

LEGAL ADVERTISING

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, May 17, 2017** at the Annex Meeting Room, 261 George Ryder Road, Chatham, MA 02633. **The meeting starts at 4:00 PM.**

The following applicants have filed a Request to Amend an Existing Order of Conditions: 58 Oyster Pond Furlong, Matthew & Ellen Wright, SE 10-3028: Request to Amend an existing Order of Conditions under SE 10-3028 to change the sizes of the patio, driveway and walk at 58 Oyster Pond Furlong, Assessors Map 13E parcel 8.

174 Eastward Road, John & Jamie Selldorff, SE 10-2812: Request to Amend an existing Order of Conditions under SE 10-2812 to relocate the proposed pool, patio and pergola at 174 Eastward Road, Assessors Map 13M parcel C53.

The following applicants have filed Notices of Intent: 65 Sears Road, Sears Point Summer LLC, SE 10-3197: Proposed reconstruction and extension of existing rock revetment and relocation of stone steps at 65 Sears Road, Assessors Map 11A parcel J-14.

38 Briggs Way, Thirty-Eight Briggs Way Nominee Trust, SE 10-3196: Proposed relocation and reconstruction of existing beach access stairs and installation of a seasonal aluminum ramp and pile supported float at 38 Briggs Way, Assessors Map 17D-5 parcel B1.

83 Ocean View Terrace, Richard & Ava Aljian, SE 10-: Proposed seasonal catwalk at 83 Ocean View Terrace, Assessors Map 15F parcel S9.

Parcel PA Cow Yard Lane, Tacoma Partners Limited Partnership, SE 10-: Proposed maintenance of an existing view corridor at Parcel PA Cow Yard Lane, Assessors Map 16H parcel PA.

Files are available for review at the Town Annex,
261 George Ryder Road.

Conservation office hours are 7AM-4PM, Monday through Thursday and 7AM-12:30 Noon on Fridays.

The Cape Cod Chronicle
May 11, 2017

TOWN OF CHATHAM HISTORIC BUSINESS DISTRICT COMMISSION AGENDA MAY 17, 2017

The Chatham Historic Business District Commission will hold a public meeting to discuss the following business on **Wednesday, May 17, 2017 beginning at 4:30 PM** at the **Town Hall Annex, Large Meeting Room, 261 George Ryder Road, Chatham.**

MINUTES REVIEW:
Meeting held May 3, 2017

CONTINUED HEARING: DEMOLITION/NEW CONSTRUCTION:
17-034 Chatham Works Holdings LLC/c/o Fred and Lindsay Bierwirth – Application to demolish and rebuild the structure located at 323 Orleans Road. Application continued from May 3, 2017.

SIGNS:
17-041 Sara Campbell/c/o Kate Pershing – Application to install a wall sign located at 578 Main Street.

17-044 Maritime Home Building/c/o Damian Barr – Application to install a roof sign located at 1715B Main Street.

MINOR MODIFICATION TO EXISTING CERTIFICATE OF APPROPRIATENESS:
16-023 Allan & Eliza Royal – Application to change square columns on the porch to round columns located at 416 Main Street.

ADDITION/ALTERATION:
17-040 Jay Harrington/c/o Pella Windows – Application to replace 19 windows and 1 entrance door located at 107 Old Harbor Road.

17-042 Anthony Zippo/c/o Perry Comeau – Application to repair an existing deck and extend decking to wrap around the structure located at 30 Beacon Hill.

17-043 Warren Herreid and Jeannine Rivet/c/o Polhemus Savery DaSilva – Application to install a seasonal sail cloth and add screens to the pergola located at 1 Isaac Hardy Lane.

OTHER BUSINESS:
Public Comment

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 at least 48 hours prior to the meeting, excluding Saturdays, Sundays and legal holidays.

