



# LEGAL ADVERTISING

## HARWICH ZONING BOARD OF APPEALS PUBLIC HEARINGS WEDNESDAY, JULY 29, 2020 AT 7:00 P.M. VIA REMOTE ACCESS AGENDA

The Harwich Zoning Board of Appeals will hold a public hearing **via remote access** as noted below to hear the following cases. Any member of the public having interest in these applications is invited to provide information and comment relevant to these matters by submitting the same in writing via mail **by noon on Monday, July 27, 2020. Correspondence received after this time may be too late for submission to the Board. Case documents may be viewed on the Town Website via the Accela Citizen Access <https://aca3.accela.com/harwich/>. Click Building and "Search Applications" or by specific request to [building@townofharwich.us](mailto:building@townofharwich.us)**

**This meeting is by REMOTE PARTICIPATION ONLY. NO IN-PERSON ATTENDANCE OF MEMBERS OF THE PUBLIC WILL BE ALLOWED.** Call in instructions will be posted on the meeting Agenda on the Board of Appeals web page.

Pursuant to Governor Baker's March 12, 2020 order Suspending Certain Provisions of the Open Meeting Law, G.L.c30A Sec18 and the Governor's March 15, 2020 Order imposing strict limitations on the number of people that may gather in one place, this meeting of the Town of Harwich Board of Appeals on Wednesday, May 27, 2020 at 7pm will be conducted via remote participation to the greatest extent possible. Specific information and the general guidelines for remote participation by members of the public and/or parties with a right and/or requirement to attend this meeting can be found on the Town of Harwich website at [www.harwich-ma.gov](http://www.harwich-ma.gov). For this meeting, members of the public who wish to watch the meeting may do so in the following manner on Channel 18 or by watching the simulcast at:

<https://harwich18.dyndns.org/cablecast/public/Live.aspx?ChannelID=1>

**Please join my meeting from your computer, tablet or smartphone.**

<https://global.gotomeeting.com/join/649646365>

**You can also dial in using your phone.**

United States: +1 (872) 240-3212

Access Code: 183-955-669

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### Case # 2020-21

Thomas & Ann Chipman have applied for a Special Permit to demolish and replace a pre-existing, non-conforming single family dwelling. The application is pursuant to the Code of the Town of Harwich, §325-54 and Table 2, Area Regulations as set forth in MGL Chapter 40A §6. The property is located at **20 Bayberry Road**, Map 24, Parcel K1-5 in the RR Zoning District.

### Case # 2020-22

Richard Centrella of Richie's Garage has applied for a Special Permit to change the use in order to operate a small general auto repair shop. The application is pursuant to the Code of the Town of Harwich, §325-Table 1 - Use Regulations as set forth in MGL Chapter 40A §6. The property is located at **191 Queen Anne Road**, Map 58, Parcel F1 in the IL Zoning District.

### Case # 2020-23

Patrick D. O'Connor and Dorothy O'Connor, through their agent, Attorney William Crowell have applied for a Special Permit or in the alternative, a Variance to demolish and replace a pre-existing, non-conforming single family dwelling. The application is pursuant to the Code of the Town of Harwich, §325-Table 2 - Area Regulations and §325-54 as set forth in MGL Chapter 40A §6. The property is located at **12 Earle Terrace**, Map 12, Parcel N1-29 in the RH-1 Zoning District.

### Case # 2020-24

Kenneth N. Roger and Jill C. Roger, through their agent, Attorney William Crowell have applied for a Special Permit or in the alternative, a Variance to construct an addition onto a pre-existing, non-conforming single family dwelling. The application is pursuant to the Code of the Town of Harwich, §325-Table 2 - Area Regulations and §325-54 as set forth in MGL Chapter 40A §6. The property is located at **20 Victory Drive**, Map 12, Parcel T4-24 in the RH-1 Zoning District.

### Case # 2020-25

Richard Gacek, through his agent, Attorney William Crowell has applied for a Special Permit or in the alternative, a Variance to construct a master bedroom addition and a covered porch onto a pre-existing, non-conforming single family dwelling. The application is pursuant to the Code of the Town of Harwich, §325-Table 2 - Area Regulations and §325-54 as set forth in MGL Chapter 40A §6. The property is located at **19 Pine Wood Lane**, Map 4, Parcel T1-29 in the RH-1 Zoning District.

