

# LEGAL ADVERTISING

COMMONWEALTH OF MASSACHUSETTS LAND COURT DEPARTMENT OF THE TRIAL COURT 17 SM 000121 ORDER OF NOTICE TO: Marilyn Buck, Individually and as Personal Representative of the Estate of Gloria Valiant Buck, Karen Buck, Daniel Buck and Suzanne Quattrini and to all persons entitled to the benefit of the Servicemembers Civil Relief Act, 50 U.S.C. §§ 3901 et seq.: Nationstar Mortgage, LLC claiming to have an interest in a Mortgage covering real property in Chatham, numbered 37 Lorenzo Buck Way, given by Gloria V. Buck to MetLife Home Loans, a Division of MetLife Bank, N.A., dated February 6, 2009, and recorded in Barnstable County Registry of Deeds in Book 23441, Page 25, and now held by Plaintiff by assignment, has/have filed with this court a complaint for determination of Defendant's/Defendants' Servicemembers status. If you now are, or recently have been, in the active military service of the United States of America, then you may be entitled to the benefits of the Servicemembers Civil Relief Act. If you object to a foreclosure of the above-mentioned property on that basis, then you or your attorney must file a written appearance and answer in this court at Three Pemberton Square, Boston, MA 02108 on or before March 27, 2017 or you will be forever barred from claiming that you are entitled to the benefits of said Act. Witness, JUDITH C. CUTLER, Chief Justice of this Court on February 10, 2017 Attest: Deborah J. Patterson Recorder.

The Cape Cod Chronicle  
March 2, 2017

## TOWN OF CHATHAM ZONING BOARD OF APPEALS LEGAL NOTICE

The Chatham Zoning Board of Appeals will hold a public hearing on **Thursday, March 9, 2017**, starting at **4:00 PM** in the Town Annex Large Meeting Room, 261 George Ryder Road, on the following applications:

**Application No. 17-006: Salt Pond LLC**, c/o William F. Riley, Esq., PO Box 707, Chatham, MA 02633, owners of property located at **26 Salt Pond Road**, also shown on the Town of Chatham's Assessors' Map 17J Block 9 Lot 1. The Applicant proposes to change, alter, or expand a nonconforming structure on a nonconforming lot via the demolition of the existing garage and construction of a new garage with second floor habitable space. Both the existing and proposed garage are located wholly within the Coastal Conservancy District (Flood Plain ele. 14). The existing building coverage is 3,164 square feet (35.4%) and the proposed building coverage is 3,579 square feet (40.1%) where 15% is the maximum allowed. The lot is conforming in that it contains 3.71 acres but is nonconforming in that it contains 8,924 square feet of buildable upland where 20,000 square feet is required in an R40 Zoning District. **A Special Permit is required under M.G.L. Chapter 40A Section 6 and Section V.B. of the Chatham Protective Bylaw.**

**Application No. 17-007: Jenelyn August**, c/o William F. Riley, Esq., PO Box 707, Chatham, MA 02633, owner of the property located at **0 Forest Beach Road**, also shown on the Town of Chatham's Assessors' Map 3C Block 8 Lot 8. The Applicant seeks a Variance under Section VIII.D.2.c. from the requirements of Appendix II that a lot have 100 feet of frontage on an approved way in the R20 Zoning District in order to be buildable under Section V.D.4. The Variance previously granted under Application No. 89-27 has expired. The lot contains 79.98 feet of frontage on an approved way. The lot contains 10,153 square feet where 20,000 square feet is required in the R20 Zoning District. **A Dimensional Variance is required under M.G.L. Chapter 40A Section 10 and Section VIII.D.2.c of the Chatham Protective Bylaw.**

**Application No. 17-008: Kevin and Hope Foley**, c/o Sarah Turano-Flores, Esq., PO Box 1630, Hyannis, MA 02601, owners of property located at **127 Old Salt Works Road**, also shown on the Town of Chatham's Assessors' Map 13M Block 18 Lot C37. The Applicant seeks a Variance from the requirements of Section IV.A.3 of the Bylaw. The lot contains 21,441 square feet where 40,000 square feet is required in an R40 Zoning District. **A Dimensional Variance is required under M.G.L. Chapter 40A Section 10 and Section VIII.D.2.c of the Chatham Protective Bylaw.**