Daniel A. Sylvester,
Chairman

The Cape Cod Chronicle
May 11, 2017

TOWN OF CHATHAM ZONING BOARD OF APPEALS LEGAL NOTICE

The Chatham Zoning Board of Appeals will hold a public hearing on **Thursday, May 25, 2017**, starting at **4:00 PM** in the Town Annex Large Meeting Room, 261 George Ryder Road, on the following applications:

Application No. 16-091: CBI 20 45 Chatham Bars Avenue LLC, c/o Matthew Kozol, Esq., 31 St. James Avenue, Suite 925, Boston, MA 02116, appealed the issuance of a Cease and Desist order of the Building Commissioner, issued on October 13, 2016 for the property located at 45 Chatham Bars Avenue, also shown on the Town of Chatham Assessors Map 15D Block 39 Lot C16. The applicant seeks to have the Building Commissioner's Cease and Desist Order reversed. The property contains 34,848 square feet in an R20 Zoning District. The Applicant appealed under **Section VIII.D.2.a. Administration, Powers, Appeals, of the Town of Chatham Protective Bylaw and M.G.L Chapter 40A, Sections 8 & 15. Continued from January 26, 2017.**

Application No. 17-032: David and Gretchen Guild, c/o Rickard Roy, 123A Queen Anne Road, Harwich, MA 02645, owner of property located at **118 Captains Walk**, also shown on the Town of Chatham's Assessors' Map 15H Block 30 Lot H20. The Applicant seeks to enlarge, extend, or change a nonconforming dwelling on a nonconforming lot via the construction of two porch additions. The existing dwelling and proposed additions will comply with both road and abutter setback requirements. The existing building coverage is 2,858 square feet and the proposed building coverage is 2,947 square feet where 2,850 square feet is the maximum allowed. The lot is nonconforming in that it contains 22,159 square feet where 40,000 square feet is required in the R40 Zoning District. **A Special Permit is required under M.G.L. Chapter 40A Section 6 and Section V.B. of the Protective Bylaw.**

Application No. 17-033: Tag Tides LLC, c/o William F. Riley, Esq., PO Box 707, Chatham, MA 02633, owner of the property located at **394 Pleasant Street**, also shown on the Town of Chatham's Assessors' Map 2A Block 91 Lot PE9. The Applicant proposes to change, alter, or expand a nonconforming structure and use (motel) on a nonconforming lot via the conversion of the existing office and managers quarters to two 1- bedroom rental units. Also proposed is the conversion of the existing two 2-bedroom rental units to four 1-bedroom rental units. The existing structure is nonconforming in that it is located 3.7 feet from Perkins Drive and 18.2 feet from Pleasant Street where a 25 foot setback is required from each road. The existing and proposed building coverage is will remain nonconforming at 1,545 square feet (22.7%) where 15% is the maximum allowed. The existing structure is located partially within Coastal Conservancy District (Flood Plain ele. 11). The lot is nonconforming in that it contains 13,519 square feet and 6,800 square feet of buildable upland where 20,000 square feet is required in an R20 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. 17-035: Beverly L. Alder-Brown, c/o Jim Gronski Construction, PO Box 167, West Chatham, MA 02669, owner of property located at **392 Old Queen Anne Road**, also shown on the Town of Chatham's Assessors' Map 11G Block 50 Lot H34. The Applicant seeks to enlarge, extend, or change a nonconforming dwelling on a nonconforming via the construction of a detached garage. The proposed garage will meet the bulk and dimensional requirements of the bylaw, but is considered a substantial alteration and under the Second Except Clause of Section 6 of M.G.L. Chapter 40A, such substantial alteration requires the grant of a Special Permit. The existing building coverage is 1,633 square feet (6.8%) and the proposed building coverage is 2,113 square feet (8.8%) where 15% is the maximum allowed. The lot is nonconforming in that it contains 23,982 square feet where 60,000 square feet is required in the R60 Zoning District. **A Special Permit is required under M.G.L. Chapter 40A Section 6 and Section V.B. of the Protective Bylaw.**