### Case # 2020-26

Timothy D. Gallagher and Claire M. Gallagher, through their agent, Attorney William Crowell have applied for a Variance to allow for a pre-existing non-conformity concerning site coverage and a Special Permit, or in the alternative, a Variance to create habitable space over an existing garage of a pre-existing, non-conforming single family dwelling. The application is pursuant to the Code of the Town of Harwich, §325-Table 2 - Area Regulations and §325-54 as set forth in MGL Chapter 40A §10 and §6. The property is located at 51 Monomoy Road, Map 5, Parcel K1-A16 in the RH-1 Zoning District.

### Case # 2020-27

Walter J. Moberg, Jr., through his agent, Attorney Michael Ford has applied for a Variance to reconfigure the lot lines of 2 existing lots and a Special Permit for the creation of a new non-conformity. The application is pursuant to the Code of the Town of Harwich, §325-52 as set forth in MGL Chapter 40A §10 and §6. The property is located at 1110 Queen Anne Road, Map 75, Parcel S6 in the RR Zoning District.

### Case # 2020-28

Walter J. Moberg, Jr., through his agent, Attorney Michael Ford has applied for a Variance to reconfigure the lot lines of 2 existing lots and a Special Permit for the creation of a new non-conformity. The application is pursuant to the Code of the Town of Harwich, §325-52 as set forth in MGL Chapter 40A §10 and §6. The property is located at 1112 Queen Anne Road, Map 75, Parcel S5 in the RR Zoning District.

In other business, the Board will address the following:

- \* Approval of minutes from the June 24, 2020 meeting.
- \* 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. They are also available to view on the Town of Harwich website via the Accela Citizen Access Portal.

**In accordance with State Law, this legal notice will also be available electronically at [www.masspublicnotices.org](http://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."**

*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](mailto:sdelaney@town.harwich.ma.us)

Board of Appeals Recording Clerk

The Cape Cod Chronicle  
July 9 and 16, 2020

## TOWN OF CHATHAM HISTORIC BUSINESS DISTRICT COMMISSION AGENDA

The Chatham Historic Business District Commission will hold a public meeting to discuss the following business on **Wednesday, July 15, 2020 beginning at 4:30 PM.**

Remote participation ONLY click link below:

[https://teams.microsoft.com/l/meetup-join/19%3ameeting\\_YzE3Mjg4ZmltNzZiMS00OTQyLTk4MzltYTkwNWU1YjEwZTE%40thread.v2/0?context=%7b%22Tid%22%3a%224f417a68-a412-4139-a47c-97515be2b99f%22%2c%22Oid%22%3a%229de26673-8d92-4405-bce0-1a7718dfd6ef%22%7d](https://teams.microsoft.com/l/meetup-join/19%3ameeting_YzE3Mjg4ZmltNzZiMS00OTQyLTk4MzltYTkwNWU1YjEwZTE%40thread.v2/0?context=%7b%22Tid%22%3a%224f417a68-a412-4139-a47c-97515be2b99f%22%2c%22Oid%22%3a%229de26673-8d92-4405-bce0-1a7718dfd6ef%22%7d)

Call in Number: 1-508-945-4410  
Conference ID: 661 171 288#

### MINUTES REVIEW:

Meeting held July 1, 2020

### SIGNS:

**20-055 Chatham Works/c/o Lindsay Beirwirth** – Application to install a wall sign on the structure located at 323 Orleans Road.

**20-056 Sweet Dreams Ice Cream/c/o Douglas Meservey** – Application to install a wall sign on the structure located at 1579 Main Street.

**20-057 Sweet Dreams Ice Cream/c/o Douglas Meservey** – Application to install a ladder sign on the existing ground located at 1579 Main Street.

