

Request for  
**VARIANCE OR SPECIAL PERMIT**

to the

**WAREHAM ZONING BOARD OF APPEALS**

**SANDRA STOWE**

**9 Beach Plum Lane  
Wareham, MA**

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TOWN OF WAREHAM  
ZONING BOARD OF APPEALS

APPLICATION FOR A PUBLIC HEARING FOR A VARIANCE/SPECIAL PERMIT

Certain uses are allowed in several zoning districts only by means of a Variance and/or Special Permit from the Zoning Board of Appeals. Those uses are indicated in the Wareham Zoning By-Laws. To apply for a Variance/Special Permit from the Zoning Board of Appeals, please do the following:

- Complete this form.
- Complete information packets. (Directions attached)
- Submit application form and packet to Town Clerk for signature.
- Submit application form and packet to Town Collector for signature.
- Submit completed form, packets, and appropriate fees\*\* to the Zoning Board of Appeals secretary.

\*\*Permits may be issued only after a public hearing. There is a filing fee of \$300.00 per lot, per application for all non-conforming residential lots, whether built upon or not. There is a filing fee of \$750.00 per lot, per application for all commercial applications. In the case of a multi-family development, the fee is \$300.00 plus an additional \$50.00 for every unit over two (2). Please make check payable to the Town of Wareham.

\*\*A check to cover two (2) legal advertisements for the public hearing should be made payable to Wareham Week in the amount of \$100.00.

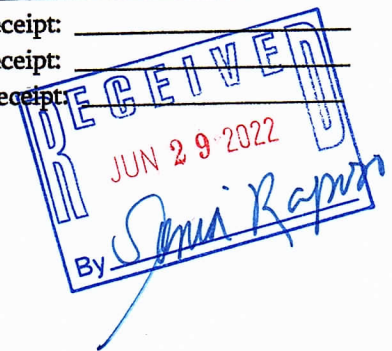
\*\*The applicant will also be responsible for the costs of sending out abutter notifications by Certified Mail. The cost is \$6.90 per certified letter to each abutter. Please see Zoning Board secretary for cost of mailings. Please make check payable to the Town of Wareham.

I hereby apply for a Variance/Special Permit for a use to be made of the following described place:

STREET & NUMBER: 9 BEACH PLUM LANE LOT: M4B MAP: 28  
ZONING DISTRICT: R60  
USE REQUESTED: RESIDENTIAL  
OWNER OF LAND & BUILDING: SANDRA STONE TEL.# 508.274.9081  
ADDRESS OF OWNER: 9 BEACH PLUM LANE, WAREHAM, MA 02571  
PERSON(S) WHO WILL UTILIZE PERMIT: OWNER  
ADDRESS: \_\_\_\_\_  
DATE: 6.29.2022 SIGNATURE: [Signature]

This application was received on the date stamped here:

Town Clerk: \_\_\_\_\_ Date: \_\_\_\_\_  
Tax Collector: Brigitte Benoit Date: 6/29/22  
Planning/Zoning Dept.: \_\_\_\_\_ Date: \_\_\_\_\_  
Application fee paid: 300.00 Check #: 3279 Receipt: \_\_\_\_\_  
Advertising fee paid: 100.00 Check #: 3281 Receipt: \_\_\_\_\_  
Abutters fee paid: 68.61 Check #: 3280 Receipt: \_\_\_\_\_





**TOWN OF WAREHAM**

**APPLICANT/CONTRACTOR/REPRESENTATIVE INFORMATION SHEET**

Check Applicable:  Variance  Special Permit  Site Plan  Appeal

Date stamped in: \_\_\_\_\_ Date decision is due \_\_\_\_\_

Applicant's Name: **William H. Lockwood R.A., of Lockwood Architects**

Applicant's Address: **PO Box 95 Onset, MA 02558**

Telephone Number: **508.273.0111**

Cell Phone Number: **508.221.1843**

Email Address: **lockwoodarch@gmail.com**

Address of Property/Project: **9 Beach Plum Lane**

Landowner Name: **Sandra M. Stowe**

Owner's Address: **9 Beach Plum Lane, Wareham, MA 02571**

Telephone Number: **508.274.9081**

Contact Person: **William H. Lockwood**

Telephone Number: **508.273.0111**

Map **28**

Lots **M4B & M5**

Zone **R-60**

Date Approved \_\_\_\_\_

Date Denied \_\_\_\_\_

Comments:

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# TOWN of WAREHAM

*Massachusetts*

## BUILDING DEPARTMENT

Paul E. Turner  
Director of Inspectional Service

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William Lockwood  
P.O. Box 95  
Onset Massachusetts, 02558

June 16, 2022

**RE:** 9 Beach Plum Lane

Map 28, Lots M5, M4B

I have reviewed your proposal to construct 120sf. one story addition off the right side of 9 Beach Plum Lane. At this time, I must deny your request.