Application No. 17-037: David and Patricia Hamilton, c/o William F. Riley, Esq., PO Box 707, Chatham, MA 02633, owner of property located at **191 Cockle Cove Road**, also shown on the Town of Chatham's Assessors' Map 5C Block 1 Lot SM19. The Applicant seeks to enlarge, extend, or change a nonconforming dwelling on a nonconforming lot via the construction of an addition. The existing dwelling is nonconforming in that it is setback 21.4 feet from the road where 25 feet is required. The proposed addition will comply with road and abutter setback requirements. The existing building coverage is 1,886 square feet (17.3%) and the proposed building coverage is 2,197 (20.1%) where 15% is the maximum allowed. The lot is nonconforming in that it contains 10,919 square feet where 20,000 square feet is required in the R40 Zoning District. **A Special Permit is required under M.G.L. Chapter 40A Section 6 and Section V.B. of the 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 at least 48 hours prior to the meeting, excluding Saturdays, Sundays and legal holidays.

David Nixon
Chairman

The Cape Cod Chronicle
May 11 and 18, 2017

HARWICH PLANNING BOARD PUBLIC HEARING NOTICE

The Harwich Planning Board will hold a public hearing beginning no earlier than 6:30 PM on Tuesday, May 23, 2017 in the Griffin Room, 732 Main St., Harwich, MA to consider the following application(s). Any member of the public having an interest in this application is invited to attend and provide and comment or may submit comments in writing.

PB2017-13 525 Camelot LLC, c/o James Stinson, Esq., owner/applicant, of property located at 557-563 Route 28, Map 14 Parcel V9, seeks approval to modify the Use and Site Plan Review Special Permits granted by the Planning Board on October 25, 2016 in the C-V, R-H-1 and Village Commercial Overlay (VCOD) Districts. The proposal seeks to modify and reconfigure the multi-unit, mixed-use structure without a change to the footprint and make certain minor appurtenant changes to the curbing and sidewalks. The request is pursuant to the Code of Town of Harwich §§ 325-51, -09, -51.M and -55 for Site Plan Review Special Permit and Use Special Permits; Mixed Use and Village Commercial Overlay District as set forth in M.G.L. c.40A §9.

PB2017-14 Paul and Michelle Vasil, as owners, c/o William D. Crowell, Esq., representative, seeks approval of a Use Special Permit for an Accessory structure with Bedrooms pursuant to the Code of the Town Harwich §325-13, §325 Attachment 1, Paragraph I, Line 1.b. and §325-51 as set forth in M.G.L. c. 40A §9. The proposal seeks to construct a detached 2-story structure consisting of an all-purpose room and three (3) bedroom. The property is located at 19 School House Road, Map 14, Parcel T7A, in the R-M Zoning District.

PB2017-15 Robert Fratus, applicant - Determination of Adequate Access/Improvements to a Town Way. Mr. Fratus seeks approval of a plan for improvements to Seth Whitefield Road (Hawksnest Road), a Town way, including widening, grading and gravel of the stretch between Round Cove Road and Queen Anne Road pursuant to the Planning Board's Rules and Regulations §400-9.C.

All documents related to the above case(s) are on file with the Planning Department and the Town Clerk located at 732 Main Street and may be viewed during regular department business hours.

Lawrence E. Brophy,
Chairman

The Cape Cod Chronicle
May 4 and 11, 2017

ZONING BOARD OF APPEALS PUBLIC HEARING WEDNESDAY, MAY 31, 2017 AT 7:00 P.M. GRIFFIN MEETING ROOM, HARWICH TOWN HALL AGENDA

On Wednesday, May 31, 2017 at 7:00 PM, the Harwich Zoning Board of Appeals will hold a Public Hearing in the Griffin Meeting Room at the Harwich Town Hall, 732 Main Street to hear the following case. Any member of the public having interest in this application is invited to attend and provide information and comment relevant to these matters or may submit the same in writing by Thursday, May 25, 2016.

Case #2017-15
Janet K. and Edwin H. Larson, through their agent, Christopher McGrath, have applied for a Special Permit to construct a 3-season room addition onto a pre-existing, non-conforming single family dwelling. The application is pursuant to the Code of the Town of Harwich §325 54.A.2 as set forth in MGL Chapter 40A §6. The property is located at 2 Pleasant Park Circle, Map 73, Parcel H2-19 in the RR Zoning District.

