



TOWN OF CHATHAM ZONING BOARD OF APPEALS LEGAL NOTICE

The Chatham Zoning Board of Appeals will hold a public hearing on **Thursday, September 22, 2022**, starting at **3:00 PM**, in the Town Annex Large Meeting Room, 261 George Ryder Road, on the following applications and is being conducted in person and with remote participation via Microsoft Teams:

For remote participation click the link below:

https://teams.microsoft.com/l/meetup-join/19%3ameeting_ZTBjMzBjYzQlMmZhOS00ZDRlLWlzNjktYjAzZTE3ZGFmNzFh%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: 495 679 708#

Approval of Minutes – September 1, 2022

Application No. 21-093: Benjamin Howard Emery, c/o William G. Litchfield, Esq., 330 Orleans Road, North Chatham, MA 02650, owner of property located at 624 Orleans Road, also shown on the Town of Chatham's Assessors' Map 12J Block 18 Lot 10A. The Applicant seeks to enlarge, extend, or change a nonconforming accessory structure (garage) on a nonconforming lot via the construction of an addition. The existing garage is nonconforming in that it is located 11.7 feet from the northerly abutter and 12.7 feet from the westerly abutter. The proposed addition will be nonconforming in that it will be located 8 feet from the northerly abutter and 1 foot from the westerly abutter where a 25 foot setback is required. The existing building coverage is 2,532 square feet (16.4%) and the proposed building coverage is 2,893 square feet (18.7%) where 15% is the maximum allowed. The lot is nonconforming in that it contains 15,452 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. Continued from January 13, 2022, May 26, 2022 and July 14, 2022 for re-advertising.**

Application No. 22-059: Kevin V. Steinhauer and Susan R. Steinhauer, c/o William F. Riley, Esq., PO Box 707, Chatham, MA 02633, owner of property located at 37 Seaview Street, also shown on the Town of Chatham's Assessors' Map 15E Block 6 Lot 16. 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 located 18.6 feet from the road. The proposed addition will be nonconforming in that it will be located 24.2 feet from the road where a 25 foot setback is required. The existing building coverage is 1,304 square feet (9.3%) and the proposed building coverage is 1,495 square feet (10.6%) where 15% is the maximum allowed. The lot is nonconforming in that it contains 14,024 square feet where 20,000 square feet is required in a R20 Zoning District. **A Special Permit is required under M.G.L. Chapter 40A Sections 6 and Section V.B. of the Chatham Protective Bylaw. Continued from July 28, 2022.**

Application No. 22-075: The Marianne Renaud Trust – 2007, c/o William F. Riley, Esq., PO Box 707, Chatham, MA 02633, owner of property located at 53 Grist Mill Lane, also shown on the Town of Chatham's Assessors' Map 15C Block 15A Lot 3C. The Applicant proposes to install an exterior mechanical system appliance (generator) 5 feet from the southerly abutter where a 25 foot setback is required. The lot contains 41,875 square feet in an 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. 22-080: Thomas Smith III and Jennifer Smith Family Trust, c/o William F. Riley, Esq., PO Box 707, Chatham MA 02633, owners of property located at 42 Black Duck Landing, also shown on the Town of Chatham's Assessors' Map 12B Block 1D Lot B5. The Applicant seeks to enlarge, extend, or change a nonconforming dwelling on a nonconforming lot via the construction an addition and deck. The existing dwelling is nonconforming in that it is located 43.4 feet from the Coastal Conservancy District and the deck is located 11.9 feet from the northwesterly abutter. The proposed addition will be nonconforming in that it will be located 36.3 feet from the Coastal Conservancy District where a 50 foot setback is required and the deck will be nonconforming in that it will be located 9.7 feet northwesterly abutter where a 25 foot setback is required. The proposed building coverage is 1,283 square feet (9.9%) where 15% is the maximum allowed. The lot is nonconforming in that it contains 13,025 square feet of buildable upland where 20,000 square feet is required in the R40 Zoning District. **A Special Permit is required under M.G.L. Chapter 40A Sections 6 and Section V.B. of the Chatham Protective Bylaw.**