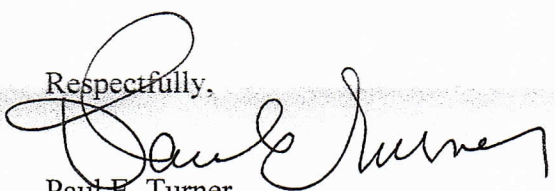
Your proposed side setback for the proposed structure is encroaching the required 20' setback. Therefore a Variance must be secured in order to proceed with your request.

Your proposal is being denied under the following section of the Wareham Zoning By-law:

- **Article 6, 620 Table of Dimensional Regulations, Minimum Side Setback.**

The subject dwelling is located in the R-60 zoning district.

Respectfully,

  
Paul E. Turner  
Building Commissioner  
Zoning Enforcement Officer

It is the owners' responsibility to check with other departments, i.e. Health, and conservation, etc. to ensure full compliance.

In accordance with the provisions of MGL chapter 40A §§ 15, you may apply to the Zoning Board of Appeals for the above noted relief within thirty (30) days of receipt of this letter.

## **NARRATIVE REGARDING PROJECT**

RE: **SANDRA STOWE**  
9 Beach Plum Lane  
Map 28, Lots 4B & 5

### **SITE DESCRIPTION**

The subject property is located in the Little Harbor section of Wareham in an R60 residential zone. Parts of the property are located in an AE15 flood zone, but the area of the proposed addition is not. The lot is about 10887 square feet (0.25 acres), which is about 18% of the 60,000 sf prescribed by the zone. The lot has no actual frontage, although 110 feet along a right of way has been treated as such.

In addition to the house, two sheds are located on the property. Two on-site parking spaces are currently provided. The property is served by Town water and on-site septic, as well as natural gas.

### **PROJECT DESCRIPTION**

A section of the existing deck is proposed to be demolished, and a new one story addition with crawl space is proposed to be constructed essentially on the same footprint.

### **REASONS FOR GRANTING THE VARIANCE/SPECIAL PERMIT**

Relief is being sought from the side setback to allow the new addition structure to occupy essentially the same place as part of the existing deck. The current setback to the deck is about 7.5 feet and the proposed setback reduces that to about 6 feet. Neither would be in compliance with the required 10 foot setback.

Although there is no requirement for compliance, the proposed addition will not increase the building coverage from its current 12%+/- . The Floor Area Ratio (FAR) will increase slightly from about 16% to about 17%, both of which are below the allowed 23% ( $25\% \text{ of } 10000 = 2500/10887 = 23\%$ )

It is felt that these proposed improvements will provide an overall benefit to the petitioner, property, and to the neighborhood, and can be accomplished (b) without substantial detriment to the public good during or after construction. It is further felt that this can be accomplished (c) without nullifying or substantially derogating from the intent or purpose of the Wareham Zoning Bylaws.

Due to conditions of topography (including the flood zone) and an lot shape, placement of any addition is hindered.

Relief will allow beneficial enjoyment of the property by the petitioners. We, therefore believe that this Special Permit/Variance can be reasonably granted, and encourage the Board to favorably review this request.