### NEW CONSTRUCTION:

**20-058 Jesse Carlton** – Application to construct a new dwelling and associated site improvements at 279 Crowell Road.

### OTHER BUSINESS:

Annual Election of Officers  
Public Comment

**Plans, site plans, and all other documents related to these Applications are on file with the Department of Community Development and may be viewed as attachments below on the town website.**

**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.**

Dan Sylver,  
Chairman

The Cape Cod Chronicle  
July 9 and 16, 2020

## 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 July 15, 2020 at 6:30 p.m.**

**Meeting will be by remote participation only. The public can access the meeting via Channel 18 where it will be broadcasting live, and they can also get login information to participate in the meeting on the agenda which will be posted on the town website.**

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

**Caitrin Higgins & Seamus Muldoon, 387 Oak St, Map 82 Parcel K3.** Septic system installation and tree removal.

The following applicants have filed a **Notice of Intent:**  
**Katherine Seufert Green, 2261 Head of the Bay Rd, Map 119 Parcel N5.** Proposed renovation of the dwelling, reconstruction of the deck, and installation of a generator.

**Steve Hassett, 46 Indian Trail, Map 34, Parcel K3-2.** New Dwelling with appurtenances.

**Oliver Cox, 7 Sketcheconet Way, Map 4 Parcel C1-4.** Proposed Pier, Ramp, and Float in Herring River.

**Donald Annino, 14 Mill Point Road, Map 1 Parcel J1-94.** Proposed Pier, Ramp, and Float in Herring River.

The Cape Cod Chronicle  
July 9, 2020

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## EXTENDED COVERAGE

by Craig S. Vokey

## HOW TO PLAN FOR THIS YEAR'S STORMS BY ENSURING ADEQUATE INSURANCE COVERAGE---PART I

**Business policyholders should ensure they have critical coverages before a storm hits. Key coverages include:**

**Physical Loss or Damage to Insured Property:** There is generally coverage for the cost to repair, replace or rebuild property that suffers physical loss or damage. Covered premises are usually listed or scheduled in the policy and may include not only buildings, but also equipment and business personal property such as furniture, machinery and stock.

**Wind v. Flood:** Many property policies contain substantially reduced sublimits, or exclusions, for flood damage. Commercial property policies in coastal regions, for example, may also exclude windstorm or provide a sublimit applicable to windstorm damage. Some businesses, however, may have separate windstorm-specific policies that complement their commercial property insurance program. Thus, prior to submitting a claim, it is important that policyholders carefully examine the "cause" of their loss and evaluate whether there are multiple causes.

**Debris Removal:** Generally, commercial property policies provide coverage for the costs incurred in the removal of debris from covered property damaged by an insured peril such as windstorm. The maximum policy benefit for this coverage is usually expressed as a percentage of the total loss.

**Expenses Incurred in Attempting to Mitigate or Stop the Damage:** Property policies typically cover expenses incurred by policyholders to prevent or minimize loss or, where some loss has already occurred, to mitigate additional loss. In fact, many policies say the policyholder must take steps to safeguard the property and prevent further damage. A failure to do so could jeopardize coverage.

*Presented as a service to the community by ...*

**Mark T. Vokey**

**INSURANCE AGENCY**

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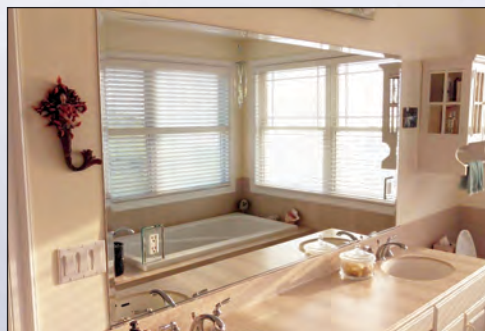
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# LEGAL ADVERTISING

## TOWN OF CHATHAM ZONING BOARD OF APPEALS LEGAL NOTICE

The Chatham Zoning Board of Appeals will hold a public hearing on **Thursday, July 23, 2020**, starting at **3:00 PM** on the following applications:

Remote participation ONLY click link below:  
[https://teams.microsoft.com/join/19%3ameeting\\_MTRmZGRjYwUtMmVhYi00NzLzLWfKZGyNmEwNjC4MjU2MzA1%40thre ad.v2/0?context=%7b%22tid%22%3a%224f417a68-a412-4139-a47c-97515be2b99f%22%2c%22oid%22%3a%229de26673-8d92-4405-bce0-1a7718df6ef%22%7d](https://teams.microsoft.com/join/19%3ameeting_MTRmZGRjYwUtMmVhYi00NzLzLWfKZGyNmEwNjC4MjU2MzA1%40thre ad.v2/0?context=%7b%22tid%22%3a%224f417a68-a412-4139-a47c-97515be2b99f%22%2c%22oid%22%3a%229de26673-8d92-4405-bce0-1a7718df6ef%22%7d)

Call in Number: 1-508-945-4410  
Conference ID: 101 671 262#

**Appeal No. 20-033: Habitat for Humanity of Cape Cod**, c/o Warren H. Brodie, Esq., 2 Salt Hay Road, Waquoit, MA 02536. The property is owned by the Chatham Affordable Housing Trust, located at **11 George Ryder Road South**, also shown on the Town of Chatham's Assessors' Map 8D Block 53 Lot 6. The Applicants are requesting the grant of a Comprehensive Permit under M.G.L. Chapter 40B, Sections 20-23 and 760 CMR 56.00, for the construction of two (2) single family dwellings. The Applicants are requesting the grant of various waivers from regulations promulgated by the Chatham Zoning Bylaw, Chatham Subdivision Regulations, the Chatham Water & Sewer Department, the Chatham Board of Health and other local regulations. The property contains 20,101 square feet in a GB3 Zoning District. **Continued from June 18, 2020.**

**Application No. 20-001: Timothy C. Emerson Revocable Trust**, c/o James M. Norcross, Esq., PO Box 707, Chatham, MA 02633, owner of property located at **305 Main Street and 15 School Street**, also shown on the Town of Chatham's Assessors' Map 16C Block 60 Lot 33. The Applicant seeks to enlarge, extend, or change nonconforming dwellings on a nonconforming lot via the demolition of the rear portion of the existing dwelling (305 Main Street) and the construction of additions. The existing dwelling is nonconforming in that it is located 20.8 feet from Main Street and 7 feet from the Coastal Conservancy District (Flood Plain ele. 11). The proposed additions to the dwelling at 305 Main Street will be nonconforming in that they will be located 18.2 feet from the road where a 25 foot setback is required and 11 feet from the Coastal Conservancy District where a 50 foot setback is required. The existing dwelling (15 School Street) which will remain unchanged is nonconforming in that it is located 10.2 feet from School Street and 8.1 feet from the southerly abutter. The unnumbered dwelling (proposed to be demolished and reconstructed in a different location under a separate application, No. 20-002) located behind 15 School Street is nonconforming in that it is located 12.7 feet from the southerly abutter and within the Coastal Conservancy District. Also proposed is the construction of a new driveway as allowed by Special Permit under Section IV.A.3.d. of the Bylaw. **A Special Permit is required under M.G.L. Chapter 40A Sections 6 and 9 and Sections V.B. and VIII.D.2.b. of the Chatham Protective Bylaw. Continued from January 23, 2020, March 26, 2020, April 23, 2020 and June 11, 2020.**