Application No. 22-081: Scatteree LLC, c/o William F. Riley, Esq., PO Box 707, Chatham, MA 02633, agreed vendee of property located at 229 Scatteree Road, also shown on the Town of Chatham's Assessors' Map 17J Block 2 Lot 11. The Applicant seeks to enlarge, extend, or change nonconforming dwelling on a nonconforming lot via the demolition of the existing dwelling and the construction of a new dwelling. The existing dwelling is nonconforming in that it is located 8 feet from the Coastal Conservancy District (Flood Plain ele. 14). The proposed dwelling will be nonconforming in that it will be located 13 feet from the Coastal Conservancy District where a 50 foot setback is required. Also proposed is the construction of a new driveway as allowed by Special Permit under Section IV.A.3.d. of the Bylaw. The existing building coverage is 2,186 square feet (60.8%) and the proposed building coverage is 2,775 square feet (77.2%) where 15%, but not more than 2,800 square feet is the maximum allowed. The lot is nonconforming in that it 3,596 square feet of buildable upland where 20,000 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.**

Other Business:
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 or at the Town Hall Annex, located at 261 George Ryder Road and may be viewed Monday through Thursday, 7:00 a.m. to 4:00 p.m.; Friday, 8:00 a.m. to 12:00 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
Sept. 8 and 15, 2022

TOWN OF CHATHAM ZONING BOARD OF APPEALS LEGAL NOTICE

The Chatham Zoning Board of Appeals will hold a public hearing on **Thursday, September 29, 2022**, starting at **3:00 PM**, in the Town Annex Large Meeting Room, 261 George Ryder Road, on the following applications and is being conducted in person and with remote participation via Microsoft Teams:

For remote participation click the link below:

https://teams.microsoft.com/l/meetup-join/19%3ameeting_NTUyZjJh-MjQlNDUyOS00OCYyLTliZDktNGU1NDI4M2NjN2Vm%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: 674 010 94#

Approval of Minutes – September 8, 2022

Application No. 22-072: The John C. Kissinger Qualified Personal Residence Trust One, c/o Thadd Eldredge, 1038 Main Street, Chatham, MA 02633, owner of property located at 58 Strong Island Road, also shown on the Town of Chatham's Assessors' Map 12M Block 18 Lot C8. 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 located 33.8 feet from Strong Island Road, 30.9 feet from Bassing Harbor Road and 22.9 feet from the southerly abutter. The proposed addition will be nonconforming in that it will be located 34.3 feet from Strong Island Road where a 40 foot setback is required. The existing building coverage is 3,046 square feet and the proposed building coverage is 3,100 square feet where 2,850 square feet is the maximum allowed. The lot is nonconforming in that it contains 21,314 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. of the Protective Bylaw.**

Application No. 22-076: Roland and Deborah Trailor, c/o Erik Tolley, 299 White's Path, South Yarmouth MA 02664, owners of property located at 166 Landing Lane, also shown on the Town of Chatham's Assessors' Map 13K Block 30 Lot R11. The Applicant seeks to enlarge, extend, or change a nonconforming dwelling on a nonconforming lot via the construction of porch addition. The existing dwelling is nonconforming in that it is located 24.9 feet from the northerly abutter. The proposed porch will be nonconforming in that it will be located 21.7 feet from the northerly abutter where a 25 foot setback is required. The existing building coverage is 2,137 square feet and the proposed building coverage is 2,393 square feet where 2,850 square feet is the maximum allowed. The lot is nonconforming in that it contains 21,007 square feet in a R40 Zoning District. **A Special Permit is required under M.G.L. Chapter 40A Sections 6 and Section V.B. of the Chatham Protective Bylaw.**