In other business, the Board will address the following agenda items:
* Approval of minutes from the March 29 and April 26, 2017 meetings.
* Changes to the ZBA Application, Rules and Regulations

New Business per the Board's discretion.

Documents related to the above cases are on file with the Building Department and the Office of the Town Clerk located at 732 Main Street, Harwich and may be viewed during regular department business hours.

In accordance with State Law, this legal notice will also be available electronically at www.masspublicnotices.org. The Town is not responsible for any errors in the electronic posting of this notice.

Per the Attorney General's Office: The Board may hold an open session for topics not reasonably anticipated by the Chair 48 hours in advance of the meeting following "New Business." If you are deaf or hard of hearing or a person with a disability who requires an accommodation, contact the Selectmen's Office at 508-430-7513

This Agenda may change at the discretion of the Board.

Recording & Taping Notification: As required by law, the Town may audio or video record this meeting. Any person intending to either audio or video record this open session is required to inform the chair.

Authorized Posting Officer: Shelagh Delaney,
sdelaney@town.harwich.ma.us
Board of Appeals Recording Clerk

The Cape Cod Chronicle
May 11 and 18, 2017

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Music Festival

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you step through the doors,” she said.

This year’s line up features Ruby Rose Fox, Sasha Dobson and Cape Native Grace Morrison.

All three of these women have had their run-ins with “household name” celebrities. Fox, described as “art-y, edgy and soulful rock and roll,” toured with The Motels in 2015. Last year, Fox won New England Music Award’s “Female Performer of the Year.”

Dobson performs with Norah Jones in one of her bands, Puss and Boots, and Morrison’s “folk meets country sounds” have collided with the likes of Ben Folds and Eddie Money in her professional career.

The festival has an impressive pedigree. Meghan Trainor was one of the CCWM Festival’s first performers.

“Meghan Trainor was our first performer at our

very first music fest – she was still in high school. Someone gave me her demo tape and the rest is history! OK, seriously I take no credit for her success; we all could tell then she was bound for big things,” Swain said.

Because not everyone has attended a festival, Swain helped paint a depiction of what a newcomer can expect:

“Best. Vibe. Ever. Truly! And it comes from the audience,” she said. “The energy at the CCWMF is always so positive and is a celebration of our community. And the food. And the beer!” That’s provided by Cape Cod Beer, which has sponsored this festival from year one. Cape Cod Healthcare, Ptown’s radio station WOMR and Cape Cod Broadcasting Media are some of the many sponsors of this year’s event.

New to the show this year is MC is Kami Lyle. Lyle, who is also a performer, is “crazy talented, brilliant and one of the funniest people anyone has ever met,” Swain said.

Also performing this year will be Chantal, Kathleen Healy, Kim Moberg, Frank + Chev, and Sarah Burrill. General admission tickets are still available, but it’s likely to be a packed house.

For more information on this year’s Women’s Music Festival, to make a donation to Cape Wellness Collaborative or to read more about the cause, visit Capecodwomensmusicfestival.com. Purchase general admission tickets at \$40 on the website or by calling Cape Playhouse at 866-811-4111.

Expect to see Sarah Swain and the Oh Boys tearing it up this Saturday, May 13. The tent opens at 5:30 p.m. and the performers go onstage at 7. With such an enormous pool of talent, festival goers may be watching the next local superstar.

Plus, just like any great festival, unexpected guests are absolutely welcome, Swain hinted.

“We are hoping Meghan Trainor comes and surprises us at the fest again someday,” she said. “Just throwing that out there Meghan!”