**Application No. 20-036: Mark and Ann Jenness**, c/o Thomas A. Moore, PO Box 2124, Brewster, MA, 02631, owner of property located at **86 Harbor View Road**, also shown on the Town of Chatham's Assessors' Map 8A Block 14 Lot H3. The Applicant seeks to enlarge, extend, or change a nonconforming dwelling on a nonconforming lot via the demolition of the existing dwelling and construction of a new dwelling. The existing dwelling and proposed dwelling will comply with all 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 1,484 square feet (9.8%) and the proposed building coverage is 2,275 square feet (15%) where 15% is the maximum allowed. The lot is nonconforming in that it contains 15,182 square feet where 20,000 square feet is required in the 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. 20-042: David Hall**, c/o William F. Riley, Esq., PO Box 707, Chatham, MA 02633, owner of property located at **159 Seapine Road**, also shown on the Town of Chatham's Assessors' Map 11K Block 35 Lot HC13. The Applicant seeks a Dimensional Variance from the allowable building coverage. **A Dimensional Variance is required under M.G.L. Chapter 40A Section 10 and Section VIII.D.2.c of the Chatham Protective Bylaw.** Under **Application No. 20-037**, The Applicant seeks to enlarge, extend, or change a nonconforming dwelling on a nonconforming lot via the demolition of the existing dwelling and the construction of a new dwelling. Also proposed is the expansion of the existing driveway as allowed by Special Permit under Section IV.A.3.d. of the Bylaw. The existing dwelling is nonconforming in that it is located 22 feet from the westerly abutter and within the Coastal Conservancy District (flood plain ele. 12). The proposed dwelling will be nonconforming in that it will remain entirely within the Coastal Conservancy District where a 50 foot setback is required. The existing building coverage is 2,560 square feet (64%) and the proposed building coverage is 3,191 square feet (79.8%) where 2,800 square feet is the maximum allowed. The lot is nonconforming in that it contains 4,000 square feet of buildable upland where 20,000 square feet is required and 34,255 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 Sections 6 and 9 and Sections V.B. and VIII.D.2.b. of the Chatham Protective Bylaw.**

**Application No. 20-028: Nicole and Peter Dawes**, c/o Michael D. Ford, Esq., PO Box 485, West Harwich, MA, 02645, owner of property located at **157 Cross Street**, also shown on the Town of Chatham's Assessors' Map 14C Block 13 Lot 38A. The Applicant seeks to enlarge, extend, or change a nonconforming dwelling on a nonconforming lot via the demolition of the existing dwelling and construction of a new dwelling. The existing dwelling is nonconforming in that it is located 20.2 feet from the easterly abutter and 19.7 feet from the westerly abutter. The proposed dwelling will be nonconforming in that it will be located 22.7 feet from the easterly abutter and 19.9 feet (house) and 15.9 feet (bulkhead) from the westerly abutter where a 25 foot setback is required. Also proposed is the installation of exterior mechanical system appliances (A/C condensers) 21.2 feet from the westerly abutter where a 25 foot setback is required and the construction of a conforming single story garage. The existing building coverage is 894 square feet (8.9%) and the proposed building coverage is 1,213 square feet (12%) where 15% is the maximum allowed. The lot is nonconforming in that it contains 10,107 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 Chatham Protective Bylaw. Continued from June 11, 2020 for re-advertising.**

**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 and may be viewed as attachments below on the town website.**

**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  
Acting Chairman

The Cape Cod Chronicle  
July 9 and 16, 2020

## TOWN OF CHATHAM BOARD OF SELECTMEN PUBLIC HEARING NOTICE

Notice is hereby given that the Chatham Board of Selectmen will remotely hold a public hearing on Tuesday, July 14, 2020 at 6:00 pm to consider a request for Change of Manager to the Annual Restaurant License for All Alcoholic Beverages for One Drop Operating LLC d/b/a Chatham Squire, 487 Main Street, Chatham, MA 02633 from Richard Sullivan to Robert Varney. All interested parties are encouraged to participate via link or call-in number listed in posted meeting agenda.

Shareen Davis, Chairman  
Peter K. Cocolis, Vice Chairman  
Dean Nicastro, Clerk  
Cory Metters, Selectman  
Jeffrey S. Dykens, Selectman  
Board of Selectmen

The Cape Cod Chronicle  
July 2 and 9, 2020

## AGENDA TOWN OF CHATHAM PLANNING BOARD MEETING JULY 13, 2020 • 5:00PM REMOTE PARTICIPATION ONLY

**Please Note: This meeting will be broadcast live on Channel 18 and will be available shortly thereafter for scheduled and on-demand viewing.**