Application No. 22-077: Stephen and Haley Nadas, c/o Thadd Eldredge, 1038 Main Street, Chatham, MA 02633, owners of property located at 98 Oyster Pond Furlong, also shown on the Town of Chatham's Assessors' Map 13E Block 29 Lot 11A. The Applicant seeks a Dimensional Variance from the required abutters setback for the installation of an exterior mechanical system appliance (generator). The generator is proposed to be installed 5.1 feet from the northerly abutter and 0.8 feet from the westerly abutter, where a 25 foot setback is required. **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. 22-078: John Nadas and Stephanie Horning, c/o Thadd Eldredge, 1038 Main Street, Chatham, MA 02633, owners of property located at 100 Oyster Pond Furlong, also shown on the Town of Chatham's Assessors' Map 13E Block 30 Lot 11. The Applicant seeks a Dimensional Variance from the required abutters setback for the installation of an exterior mechanical system appliances (generator and A/C condenser). The generator is proposed to be installed 5.1 feet from the northerly abutter and 1.6 feet from the easterly abutter, where a 25 foot setback is required. The A/C condenser which was installed is 1.3 feet over the northerly abutters lot line is proposed to be relocate .08 feet from the northerly abutter, where a 25 foot setback is required. **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:
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 or at the Town Hall Annex, located at 261 George Ryder Road and may be viewed Monday through Thursday, 7:00 a.m. to 4:00 p.m.; Friday, 8:00 a.m. to 12:00 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
Sept. 15 and 22, 2022

TOWN OF CHATHAM SELECT BOARD PUBLIC HEARING NOTICE

Notice is hereby given that the Chatham Select Board will hold a public hearing on Tuesday, September 27, 2022 at 5:30 pm in the large meeting room at the Town Office Annex, 261 George Ryder Road, Chatham, and remotely via Microsoft Teams platform, to consider a request for a Change of Manager to the Annual All Alcoholic Beverages Hotel license for TPG Chatham Beverage LLC dba Chatham Wayside Inn from Jillian Kelley to Cletus E. Pancham. All interested parties are encouraged to participate.

Jeffrey S. Dykens, Chair
Cory Metters, Vice Chair
Mike Schell, Clerk
Shareen Davis, Member
Dean P. Nicastro, Member
Select Board

The Cape Cod Chronicle
Sept. 15 and 22, 2022

CITATION ON PETITION FOR FORMAL ADJUDICATION DOCKET NO. BA22P1475EA COMMONWEALTH OF MASSACHUSETTS THE TRIAL COURT PROBATE AND FAMILY COURT BARNSTABLE DIVISION

Estate of William G. Russell
Date of Death: June 19, 2022

To all interested persons: A Petition for **Formal Probate of Will with Appointment of Personal Representative** has been filed by Kathleen Russell of Norwalk, CT requesting that the Court enter a formal Decree and Order and for such other relief as requested in the Petition. The Petitioner requests that: Kathleen Russell of Norwalk, CT be appointed as Personal Representative of said estate to serve **Without Surety** on the bond in **unsupervised administration**.

IMPORTANT NOTICE

You have the right to obtain a copy of the Petition from the Petitioner or at the Court. You have a right to object to this proceeding. To do so, you or your attorney must file a written appearance and objection at this Court before: **10:00 a.m. on the return day of 09/30/2022.**

This is NOT a hearing date, but a deadline by which you must file a written appearance and objection if you object to this proceeding. If you fail to file a timely written appearance and objection followed by an affidavit of objections within thirty (30) days of the return day, action may be taken without further notice to you.

UNSUPERVISED ADMINISTRATION UNDER THE MASSACHUSETTS UNIFORM PROBATE CODE (MUPC)

A Personal Representative appointed under the MUPC in an unsupervised administration is not required to file an inventory or annual accounts with the Court. Persons interested in the estate are entitled to notice regarding the administration directly from the Personal Representative and may petition the Court in any matter relating to the estate, including the distribution of assets and expenses of administration.

Witness, Hon. Susan Sard Tierney,
First Justice of this Court
Date: September 8, 2022
Anastasia W Perrino, Register of Probate

The Cape Cod Chronicle
Sept. 15, 2022

THE COMMUNITY PRESERVATION COMMITTEE

The Community Preservation Committee of Chatham will hold a public information hearing at 4:00 PM today in the Community Center. Committee members will review preservation needs and possibilities in Chatham, consider recommendations and priorities of the general public, and respond to questions. All Chatham residents are encouraged to participate.

