



TOWN OF WAREHAM

MEMORIAL TOWN HALL
54 MARION ROAD
WAREHAM, MA 02571

CONSERVATION COMMISSION ***Notice of Public Hearing***

The **WAREHAM CONSERVATION COMMISSION** will hold a meeting under Chapter 131, Section 40 of the general laws of the Commonwealth of Massachusetts Wetlands Protection Act and/or the Town of Wareham Wetlands Protection Bylaw Division VI and any other applicable laws on **Wednesday, April 17, 2024, at 6:00 PM.** All matters listed may involve a discussion and possible vote.

Location: Wareham Multi-Service Center, 48 Marion Road, Wareham, MA, Room 320.

Zoom Link:

<https://us02web.zoom.us/j/85387402955?pwd=NzFnc0NsUzVvQ2JZa1N5cHVxUmZKUT09>

Meeting ID: 853 8740 2955

Passcode: 042547

Mobile: +1 646 558 8656 US (New York), +1 301 715 8592 US (Washington DC).

All hearings of the Wareham Conservation Commission are held simultaneously under the authorities of the Massachusetts Wetlands Protection Act and the Town of Wareham Wetlands Protection Bylaw Divisions VI. Although a single decision of the commission is issued, it represents a separate decision under each authority.

PRELIMINARY BUSINESS

PUBLIC HEARINGS: 6:00 PM

Request for Determination of Applicability (RDA)

Notice of Intent (NOI)

1. **Anthi Frangiadis, 2 Arbutus Avenue—NOI-54**—Demolition of an existing dwelling. A new dwelling will be constructed in the same location on the lot. A new paved driveway will be installed on the east side of the property. Runoff from the roof and driveway will be directed to a leaching catch basin. Selective clearing is requested for a five-foot-wide footpath to Broad Cove.

2. **Continental Marina Corp., 3236 Cranberry Highway – NOI-55** - Replace a deteriorated wood bulkhead with a vinyl sheet pile bulkhead. Sheet piles will be vibrated or driven into the ground. An existing concrete boat ramp will be removed, the area filled and pavement added to match adjacent areas. A wood timber guardrail will be installed. Portions of the parking lot adjacent to the bulkhead will be re-paved.

CONTINUED PUBLIC HEARINGS: 6:30 PM

Request for Determination of Applicability (RDA)

1. **Nicole Norris, 25 Bayview Street – RDA-40** - Construction of a sunroom, patio and outdoor shower.

Notice of Intent (NOI)

1. **Prime Engineering, 370 County Road – NOI-17** - To construct a large-scale ground-mounted photovoltaic solar array. (2809)(Continued to April 17, 2024)
2. **Sandy Beach Association of Point Independence Inc., 14 Cove Street – NOI-33** – Beach nourishment from High-tide landward with sands of similar grain size will be utilized. (Continued to April 17, 2024)
3. **David Darling 3031, 3033, 3035, 3039 Cranberry Highway – NOI 49** - Redeveloping the parking area adjacent to Water Wizz Water Park to expand, improve, and reconfigure it to address public safety concerns. The proposed wetland replication is at a 1:1 ratio.
4. **Jason T. Nelson, 8 Over Jordan Road – NOI-50** - Construction and maintenance of a new four-bedroom single-family home on piles with a deck, stairs, elevated A/C and generator units, a Title 5 sewage disposal system, a gravel driveway, associated utilities, and all grading, landscaping, and associated appurtenances.
5. **Jason T. Nelson, 10 Over Jordan Road - NOI-51** - Construction and maintenance of a new four-bedroom single-family home on piles with a deck, stairs, elevated A/C and generator units, a Title 5 sewage disposal system, a gravel driveway, associated utilities, and all grading, landscaping, and associated appurtenances.
6. **Richard England, 4 Over Jordan Road – NOI-52** - Construction and maintenance of a new four-bedroom single-family home on piles with a deck, stairs, elevated A/C and generator units, a Title 5 sewage disposal system, a gravel driveway, associated utilities, and all grading, landscaping, and associated appurtenances. The existing shed will remain.
7. **172 Great Neck Road – NOI-53** - Construction and maintenance of a new four-bedroom single-family home on piles with a deck, stairs, elevated A/C and generator units, a Title 5 sewage disposal system, a gravel driveway, associated utilities, and all grading, landscaping, and associated appurtenances.

EXTENSION REQUESTS

CERTIFICATES OF COMPLIANCE REQUESTS

AMENDED ORDER OF CONDITION REQUESTS

ENFORCEMENT ORDERS

1. **Canedy Street LLC, 4 Canedy Street, Wareham, MA**— Construction of retaining walls and grading within a 100-foot buffer to a Coastal Bank and Salt Marsh.
2. **Eryk Grassie, 50 Shangri-La Boulevard, Wareham, MA**—Demolition, construction, and site work within a 100-foot buffer to Glen Charlie Pond.
3. **37 Pine Lane Drive, Wareham, MA**—Expansion and renovation of a structure and deck, removal of trees within the 100-foot Buffer to Spectacle Pond.
4. **Discussion: 2530 Cranberry Highway, Wareham, MA** - Compliance with Order of Conditions issued: 7/14/2024 – SE076-2755.

OTHER BUSINESS/DISCUSSION AND/OR VOTE/BILLS

1. **Review and accept minutes** – March 20, 2024, April 3, 2024.
2. **Bills, Appointments, Interviews, and Reappointments**
3. **Administrative Approvals**
4. **Bylaw Revision Update**
5. **Workshop – Permits – Determination of Applicability (DOA).**
6. **Marks Cove Vista – Conservation Restriction**

Any other Conservation Commission business not reasonably anticipated 48 hours prior to the posting of this meeting.

Order of: Sandra Slavin, Chairman
Wareham Conservation Commission
Publication date: April 11, 2024