[https://teams.microsoft.com/dl/launcher/launcher.html?url=%2f%23%2f%2fmeetup-join%2f19%3ameeting\\_MmEwZDBkNGYtOTZiNi00ZTRlTg0ZlYtY2EwZWU5NTcyMGNl%40thre ad.v2%2f0%3fcontext%3d%257b%2522tid%2522%253a%25224f417a68-a412-4139-a47c-97515be2b99f%2522%252c%2522oid%2522%253a%25226f0bd59a-5d7c-43f6-8f44-b941e50bef65%2522%257d%26anon%3dtrue&type=meetup-join&deeplinkid=95fe77e8-1192-4c5d-89ae-3f070871df03&directDI=true&msLaunch=true&enableMobilePage=false&suppressPrompt=true](https://teams.microsoft.com/dl/launcher/launcher.html?url=%2f%23%2f%2fmeetup-join%2f19%3ameeting_MmEwZDBkNGYtOTZiNi00ZTRlTg0ZlYtY2EwZWU5NTcyMGNl%40thre ad.v2%2f0%3fcontext%3d%257b%2522tid%2522%253a%25224f417a68-a412-4139-a47c-97515be2b99f%2522%252c%2522oid%2522%253a%25226f0bd59a-5d7c-43f6-8f44-b941e50bef65%2522%257d%26anon%3dtrue&type=meetup-join&deeplinkid=95fe77e8-1192-4c5d-89ae-3f070871df03&directDI=true&msLaunch=true&enableMobilePage=false&suppressPrompt=true)

CALL IN NUMBER: +1 508-945-4410  
CONFERENCE ID: 675 899 649#

**Pursuant to Governor Baker's March 12, 2020 Order Suspending Certain Provisions of the Open Meeting Law, G.L. c. 30A, §18, and the Governor's March 23, 2020 Order imposing strict limitations on the number of people that may gather in one place, this meeting of the Chatham Planning Board is being conducted via remote participation. Every effort will be made to ensure that the public can adequately access the proceedings as provided for in the Order. A reminder that persons who would like to listen to this meeting while in progress may do so by calling the phone number: +1 508-945-4410 Conference ID: 675 899 649# Or join the meeting online via Microsoft Teams through the link in the posted agenda.**

**Despite our best efforts, we may not be able to provide for real-time access, and we will post a record of this meeting on the Town's website as soon as possible. In accordance with Town policy the public can speak to any issue/hearing or business item on the agenda during the meeting when recognized by the chair.**

**MINUTES:** May 26, 2020, June 8, 2020

**BOND RELEASE:**  
Bailey's Path/Eastward/Release Maintenance Bond (Con. From 6/8/2020)

**SUBDIVISION PLAN REVIEW:**  
**Preliminary**  
79 Forest Beach Road/Perrault/East/South East, LLC/Proposed two (2) lot division

**RECOMMENDATION TO THE ZONING BOARD OF APPEALS:**  
159 Seapine Road/ William Riley/David Hall /Proposed construction of driveway in a Conservancy District

**OTHER BUSINESS:**  
Reorganization of the Board

**DISCUSSION:**  
Public Comments

**PUBLIC COMMENT: The public can speak to any current or future issue relevant to the normal business of the Planning Board.**

**The full agenda for this meeting will be posted at least 48 hours prior to the meeting, excluding Saturdays, Sundays and legal holidays. Materials for the advertised agenda items are available for review on the Town of Chatham Website.**

The Cape Cod Chronicle  
July 9, 2020

## TOWN OF CHATHAM HISTORICAL COMMISSION AGENDA JULY 21, 2020 REMOTE PARTICIPATION ONLY

Please Note: This meeting is being recorded and will be available shortly hereafter for scheduled and on demand viewing on any smartphone or tablet device. If anyone else is recording the meeting, please notify the Chairman.