The Cape Cod Chronicle
Sept. 15, 2022

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, September 21, 2022, beginning at 4:30 PM.**

Remote participation ONLY click link below:

https://teams.microsoft.com/l/meetup-join/19%3ameeting_MjZkNzk-OMzgtNDJjYy00YzI0LTlhOGUeMTVhNmE2MGVhNmVm%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: 394 500 382#

MINUTES REVIEW:
Meeting held September 7, 2022

SIGNS:
22-086 First Congregational Church/c/o Debbie Swenson – Application to install a wall sign to the structure located at 650 Main Street.

22-089 Munson Meeting/c/o Simple Signs – Application to replace the existing ground sign located at 880 Main Street.

ADDITIONS/ALTERATIONS:
22-087 Robert Crowell – Application to replace the existing windows on the structure located at 243 Crowell Road.

22-088 Broadmeadow 035 Orleans LLC/c/o Philbrook Construction – Application to replace the existing entry door, transom, and trim to the structure located at 235 Orleans Road.

MODIFICATION:
22-085 Chatham Productions LLC/c/o Victoria Clark – Application to modify the Certificate of Appropriateness to reduce the elevation and square footage of the dwelling located at 15 Annabelle 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 and may be viewed as attachments below on the town website or at the Town Hall Annex, located at 261 George Ryder Road and may be viewed Monday through Thursday, 7:00 a.m. to 4:00 p.m.; Friday, 8:00 a.m. to 12:00 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.

Dan Sylvester, Chairman

The Cape Cod Chronicle
Sept. 15 and 22, 2022

Continued on Next Page



Community News

CHO Sponsors Virtual And In-person Events

ORLEANS – Go on a virtual trip to the Boston Flower Show with landscape designer, horticulturist and CHO volunteer Tom Strangfeld tonight at 7:30 p.m. in the CHO Meetinghouse, 3 River Rd. Strangfeld will talk about his behind-the-scenes experiences and show some of his award-winning designs from the many years he has attended the event. Admission is free.

Come early and see selected Baticks, wood carvings and paintings of local scenes by noted Orleans artist Vernon Smith (1894-1969) that are on display. Entering its final days, the “Vernon Smith: A Sense of Place” exhibition is also open, free of charge, on Sunday, Sept. 18 and 25 and finally on Friday, Sept. 30 from 1 to 4 p.m.

This Sunday (Sept. 18) features a

panel discussion about the artist and his career at 1 p.m., as part of the “Celebrate Our Waters” weekend in town. Also, the winner of an original painting by Vernon Smith will be announced at a raffle drawing on Friday, Sept. 30 at 4 p.m. at the CHO Meetinghouse. Tickets are \$50 each, or three for \$100, and can be purchased at the CHO up until the drawing. The painting, “West Road, Orleans,” is valued at about \$4,000.

Don’t miss this grouping of artworks from CHO and private collections, presented by the Centers for Culture and History in Orleans and curated by Vernon Smith’s granddaughter and grandson. Go to www.CHOcenters.org for the latest information about upcoming exhibitions and events this fall.

Senior Issues Addressed In Fall FEPL Learning Series

CHATHAM – Issues faced by seniors today will be part of a program presented by Dr. Jim Knickman, head of the Harwich Council on Aging and former chair of the National Council on Agency, beginning Tuesday, Sept. 27 at 10:30 a.m and continuing on Oct. 4. The two-part program is part of the Fall Learning Series at the Eldredge Public Library.

Listen in on a discussion between seniors on Cape Cod and a few common dilemmas are often part of the conversation. How to get (and keep) a doctor? How far do I need to travel (and wait) to see a specialist? And how will I be able to afford it all?

A retired professor at NYU and research director at the Robert Wood Johnson Foundation, Dr. Knickman brings a wealth of knowledge about senior and health policy to this forum. He will address ways to make the years after

retirement meaningful, productive and affordable.

The senior issues program is the second in a series of 10 programs offered in the Fall Learning Series of the Friends of the Eldredge Public Library. There are still spaces available for the first program, Birds of Cape Cod: The Fall Migration by Phil Kyle which starts Monday, Sept. 19. This program is geared to a wide range of birders, from beginners to long time enthusiasts.

Descriptions and registration information about all the programs can be found on the Eldredge Public Library website at www.eldredgelibrary.org/learning-series/ or at the library’s front desk. Registration for the programs held at the Eldredge Public Library will be limited to 40.