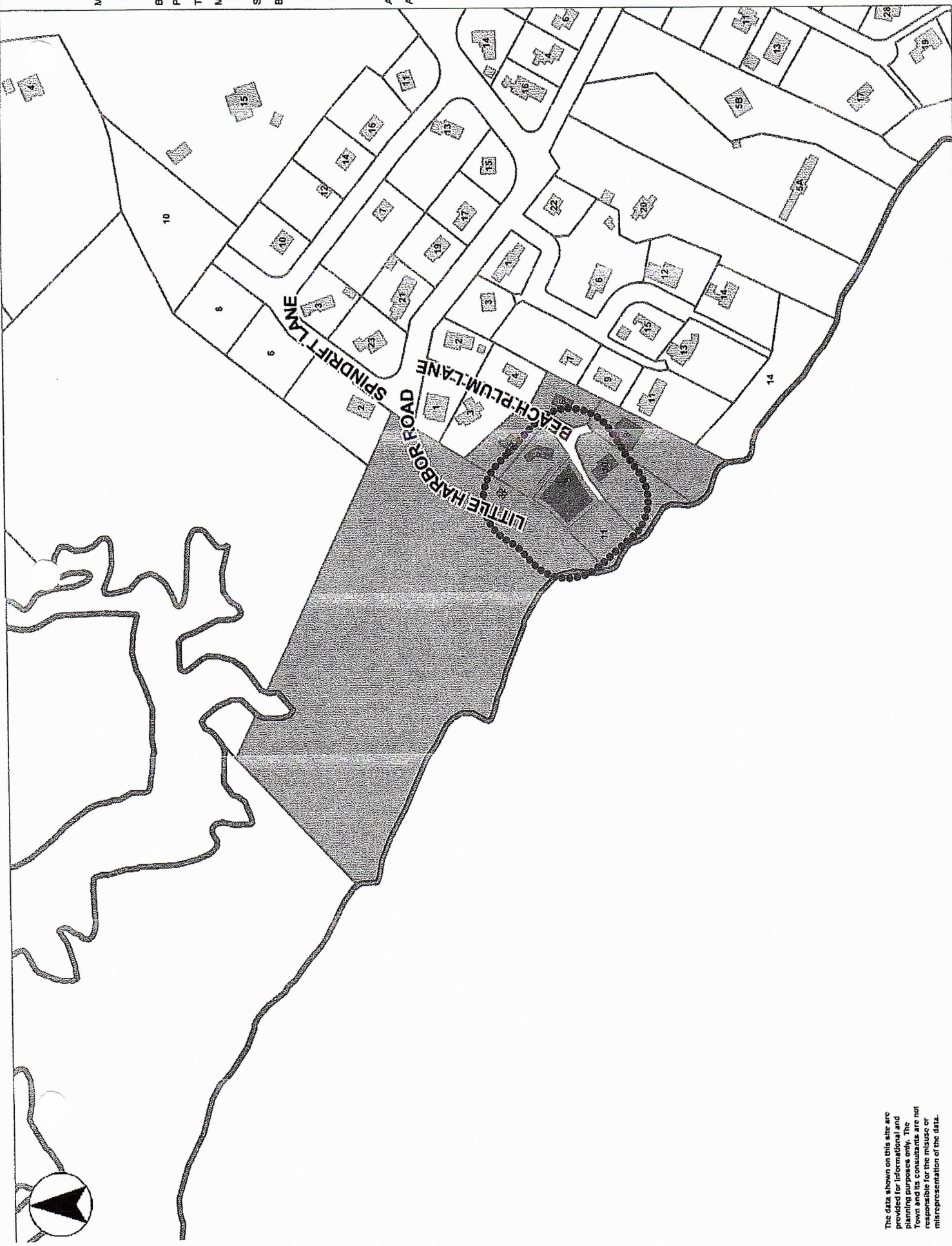




MAP & LOT	OWNER	CO-OWNER	STREET ADDRESS	TOWN	STATE	ZIP CODE
28-1004	TOWN OF WAREHAM		TOWN HALL	WAREHAM	MA	02571
28-1008	DUBOIS RODNEY F & KAREN N	LYNFORD JEFFREY H TRS ET ALS	32 RIP RD	HANOVER	NH	03755
28-M5	STOWE SANDRA M		9 BEACH PLUM LN	WAREHAM	MA	02571
28-M6	BEACH PLUM LANE TRUST + THOMAS RICHARD N +	BETTY TRS C/O RICHARD THOMAS	PO BOX 328	WAREHAM	MA	02571
28-M4/A	FICOCIELLO MICHAEL P	FICOCIELLO KAREN A	61 LORENA RD	WINCHESTER	MA	01890
28-M7	GASTFRIEND JODY O		8 BEACH PLUM LN	WAREHAM	MA	02571
28-M3	THOMAS PAULINE F LIFE ESTATE		5 BEACH PLUM LN	WAREHAM	MA	02571
28-M8	EDWARDS PETER M		PO BOX 331	WAREHAM	MA	02571
CERTIFIED ABUTTERS AS THEY						
APPEAR ON OUR TAX ROLLS						
AS OF 2/9/2022						
<i>W. Renie Atkins</i>						
ASSESSORS OFFICE						
REQUESTED BY						
BILL LOCKWOOD						
508 273-0111						
<a href="mailto:LOCKWOODARCH@GMAIL.COM">LOCKWOODARCH@GMAIL.COM</a>						

