town's image, and it's disrespectful to all the people who will show up sincerely, having invested time and energy in what they think is a genuine hearing, but is actually a sham dog and pony show designed to push this corrupt mess towards Town Meeting. Multiple witnesses insisted on the need for access restrictions at the previous hearing. The expert (which none of you are) heard all that and declined to recommend them. It's over. You're done. If the Select Board wants to pick this up for non-environmental policy reasons, that's up to them.

Karl Oakes

John Jannell

From: noreply@civicplus.com
Sent: Thursday, August 21, 2025 10:52 AM
To: ksmith@town.orleans.ma.us
Subject: Online Form Submittal: Contact Kristyna Smith

Contact Kristyna Smith

Your name	Karl Oakes
Your email address	karloakes258@outlook.com
Subject	Revised Kent's Point comments
Message	Dear OCC members: In general, find my comments at orleanswatchdog.org Thank you, Karl Oakes
Attachment Number 1	<i>Field not completed.</i>
Attachment Number 2	<i>Field not completed.</i>
Attachment Number 3	<i>Field not completed.</i>

Disclaimer

The information to be submitted on this form will be sent via email. To protect sensitive information and comply with applicable data security requirements, do not submit the following information on this form: Social Security numbers, driver's license numbers, medical information, passport numbers, passwords, or financial information of any kind, including, without limitation, bank account information, routing numbers, credit card number. Please contact the department via telephone if you need assistance with sensitive information.

Email not displaying correctly? [View it in your browser.](#)



John Jannell

From: Karen Smith <capeshmitty@comcast.net>
Sent: Monday, August 18, 2025 12:36 PM
To: ksmith@town.orleans.ma.us
Subject: Thoughts on Kents Point

You don't often get email from capeshmitty@comcast.net. [Learn why this is important](#)

I am writing in support to keep Kent's Point open for all. No stickers required.

This is a beautiful conservation spot protected for everyone's use. People who use this area are respectful and follow the rules about keeping off sensitive areas so erosion does not occur. In recent years fences and signs have been installed which are doing a wonderful job to keep sensitive areas clear of foot traffic.

If you close it off, you might as well be gifting that land to the homes nearby as a private area just for them. There are not a lot of areas on the lower cape where dog owners can walk with their pets in the summer and have a cool swim. If you close it off, perhaps the town can donate another water front property as a dog park?

I hope you do not close this off and also do not require a parking sticker. It would be a shame to isolate Orleans even more. The town of Brewster has a dog park and it's open for everyone. No sticker required.

Thank you for considering my opinion.

Karen Smith
capeshmitty@comcast.net
M. 508-364-9133

John Jannell

From: Mary Stackhouse <mcstackhouse345@gmail.com>
Sent: Tuesday, August 19, 2025 7:45 PM
To: conservation@town.orleans.ma.us
Subject: Kent's Point parking

You don't often get email from mcstackhouse345@gmail.com. [Learn why this is important](#)



Mary Stackhouse <mcstackhouse345@gmail.com>

7:39 PM (2 minutes ago)



Hello,

I write to support parking restrictions at Kent's Point in order to prevent further depredations to its landscape. I've seen the destruction of paths that have had to be closed off and regret that they are no longer walkable.

I know the Point has become known far and wide for dog walking, and folks from far and wide take full advantage of one of the few places open to dogs. I like dogs. I enjoy seeing them, but they do not keep to the paths, and they rampage through the bushes and undergrowth, and they DIG.

Any place, especially unsupervised, can only take so much traffic without damage. That's why there are restrictions by sticker on most of the Cape beaches. Orleans has more open access than most towns. We, for instance, can't park at the Wellfleet ponds and beaches a good part of the year. I ask the same limits for visitors to Orleans, especially to a fragile place like Kent's Point.

I don't understand the legal threat posited in a letter to the Chronicle. It's town property. It belongs to its residents who will bear the brunt of damage. How is this case so different from the Wellfleet, Brewster, etc sticker policies?

Thanks for your attention,
Mary Stackhouse
130 hopkins Lane, Orleans

John Jannell

From: Paul Starobin <paul.starobin@gmail.com>
Sent: Tuesday, August 19, 2025 1:39 PM
To: ksmith@town.orleans.ma.us
Subject: Orleans resident comment re Kent's Point sticker requirement

You don't often get email from paul.starobin@gmail.com. [Learn why this is important](#)

Dear Orleans Conservation Commission (and please if you can acknowledge receipt of this note):

I am a longtime Orleans resident and frequent Kent's Point user, and I am opposed to a year round sticker requirement for Kent's Point. That stance may seem surprising, since I would be an apparent beneficiary of such a requirement, being a resident as well as an annual resident sticker purchaser, but please hear me out:

--It's a bad look and practice, business wise, town promotion wise, to impose such a stringent requirement. Neighboring towns like Eastham, Harwich, Brewster, w residents that also come to Kent's Point, might retaliate by intensifying their own efforts in this direction--making similar such sites off limits to non-residents. This has to be taken seriously. I very much enjoy walking my dog at Thompson's Field Conservation Area in Harwich, not far from my South Orleans home. I would feel very disappointed if Harwich imposed a sticker requirement on Thompson's.