LEGAL ADVERTISING

Continued from Previous Page

TOWN OF HARWICH HISTORIC DISTRICT & HISTORICAL COMMISSION LEGAL NOTICE

The Historic District and Historical Commission (HDHC) will hold public hearings on the following matters Wednesday, September 21, 2022, in the Small Hearing Room, Town Hall, at 732 Main Street, Harwich, MA 02645. The public hearings will begin at 6:00 p.m. Any member of the public is invited to attend and provide information and comment relevant to this matters or may submit the same in writing in advance.

HH2022-15: Benjamin Borne, owner and James M. Norcross, Esq., applicant have filed a Notice of Intent. The applicant proposes to construct a covered porch to the front of the building. The home is over 100 years old according to the town’s Assessors records. The subject property is 968 Route 28, Map 34, Parcel W2.

HH2022-16: Dany Mace Kairouz, owner and Tony Nohra, applicant have applied for a Certificate of Appropriateness to add a canopy to a building or structure in the Harwich Center Historic District. The subject property is 729 Main Street, Map 41 Parcel D1-2

HH2022-17: Peter and Marsha Malone, owner and applicant have filed a Notice of Intent. The applicant proposes to demolish a chimney and utility room. The home is over 100 years old according to the town’s Assessors records. The subject property is 27 Sea St, Map 7, Parcel D9.

All documents related to the above cases may be viewed on the Commission’s Agenda page under the date of the meeting and are on file with the Building Department, 732 Main Street, Harwich, MA 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 City/Town is not responsible for any errors in the electronic posting of this legal notice.

Mary Maslowski, Chairman

The Cape Cod Chronicle
Sept. 8 and 15, 2022

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, September 21, 2022** at 6:30PM.

Meeting will take place in-person in the Griffin Room at Town Hall. Remote participation will be available. The public can access the meeting via Channel 18 where it will be broadcasting live, or they can get login information to participate on the meeting on the agenda which will be posted on the town website prior to the meeting.

The following applicants have filed a Request for Determination of Applicability

Lisa and Mark Buron, 74 Depot Road West, Map 18 Parcel V6-1. Site Work.

Heinz Proff and Bradford Chase, 38 Prince Charles Drive, Map 110 Parcel S18. Repairs to Black Pond Fishway.

The following applicants have filed a Notice of Intent

Michael Lach and Kelly Grant, 2 Old Chatham Road, Map 65 Parcel N6-3. Removal of structure and hardscape.

Edward Steiger, 7 Laurie Lane, Map 22 Parcel A4-3. Retaining Wall and Site Work.

Daniel Mento, 3 Mark Lane, Map 30 Parcel G5-3. New Dwelling.

Daniel Mento, 116 Sisson Road, Map 30 Parcel G5-4. New Dwelling.

Donald Annino, 14 Mill Point Rd, Map 1 Parcel J1-94. Proposed Pier, Ramp, Float, and Dredging.

The Cape Cod Chronicle
Sept. 15, 2022

TOWN OF HARWICH ZONING BOARD OF APPEALS LEGAL NOTICE

The Harwich Zoning Board of Appeals will hold public hearings on **Wednesday, September 28, starting at 7:00 PM**, in the Town Hall Griffin Room, 732 Main Street, Harwich, MA on the following applications. Any member of the public is invited to attend and provide comment to the Board. Written comments may be provided in advance.

Case No. **2022-26 22 Ocean Ave LLC**, c/o William D. Crowell, Esq., 466 Route 28, Harwich Port, MA 02646, owner of the property located at **22 Ocean Ave**, Assessors’ Map 6B, Parcel L10, in the RH-2 Zoning District. The Applicant seeks a Special Permit, or in the alternative a Variance, to demolish and replace a pre-existing, nonconforming single family dwelling, pursuant to the Harwich Zoning By-laws §325-52 and -54 and MGL Chapter 40A Sections 6 & 10. (Continued from 7/27/2022)

Case No. **2022-27 Dale M. & Susan E. Shaw**, c/o William D. Crowell, Esq., 466 Route 28, Harwich Port, MA 02646, owner of the property located at **45 Christopher Way**, Assessors’ Map 108, Parcel X3-20, in the RR Zoning District. The Applicant seeks a Special Permit, or in the alternative a Variance, to construct an addition and retaining wall on a pre-existing, nonconforming single family dwelling, pursuant to the Harwich Zoning By-laws §325-52 and -54 and MGL Chapter 40A Sections 6 & 10. (Continued from 8/31/2022)