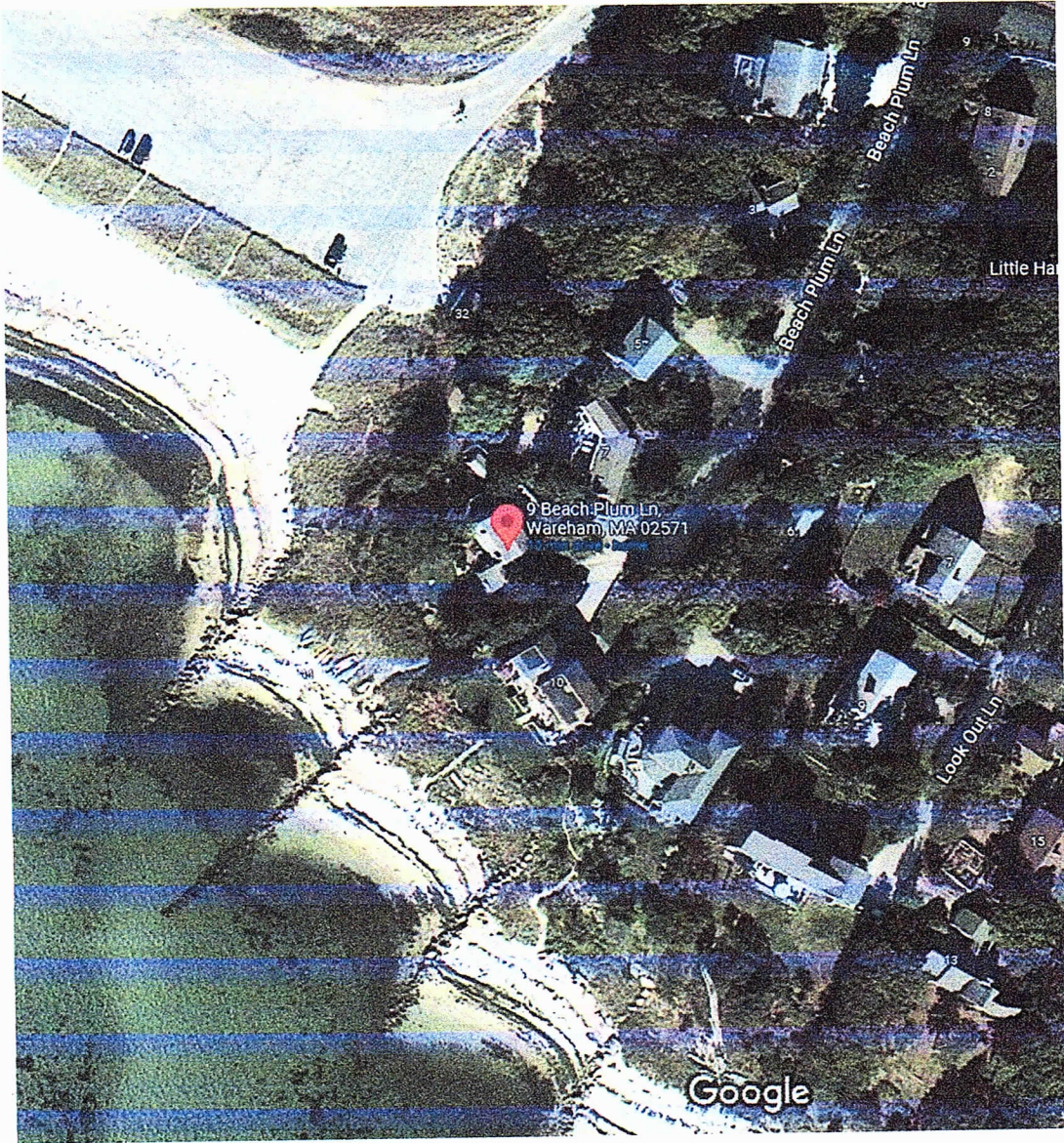
The data shown on this site are provided for informational use only and are not intended to be used for legal purposes. The Town and its consultants are not responsible for the misuse or misrepresentation of the data.