LEGAL ADVERTISING

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HARWICH CONSERVATION COMMISSION NOTICE OF PUBLIC MEETING

The Harwich Conservation Commission will hold a public meeting in accordance with the provisions of the Wetlands Protection Act, MGL Ch. 131 §40, and its Regulations 310 CMR 10.00 and the Town of Harwich Wetlands Protection By-Law, and its Regulations, Article VII on **WEDNESDAY, May 17, 2017** in the **Small Hearing Room**, Harwich Town Hall, 732 Main Street, Harwich, MA 02645. The meeting begins at **6:30 p.m.**

The following applicants have filed a Request for Determination of Applicability:

Habitat for Humanity, 93 & 97 Route 28, Map 10 Parcels W5 & W3-B: Proposed work within Land Subject to Coastal Storm Flowage; includes removing a portion of the multi-family dwelling on # 93 and constructing an addition to the rear; small portion of road construction and septic system upgrades for both 93 & 97 (**continued from 4/19/2017**)

Jeff Eldredge, 9 Cranberry Trail, Map 78 Parcel J3: Continued hearing to discuss whether or not the area within the 100’ buffer zone to the Isolated Wetland that was cleared and is now an outdoor plant nursery is agriculturally exempt under the Wetlands Protection Act and Bylaw. (**Continued from 4/19/2017**)

Rocco R. Orsini, 56 Purmackene Lane, Map 24 Parcel H17: proposed construction of a single family dwelling with a drive under garage, porch, deck, subsurface sewage system and drive.

Aquacultural Research Corp., 11 Harbor Way Map 1, Parcel H3. Proposed installation of a land-based upweller operation within existing building.

Craig Chadwick & Debra Guerard, 13 Weston Woods Road, Map 49, Parcel X2-5. Applicant is requesting underground irrigation for the front lawn area located within the 50’-100’ wetland buffer zone.

The following applicant has filed a Request for an Amended Order of Conditions:

Donald Eldredge, 90 North Road Map 19, Parcel N2. Creation of a vista corridor behind the house by lowering shrub height and pruning lower branches of trees. Also creation of a access path to the edge of marsh.

The following applicant has filed a Notice of Intent:

Town of Harwich, Along Nantucket Sound, Herring River, Round Cove, Allen, Wychmere & Saqutucket: The Town of Harwich is seeking to combine permits for various dredge and disposal sites within the Town in order to create a comprehensive town wide dredge and disposal permit. Included is the re-permitting of Round Cove maintenance dredging and the addition of a small amount of improvement dredging inside Wychmere Harbor (**continued from 4/19/2017**)

Belmont Condo Trust, 1 Belmont Road, Map1 Parcel C1-1. Beach cleaning and nourishment on an as needed basis, removal of seaweed; trucked to an offside location on an as needed basis.

Demetrios Dasco, 23-1 Snow Inn Road, Unit 1, Wychmere Shores Condo, Map 8, Parcel P2-1. The proposed patio extension & outdoor kitchen, replacement of brick patio with cut stone patio & mitigation plantings. Work will take Place in the 50’ buffer zone to the top of the coastal bank & in the Flood Zone.

Town of Harwich Cranberry Valley Golf Course, 183 Oak Street, Map 6 Parcel H1. Proposed site work & construction of 50’x112’ cart barn adjacent to exiting parking area within 100’ of a wetland.

You may contact the Conservation office at 508-430-7538 for further information.

Walter Diggs,
Chairman

The Cape Cod Chronicle
May 11, 2017

TOWN OF CHATHAM BOARD OF SELECTMEN PUBLIC HEARING NOTICE

The Chatham Board of Selectmen will hold a public hearing on Tuesday, May 16, 2017 at 5:00 pm in the Town Office Annex, Large Meeting Room, 261 George Ryder Road, to consider:

- Revision of the Town Landing Regulations, proposed as follows (add **bold**, underlined):
 - Parking of vehicles and/or boat trailers at the Barn Hill Landing parking lot is restricted to Chatham residents and Chatham non-resident property taxpayers, June 1 to September 15. **Parking at Battlefield Landing is restricted to Chatham residents, Chatham non-resident property taxpayers, and Chatham mooring permit holders, June 1 to September 15.**
- Installation of signs restricting parking on the south side of Clafin Landing to Chatham residents, non-resident property tax payers, and Chatham mooring permit holders from June 1-September 15.

The signs are of standard size and style.

All interested parties are encouraged to attend.

Jeffrey Dykens, Chairman
Cory Metters, Vice Chairman
Amanda Love, Clerk
Seth Taylor
Dean Nicastro
Board of Selectmen

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