--Friends and family come to visit me, and they sometimes like to go to Kent's Point, such a beautiful spot w its amazing view of Pleasant Bay. Kent's Point is an advertisement for Orleans--a wonderful advertisement that could lead people to want to live in our lovely town. A sticker requirement would mean they'd probably never get to see Kent's Point.

--"Year round" is especially ill advised in this respect. I often visit Kent's point in the "off season." It's never an issue to find a parking spot. And it's seldom an issue even in the High Season.

--Last--this proposal sounds to me like the latest in a long effort by homeowners in the immediate Kent's Point area to find ways, any ways they can, to limit visitors to Kent's Point. The bottom line is that a group of such homeowners would like to make it so that hardly any "outsiders" (of the neighborhood) visit Kent's Point for any reason, including dog walking. I personally have been harassed merely for driving along what a homeowner said to me was a "private" road--meaning, wrongly in this person's declaration, a road restricted to those who live in the immediate neighborhood.

There is no real problem at Kent's Point to solve. The status quo works.

Respectfully,

Paul Starobin
12 Sherman Rd. Orleans

Kent's Pointc

From Ashley Stevens <astevens676@gmail.com>

Date Tue 8/19/2025 9:39 PM

To Kristyna Smith <ksmith@town.orleans.ma.us>; Kimberly Newman <knewman@town.orleans.ma.us>

Some people who received this message don't often get email from astevens676@gmail.com. [Learn why this is important](#)

To Whom it May Concern,

I am writing to respectfully petition that Kent's Point remain open to the general public, rather than being restricted to a select few Orleans-only residents.

Kent's Point was intended as a place for the public to enjoy nature, walk their dogs, and experience the beauty of Cape Cod without barriers. Having been born and raised here, and having walked the trails of Cape Cod for 37 years, I have witnessed firsthand how much of our shoreline and open space has become inaccessible due to summer ticketing and parking restrictions. This is not what the founders of Kent's Point intended, and further limiting access would only erode the community's connection to one of our most treasured natural spaces.

Please keep Kent's Point open for all to enjoy—locals, visitors, and future generations alike. It is one of the few remaining spaces where Cape Cod can still be experienced as it was meant to be: open, free, and shared.

Sincerely,

Dr. Ashley Jadene Stevens

Note: Please distribute this to the select board, as well as the conservation commission.

John Jannell

From: phwade@comcast.net
Sent: Wednesday, August 20, 2025 3:35 PM
To: ksmith@town.orleans.ma.us
Subject: Kent's Point

You don't often get email from phwade@comcast.net. [Learn why this is important](#)

To whom it may concern,

How about selling parking stickers to out-of-towners like me (Eastham), who have walked our dogs and made friends (dog & human) at KP for years, without incident? The revenue could be put towards trail maintenance, etc. My wife, my pooch and I would gladly pay for the privilege of being allowed access to the unique beauty of Kent's Point.

Thanks for your consideration,

Peter Wade

Dale Wade

Toots Wade

John Jannell

From: dale wade <dalemwade@gmail.com>
Sent: Sunday, August 17, 2025 4:03 PM
To: ksmith@town.orleans.ma.us
Subject: Kent's Point

You don't often get email from dalemwade@gmail.com. [Learn why this is important](#)

I write to express my hopes regarding the use of Kent's Point for **everyone** as stated on the Town of Orleans own website on the front page of *Kent's Point Conservation Area Management Plan - The property of Kent's Point is open to entry and use by all persons regardless of race, color, national origin, sex, sexual orientation, age, or disability. Dated July 2025*

My understanding is the Town is planning to change use rules because there are complaints of over use of this beautiful property. BUT the whole Cape is experiencing over use! I have lived here for 60 years - or more - and have seen huge changes everywhere. Kent's Point is a treasure to all who use it and no one wants to be banned after YEARS of walking those paths.

Show me ONE area of coastline that has not changed on the Cape. The expensive study done to point to erosion at Kent's and that it is caused by dogs and people is a fantasy. Land requires land management - planting native understory, keeping paths evident, closing off areas is a way to control what can be controlled to keep Kents a vital property for generations to come. This past summer the Town has improved the trails and posted visual guides by putting up new fences, what a great improvement!

I have walked there for years and never have I seen a dog attack or hurt anyone. It is a place to enjoy nature, exercise and foster connections with other like minded people. It would be an irreplaceable loss to me and my family.

Dale Michaels Wade