[https://teams.microsoft.com/dl/launcher/launcher.html?url=%2f%23%2f%2fmeetup-join%2f19%3ameeting\\_ZTYxYzY5OTktNGNhMy00NmNjLWlxNDExMTWJhNTc5NDQxMjA4%40thre ad.v2%2f0%3fcontext%3d%257b%2522tid%2522%253a%25224f417a68-a412-4139-a47c-97515be2b99f%2522%252c%2522oid%2522%253a%2522fa2370df-b871-476e-9968-386c45120bcd%2522%257d%26anon%3dtrue&type=meetup-join&deeplinkid=8b0ffe2b-13e9-4d0e-a51d-8bbbc34f851a&directDI=true&msLaunch=true&enableMobilePage=true&suppressPrompt=true](https://teams.microsoft.com/dl/launcher/launcher.html?url=%2f%23%2f%2fmeetup-join%2f19%3ameeting_ZTYxYzY5OTktNGNhMy00NmNjLWlxNDExMTWJhNTc5NDQxMjA4%40thre ad.v2%2f0%3fcontext%3d%257b%2522tid%2522%253a%25224f417a68-a412-4139-a47c-97515be2b99f%2522%252c%2522oid%2522%253a%2522fa2370df-b871-476e-9968-386c45120bcd%2522%257d%26anon%3dtrue&type=meetup-join&deeplinkid=8b0ffe2b-13e9-4d0e-a51d-8bbbc34f851a&directDI=true&msLaunch=true&enableMobilePage=true&suppressPrompt=true)

CALL IN NUMBER: 508-945-4410  
CONFERENCE ID: 582 189 978#

Pursuant to Governor Baker's March 12, 2020 Order Suspending Certain Provisions of the Open Meeting Law, G.L. c. 30A, §18, and the Governor's March 23, 2020 Order imposing strict limitations on the number of people that may gather in one place, this meeting of the Chatham Historical Commission is being conducted via remote participation. Every effort will be made to ensure that the public can adequately access the proceedings as provided for in the Order. A reminder that persons who would like to listen to this meeting while in progress may do so by calling the phone number: 508-945-4410, Conference ID: 582 189 978# or join the meeting online via Microsoft Teams through the link in the posted agenda.

Despite our best efforts, we may not be able to provide for real-time access, and we will post a record of this meeting on the Town's website as soon as possible.

### HEARINGS:

**Application No: 20-011** 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: **305 Main Street**, filed by: James M. Norcross, Esq., PO Box 707 Chatham, MA 02633; for: Estate of Timothy C. Emerson/Timothy C. Emerson Revocable Trust, 541 Boylston Street, Brookline, MA 02445 (Cont. from 5/19/2020)

**Application No: 20-011** To be heard in accordance with the provisions of Section 12(e) of the Cape Cod Commission Regional Policy Plan regarding properties situated in a National Historic Register District pursuant to an Application for Substantial Alteration to a Historic or Contributing Structure in a National Historic Register District. Located at: **305 Main Street**, filed by: James M. Norcross, Esq., PO Box 707 Chatham, MA 02633; for: Estate of Timothy C. Emerson/Timothy C. Emerson Revocable Trust, 541 Boylston Street, Brookline, MA 02445 (Cont. from 5/19/2020)

**Application No: 20-017** 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: **65 Morris Island Road**, filed by: William F. Riley, PO Box 707, Chatham, MA 02633; for: Scott & Meredythe Hetherington (Agreed Vendee), 84 Baileys Path, Chatham, MA 02633. Property owner: Russell & Alex Haddleton, 322 Walden Street, Cambridge, MA 02138

**Application No: 20-018** 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: **27 Shattuck Place**, filed by: Susan Ladue, Eastward Co., 155 Crowell Road, Chatham, MA 02633; for: John Borzilleri & Leslie Cullinan, 27 Shattuck Place, Chatham, MA 02633

**Application No: 20-019** 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: **107 Highland Avenue**, filed by: George Reilly, 63 Brook Trail Road, Brewster, MA 02631; for: Highland Realty Trust, c/o Mimi Jigarjian, Trustee, 56 Westcliff Road, Weston, MA 02493

**Application No: 20-020** 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: **18 Tappan Drive**, filed by: James Haggerty, PO Box 186, West Dennis, MA 02670; for: Henrik & Karen Christiansen, 9 Windsor Road, Darien, CT 06820

**Application No: 20-021** 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: **255 Old Harbor Road**, filed by: Peter Bickford, 65 Lazell Street, Hingham, MA 02043; for: Joan Cook, 567 Main Street, Hingham, MA 02043

**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.**

Frank Messina  
Chairman

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