

WAREHAM PLANNING BOARD AGENDA [REVISED]

Monday, September 12, 2022

Time: 6:00 P.M.

Place: Multi-Service Center, Room 320

48 Marion Road

Wareham, MA 02571

Optional Connection:

<https://us02web.zoom.us/j/86387640889?pwd=eGU1MlArNXRzNHNMSnNrSnd0R3lwUT09>

Passcode: 768733

Or One tap mobile :

US: +13092053325,,86387640889#,,,,*768733#

I. ROLL CALL

II. PRELIMINARY BUSINESS

1. **23-21 Bay Pointe Club, LLC, Phase II – 19 Bay Pointe Drive-- Covenant Release and Partial Tripartite Release of Funds**

III. PUBLIC HEARINGS

1. **19-22 Dos Amigos Realty, LLC. – Definitive Subdivision -- Off Squirrel Island Road – Map 74 Lots 1010-A2 & 1010-A3**
proposing a Two (2) Lot Subdivision, total acreage of tract, approximately 3.76 ac
2. **Amendment to Article 13, sect 1381: Non-Conforming Lot Standards**

IV. CONTINUED PUBLIC HEARINGS

1. **12-22 Wareham MA 3, LLC. — Site Plan Review — 91 & 101 Fearing Hill Road — Map 91 & 71, Lot(s) 1000 & 1007** proposing ground-mounted Solar Energy Generation Facility
(Requested Continuance to September 26)
2. **33-21 Wareham PV1, LLC. Site Plan Review -- 0 Route 25**
Map 115, Lot 1000 – Ground-mounted Solar Energy Generation Facility
(Requested Continuance to September 26)
3. **3-22 Jason St. Martin -- Site Plan Review -- 5 Doty Street**
Map 103, Lot 1027 – Parking Lot
(Requested Continuance to September 26)
4. **Amendment to Article 6: Density & Dimensional Zoning By-Law - Public Hearing**
Sponsor: Planning Board

V. OTHER – TOPICS NOT REASONABLY ANTICIPATED 48 HOURS IN ADVANCE OF THE HEARING

VI. BOARD MEMBER COMMENTS

VII. UPCOMING PLANNING BOARD SCHEDULE

Hearings	Petition#	Application Type / Article	Applicant Name / Sponsor	Decision deadline
July 25, 2022 August 8, 2022 August 22, 2022	N/A	Article 6: Density & Dimensional Requirements	Planning Board	September 19, 2022 per the closing of the warrant
<u>Sept. 12, 2022</u>	N/A	Article 13: Zoning Protection	Planning Board	September 19, 2022 per the closing of the warrant
... (the latest) June 27, 2022 July 7, 2022 July 25, 2022 August 8, 2022 <u>Sept. 12, 2022</u>	12-22	Fearing Hill	Wareham MA 3, LLC	Special Permit – 90 days from the date of the opening of the hearing
... (the latest) July 25, 2022 August 22, 2022	33-21	0 Route 25	Wareham PV I, LLC	Special Permit – 90 days from the date of the opening of the hearing
August 22, 2022	03-22	5 Doty Street	Jason St. Martin	Special Permit – 90 days from the date of the opening of the hearing
<u>Sept. 12, 2022</u>	19-22	Lots 1010-A3 & 1010-D on Map 74	Dos Amigos Realty, LLC	Subdivision – Within 90 days

September 29, 2022 – Joint Meeting with Redevelopment Authority. Downtown Urban Renewal Plan

UPCOMING HEARING ON ZONING ARTICLES:

Hearing October 10, 2022

1. MS4, Pre- and Post-Construction
2. Moratorium on Social Consumption
3. Window Signs

VIII. ADJOURNMENT