**Application No. 17-009: Karen Parsons**, c/o William F. Riley, Esq., PO Box 707, Chatham, MA 02633, owner of the property located at **215 Shore Road**, also shown on the Town of Chatham's Assessors' Map 16E Block 24 Lot A28. The Applicant proposes to change, alter, or expand a nonconforming structure on a nonconforming lot via the construction of a swimming pool within the required abutters' setback. The proposed swimming pool will be 3.3 feet from the easterly abutters' setback and 22.4 feet from the northerly abutters' setback where 25 feet is required, thereby creating a new nonconformity. The proposed pool is also located within Coastal Conservancy District (Flood Plain ele. 13). The lot contains 13,841 square feet where 40,000 square feet is required in an R40 Zoning District. **A Special Permit is required under M.G.L. Chapter 40A Section 6 and Sections IV.A.3. and V.B. of the Chatham Protective Bylaw.**

**Application No. 17-012: Karen Parsons**, c/o William F. Riley, Esq., PO Box 707, Chatham, MA 02633, owner of the property located at **215 Shore Road**, also shown on the Town of Chatham's Assessors' Map 16E Block 24 Lot A28. The Applicants seek to construct a swimming pool within the required abutters' setback. The Applicant seeks a Variance under Section VIII.D.2.c. from the requirements of Appendix II. The lot contains 13,841 square feet where 40,000 square feet is required in an R40 Zoning District. **A Dimensional Variance is required under M.G.L. Chapter 40A Section 10 and Section VIII.D.2.c of the Chatham Protective Bylaw.**

**Other Business:**  
Approval of minutes  
Public Comments

**Plans, site plans, and all other documents related to these Applications are on file with the Department of Community Development, located at 261 George Ryder Road and may be viewed Monday through Thursday, 7:00 a.m. to 4:00 p.m.; Friday, 7:00 a.m. to 12:30 p.m.**

The full agenda for this meeting will be posted at: [www.mytowngovernment.org/02633](http://www.mytowngovernment.org/02633) at least 48 hours prior to the meeting, excluding Saturdays, Sundays and legal holidays.

David Nixon  
Chairman

The Cape Cod Chronicle  
Feb. 23 and March 2, 2017

## CHATHAM CONSERVATION COMMISSION PUBLIC HEARING

The Chatham Conservation Commission will hold a public hearing in accordance with the provisions of Massachusetts General Law, Ch 131, s.40, the Wetlands Protection Act, and the Town of Chatham Wetlands Protection Bylaw, Ch. 272 on **Wednesday, March 8, 2017** at the Annex Meeting Room, 261 George Ryder Road, Chatham, MA 02633. **The meeting starts at 4:00 PM.**

**The following applicant has filed a Request for Determination of Applicability: 215 Shore Road, 215 Shore Road Realty Trust, Karen Parsons, Trustee:** Proposed removal of driveway and construction of swimming pool and patio at 215 Shore Road, Assessors Map 16E parcel A28.

**The following applicant has filed a Notice of Intent: 64 Far End Lane, Deep End Property, Inc, SE 10-:** Proposed extension of an existing stone revetment at 64 Far End Lane, Assessors Map 15K parcel 6.

**78 Cedar Street, Prescott and Sarah Dunbar, Trustees, Prescott N Dunbar 2012 Qualified Personal Residence Trust & Sarah B Dunbar 2012 Qualified Personal Residence Trust, SE 10:** Proposed construction of guest house with covered porch (with roof deck); Sewer connection; stone retaining walls and extension of existing shell drive at 78 Cedar St, Assessors Map 13C parcel 11.

**34 Harding's Beach Road, Mark Robinson & Diane Robinson, SE 10-:** Proposed Resource area management including invasive species removal and view pruning at 34 Harding's Beach Road, Assessors Map 9C parcel M1.

**103 Wapoos Trail, Morris Bettor Realty Trust, Jonathan Rennert, Trustee, SE 10:** Proposed demolition of existing dwelling; construction of a new dwelling at 103 Wapoos Trail, Assessors Map 13A3 parcel N140.

Files are available for review at the  
Town Annex, 261 George Ryder Road.  
Conservation office hours are 7AM-4PM, Monday through Thursday  
and 7AM-12:30PM, Friday.

The Cape Cod Chronicle  
March 2, 2016

## TOWN OF CHATHAM HISTORICAL COMMISSION AGENDA MARCH 21, 2017

The Chatham Historical Commission will hold a public meeting on **Tuesday, March 21, 2017 beginning at 9:00 AM** at the **Town Hall Annex, Lower Level - Committee Room, 261 George Ryder Road, Chatham.**

### HEARINGS:

**Application No: 17-002** To be heard in accordance with Chapter 158 (Demolition Delay Bylaw) of the Town of Chatham General Bylaws, pursuant to the Notice of Intent to Demolish or Partially Demolish a Historic Building or Structure located at **280 Stage Harbor Road**, filed by Eastward Companies, 155 Crowell Road, Chatham, MA 02633 for Mary W. Gray, 280 Stage Harbor Road, Chatham, MA 02633.