- MA Places
  - Fire Station
  - Police Station
  - Town Hall
  - Public Library
  - School
- Buildings
- Parcels
- Town Boundary
- MA Highways
  - Interstate
  - US Highway
  - Numbered Road
- Streets
- Bathymetry
  - 0-5 ft
  - 5-10 ft
  - 10-15 ft
  - 15-20 ft
  - 20-30 ft
  - 30-40 ft
  - 40-50 ft
  - 50-60 ft
  - 60-70 ft
  - 70+ ft
- Abutting Town Labels
- Abutting Towns





AERIAL PHOTO



WAREHAM ZONING BOARD OF APPEALS  
**SANDRA STOWE**  
9 Beach Plum Lane, Wareham





# 9 BEACH PLUM LN

**Location** 9-BEACH-PLUM LN

**Mblu** 28 / / M5 / /

**Acct#**

**Owner** STOWE SANDRA M

**Assessment** \$589,600

**Appraisal** \$589,600

**PID** 4215

**Building Count** 1

## Current Value

Appraisal			
Valuation Year	Improvements	Land	Total
2022	\$197,000	\$392,600	\$589,600

Assessment			
Valuation Year	Improvements	Land	Total
2022	\$197,000	\$392,600	\$589,600

## Owner of Record

**Owner** STOWE SANDRA M  
**Co-Owner**  
**Address** 9 BEACH PLUM LN  
 WAREHAM, MA 02571

**Sale Price** \$100  
**Certificate**  
**Book & Page** 49934/0318  
**Sale Date** 06/19/2018  
**Instrument** 1A

## Ownership History

Ownership History					
Owner	Sale Price	Certificate	Book & Page	Instrument	Sale Date
STOWE SANDRA M	\$100		49934/0318	1A	06/19/2018
STOWE SANDRA M TRUSTEE	\$1		39684/0304	1A	02/23/2011
STOWE SANDRA M	\$1		36103/0226	1A	06/23/2008
PUMPHREY JANET H TRUSTEE OF	\$200,000		16372/0193	1J	07/03/1998
STOWE G THOMAS	\$1		4855/0364	UNKQ	07/28/1980

## Building Information

### Building 1 : Section 1

**Year Built:** 1954

**Building Photo**

**Living Area:** 1,608  
**Replacement Cost:** \$230,111  
**Building Percent Good:** 84  
**Replacement Cost Less Depreciation:** \$193,300

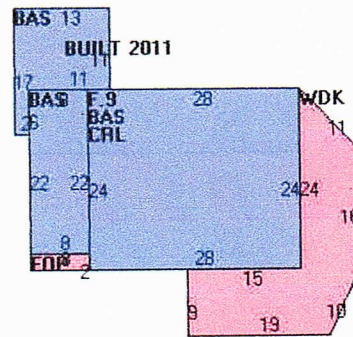
**Building Attributes**

Field	Description
Style:	Colonial
Model	Residential
Grade:	Ave
Stories:	1.9
Occupancy	1
Exterior Wall 1	Wood Shingle
Exterior Wall 2	
Roof Structure:	Gambrel
Roof Cover	Wood Shingle
Interior Wall 1	Drywall
Interior Wall 2	K Pine/Bead Bd
Interior Flr 1	Carpet
Interior Flr 2	Pine/Soft Wood
Heat Fuel	Oil
Heat Type:	Hot Water
AC Type:	None
Total Bedrooms:	2 Bedrooms
Total Bthrms:	2
Total Half Baths:	0
Total Xtra Fixtrs:	
Total Rooms:	7 Rooms
Bath Style:	Average
Kitchen Style:	Average
# of Fireplaces	
Fireplace Type	
Finish Bsmt SF	
Fin Bsmt Qual	
Num Park	
Fireplaces	
Fndtn Cndtn	
Basement	