Case No. **2022-28 Brian A. Taranto & Michelle Taranto**, c/o James Hagerty of Reef Builders., P. O. Box 186, West Dennis, MA 02670, owner of the property located at **24 Green Needle Ln**, Assessors’ Map 4, Parcel T2-13, in the RH-1 Zoning District. The Applicant seeks a Special Permit to demolish and replace a pre-existing, nonconforming single family dwelling, pursuant to the Harwich Zoning By-laws §325-54 and MGL Chapter 40A Sections 6 & 10.

Plans, site plans and all related documents to the above matters are available to review on the Board of Appeals webpage or may be viewed, during business hours, at the Town Clerk’s or the Building Department offices at Town Hall, 732 Main Street, Harwich, MA 02645.

Brian Sullivan, Chair

The Cape Cod Chronicle
Sept. 8 and 15, 2022

HARWICH PLANNING BOARD PUBLIC HEARING NOTICE

The Harwich Planning Board will hold a public hearing beginning no earlier than 6:30 PM, Tuesday, October 4, 2022 in the Donn B. Griffin Room, Town Hall, 732 Main Street, Harwich, MA 02645 to consider the following matter(s). Any member of the public is invited to attend and provide comment to the Board. Written comments may be provided in advance.

Case No. PB2022-17 Mason Family Realty Trust, Kenneth and Jill Mason, Trustees owner/applicant, Atty. William Crowell, Representative, seeks approval of a Waiver of Site Plan Review and two (s) use special permits for Mixed Use development in the Village Commercial Overlay District for a portion of the “Mason Jar Condominiums” complex (Units 1, 2 and 3). The proposal seeks to convert the former restaurant establishment into a new commercial art studio and a residential unit on the first floor. No changes are proposed to units 2 and 3. The request is pursuant to the Code of Town of Harwich, §§ 325-55.F, -51.L and -51.M. The subject property is located at 544 Route 28, Assessors ID 14 / F4-C1-1, F4-C1-2 and F4-C1-3, located in the C-V zoning district in the Commercial Village Overlay District.

Case No. PB2022-19 Eastward Companies, William Marsh, President, seeks approval of a Modification of an approved Definitive Subdivision plan to waive construction of certain portion of the sidewalk in front of Lot 5 & Lot 6. Said subdivision is known as Bascom Hollow. The applications is pursuant to the Code of the Town of Harwich Chapter 400 and MGL c. 41 §88 K-GG. Bascom Hollow is located on Map 97 in the R-R & W-R overlay zoning districts.

Case No. PB2022-21 715 Harwich LLC, Saumil G. Patel, Manager, Atty. Howard Cahoon, Jr. Representative, seeks approval of a Special Permits for Mixed Use, Site Plan Review and Harwich Center Overlay pursuant to the Code of Town of Harwich §§325-51.M, -51.O and -55. The property is located at 715 www.masspublicnotices.org Street, Assessors ID 40-D7-1 in the C-V zoning district.

Case No. PB2022-22 721 Harwich LLC, Saumil G. Patel, Manager, Atty. Howard Cahoon, Jr. Representative, seeks approval of a Special Permits for Mixed Use and Site Plan Review pursuant to the Code of Town of Harwich §§325-51.M and -55. The property is located at 721 Main Street, Assessors ID 40-D5-1 in the C-V zoning district.

Documents and plans related to the application may be viewed on the Planning Board's home page, are on file with the offices of the Town Clerk’s and the Planning Department at Town Hall, 732 Main Street, Harwich, MA 02645 and may be viewed during regular Town Hall hours. Email ebanta@town.harwich.ma.us.

Duncan Berry, Chair

The Cape Cod Chronicle
The Sept. 15 and 22, 2022

Legal Ad Deadline is Monday at Noon
EXCEPT MONDAY HOLIDAYS
when the deadline is Friday at Noon
Please email your legal ads to:
barbara@capecodchronicle.com