The full agenda for this meeting will be posted at: [www.mytowngovernment.org/02633](http://www.mytowngovernment.org/02633) at least 48 hours prior to the meeting, excluding Saturdays, Sundays and legal holidays.

The Cape Cod Chronicle  
March 2 and 9, 2017

## LEGAL NOTICE TOWN OF HARWICH REQUEST FOR INFORMATION USE OR RELOCATION OF THE WEST HARWICH SCHOOL BUILDING

The Town of Harwich (the "Town") is seeking responses from parties interested in using or relocating the Town-owned Old West Harwich School building, located at 5 Bell's Neck Road in West Harwich.

Responses should be marked "West Harwich School RFI" and are due at the Office of the Town Administrator, 732 Main Street, Harwich, MA 02645, NO LATER THAN 2:00 PM on Monday, April 10, 2017. Five copies are requested for those respondents who choose to submit hard copies. Responses also may be submitted electronically to [srobinson@town.harwich.ma.us](mailto:srobinson@town.harwich.ma.us).

Further details are available at the Office of the Town Administrator at the above address or by calling to request them at (508) 430-7513 Monday from 8:30 A.M. to 8:00P.M., Tuesday through Thursday from 8:30 A.M. to 4:00 P.M. and Friday from 8:30 A.M. to 12:00 Noon. Questions regarding this project shall be submitted to Aly Sabatino, Town Planner, at (508) 430-7511.

Christopher Clark,  
Town Administrator

The Cape Cod Chronicle  
March 2, 2017



**Legal Ad Deadline is Monday at Noon  
EXCEPT ON MONDAY HOLIDAYS  
when the deadline will be Friday at Noon  
Please email your legal ads to:  
[barbara@capecodchronicle.com](mailto:barbara@capecodchronicle.com)**

## HARIWHC BOARD OF HEALTH NOTICE OF PUBLIC MEETING

The Harwich Board of Health will conduct a public hearing to solicit comment on proposed amendments to the regulation, "Harwich Board of Health Restrictions for the Sale of Tobacco Products", including raising of the minimum age to purchase from 18 to 21 years. The hearing will be held on **TUESDAY, MARCH 14, 2017** in the **Small Hearing Room**, Harwich Town Hall, 732 Main Street, Harwich, MA 02645. The meeting begins at **6:30 p.m.** Copies of proposed regulations may be obtained at the Health Office or may be viewed at the Health Department webpage.

HARWICH BOARD OF HEALTH  
Dr. Robert Insley, Chair  
Pamela Howell, R.N., Vice Chair  
Frank Boyle  
Cynthia Bayerl

**In accordance with state law, this legal notice will also be available electronically at [www.masspublicnotices.org](http://www.masspublicnotices.org). The city/town is not responsible for any errors in the electronic posting of this legal notice."**

The Cape Cod Chronicle  
Feb. 23 and March 2, 2017

## TOWN OF HARWICH NOTICE OF PUBLIC HEARING MARCH 16, 2017

Pursuant to M.G.L. Ch. 166, § 22, a Public Hearing will be held at **10:00 A.M. on Thursday, March 16, 2017** in the Harwich Town Hall Library, 732 Main Street, Harwich, MA in reference to the following matter:

A petition by NSTAR ELECTRIC COMPANY requesting permission to locate underground cables, conduits and manholes, including the necessary sustaining and protecting fixtures, in under, along and across the following public way or ways:

**39 Rainbow Way, Harwich**

**PROPOSED: To install 35 feet of conduit/cable and two (2) hand holes in town road**

All abutters and other interested persons are invited to attend. For further information, please call the Town Administrator's Office at (508) 430-7513 or stop by Town Hall, 732 Main Street, Harwich where the information is on file.

Christopher Clark  
Town Administrator

The Cape Cod Chronicle  
March 2, 2017

## TOWN OF HARWICH NOTICE OF PUBLIC HEARING MARCH 16, 2017

Pursuant to M.G.L. Ch. 166, § 22, a Public Hearing will be held at **10:10 A.M. on Thursday, March 16, 2017** in the Harwich Town Hall Library, 732 Main Street, Harwich, MA in reference to the following matter:

A petition by NSTAR ELECTRIC COMPANY requesting permission to locate underground cables, conduits and manholes, including the necessary sustaining and protecting fixtures, in under, along and across the following public way or ways:

**Brettwood Road, Harwich**

**PROPOSED: To install 30 feet of conduit/cable and one (1) hand hole in town road to provide service to 73 Uncle Venies Road**

All abutters and other interested persons are invited to attend. For further information, please call the Town Administrator's Office at (508) 430-7513 or stop by Town Hall, 732 Main Street, Harwich where the information is on file.

Christopher Clark  
Town Administrator

The Cape Cod Chronicle  
March 2, 2017