(<https://images.vgsi.com/photos2/WarehamMAPPhotos/\00\05\69\21.jpg>)

**Building Layout**



([https://images.vgsi.com/photos2/WarehamMAPPhotos//Sketches/4215\\_421](https://images.vgsi.com/photos2/WarehamMAPPhotos//Sketches/4215_421))

Building Sub-Areas (sq ft)			Legend
Code	Description	Gross Area	Living Area
BAS	First Floor	1,003	1,003
F.9	.90 Story Fin	672	605
CRL	Crawl Space	672	0
FOP	Open Porch	16	0
WDK	Deck, Wood	349	0
		2,712	1,608

**Extra Features**

Extra Features	Legend

Code	Description	Size	Value	Bldg #
FLU2	FLUE/BRICK	1.00 UNITS	\$800	1

**Land**

**Land Use**

**Use Code** 1010  
**Description** SINGLE FAMILY  
**Zone** R60  
**Neighborhood** 0081  
**Alt Land Appr** No  
**Category**

**Land Line Valuation**

**Size (Acres)** 0.24  
**Frontage** 0  
**Depth** 0  
**Assessed Value** \$392,600  
**Appraised Value** \$392,600

**Outbuildings**

Outbuildings						Legend
Code	Description	Sub Code	Sub Description	Size	Value	Bldg #
SHD1	SHED/FRAME			96.00 S.F.	\$1,300	1
PAT2	PATIO			242.00 S.F.	\$1,600	1

**Valuation History**

Appraisal			
Valuation Year	Improvements	Land	Total
2022	\$197,000	\$392,600	\$589,600
2021	\$187,200	\$392,600	\$579,800
2020	\$174,100	\$392,620	\$566,720

Assessment			
Valuation Year	Improvements	Land	Total
2022	\$197,000	\$392,600	\$589,600
2021	\$187,200	\$392,600	\$579,800
2020	\$174,100	\$392,600	\$566,700



# 0 BEACH PLUM LN

**Location** 0 BEACH PLUM LN

**Mblu** 28/-M4/B/-

**Acct#**

**Owner** STOWE SANDRA M

**Assessment** \$100

**Appraisal** \$100

**PID** 4214

**Building Count** 1

## Current Value

Appraisal			
Valuation Year	Improvements	Land	Total
2022	\$0	\$100	\$100

Assessment			
Valuation Year	Improvements	Land	Total
2022	\$0	\$100	\$100

## Owner of Record

**Owner** STOWE SANDRA M  
**Co-Owner**  
**Address** 9 BEACH PLUM LN  
 WAREHAM, MA 02571

**Sale Price** \$100  
**Certificate**  
**Book & Page** 49934/0321  
**Sale Date** 06/19/2018  
**Instrument** 1A

## Ownership History

Ownership History					
Owner	Sale Price	Certificate	Book & Page	Instrument	Sale Date
STOWE SANDRA M	\$100		49934/0321	1A	06/19/2018
STOWE SANDRA M	\$10,000		44014/0197	1T	01/17/2014
ROWES BARBARA BOER	\$675,000		24683/0237	1G	04/02/2003
PHILBIN THOMAS C	\$0		20491/0145		09/05/2001
PACELLA MICHAEL	\$1		5798/0076	UNKQ	08/29/1984

## Building Information

**Building 1 : Section 1**

**Year Built:**

**Building Photo**



**Living Area:** 0  
**Replacement Cost:** \$0  
**Building Percent Good:**  
**Replacement Cost**  
**Less Depreciation:** \$0

**Building Attributes**

Field	Description
Style:	Vacant Land
Model	
Grade:	
Stories:	
Occupancy	
Exterior Wall 1	
Exterior Wall 2	
Roof Structure:	
Roof Cover	
Interior Wall 1	
Interior Wall 2	
Interior Flr 1	
Interior Flr 2	
Heat Fuel	
Heat Type:	
AC Type:	
Total Bedrooms:	
Total Bthrms:	
Total Half Baths:	
Total Xtra Fixtrs:	
Total Rooms:	
Bath Style:	
Kitchen Style:	
# of Fireplaces	
Fireplace Type	
Finish Bsmt SF	
Fin Bsmt Qual	
Num Park	
Fireplaces	
Fndtn Cndtn	
Basement	



(<https://images.vgsi.com/photos2/WarehamMAPhotos//default.jpg>)

**Building Layout**

([https://images.vgsi.com/photos2/WarehamMAPhotos//Sketches/4214\\_421](https://images.vgsi.com/photos2/WarehamMAPhotos//Sketches/4214_421))

Building Sub-Areas (sq ft)	Legend
No Data for Building Sub-Areas	

**Extra Features**

Extra Features	Legend

No Data for Extra Features

## Land

### Land Use

**Use Code** 1320  
**Description** RES ACLNUD MDL-00  
**Zone** R60  
**Neighborhood** A  
**Alt Land Appr** No  
**Category**

### Land Line Valuation

**Size (Acres)** 0.01  
**Frontage** 0  
**Depth** 0  
**Assessed Value** \$100  
**Appraised Value** \$100

## Outbuildings

Outbuildings	Legend
No Data for Outbuildings	

## Valuation History

Appraisal			
Valuation Year	Improvements	Land	Total
2022	\$0	\$100	\$100
2021	\$0	\$100	\$100
2020	\$0	\$100	\$100

Assessment			
Valuation Year	Improvements	Land	Total
2022	\$0	\$100	\$100
2021	\$0	\$100	\$100
2020	\$0	\$100	\$100

Return to:  
Ohrenberger, De Lisi & Harris, LLP  
28 New Driftway  
Sittuate, MA 02066



2018 00047271

Bk: 49934 Pg: 318 Page: 1 of 3  
Recorded: 06/19/2018 09:43 AM  
ATTEST: John R. Buckley, Jr. Register  
Plymouth County Registry of Deeds

**MASSACHUSETTS QUITCLAIM DEED**

I, Sandra M. Stowe, Trustee of the George T. and Sandra M. Stowe Family Trust, w/d/t dated February 21, 2011, recorded with Plymouth County Registry of Deeds in Book 39684, Page 304, of Wareham, Massachusetts 02571

for consideration paid, and in full consideration of LESS THAN ONE HUNDRED DOLLARS (\$100.00)

grant to Sandra M. Stowe, of 9 Beach Plum Lane, Wareham, Massachusetts

***WITH QUITCLAIM COVENANTS***

All of my right, title and interest in and to the land with the buldings thereon located at 9 Beach Plum Lane, Wareham, Plymouth County, Massachusetts, and being Lot #5 as shown on "Subdivision Lot #3 shown on 1944 Subdivision of Lot, Little Harbor, Wareham, Mass. Scale 1" equals 50', July 1, 1948" Walter E. Rowley, Sur. Bounded and described as follows:

Lot #5: Beginning at the Northerly corner of Lot #5 and the Westerly corner of Lot 4 at a point situated South 48 degrees 20 minutes 20 seconds West, two hundred ninety (290) feet from a stone bound at the Northeasterly corner of the land of the Town of Wareham, known as Little Harbor Beach:

thence South 30 degrees 01 minutes 10 seconds East, in the line of Lot #4, one hundred fifteen 31/100 (115.13) feet to a point in the Northerly side line of a ten (10) foot private way;

thence in the Northerly line of said private way, South 71 degrees 19 minutes 20 seconds West, to a stake and land now or formerly of the Town of Wareham;

thence in line of land of Town of Wareham North 63 degrees 24 minutes 40 seconds East, sixty five (65) feet to a drill hole in stone;

thence North forty-eight degrees 20 minutes 20 seconds East, thirty eight 37/100 (38.37) feet to the corner first mentioned and point of beginning.

Containing 10,450 square feet, more or less.

PROPERTY ADDRESS: 9 Beach Plum Lane, Wareham, MA 02571



This conveyance is made subject to encumbrances of record, and together with the benefit of and subject to all rights, privileges, rights of way, easements, layouts and takings, and restrictions and reservations of record which are now in force and which are applicable to the premises.

Together with an undivided ownership interest in and to the so-called "Private Way" and "Beach", in common with all others lawfully entitled thereto.

Grantor hereby releases any and all rights of homestead in said premises and certifies under the pains and penalties of perjury that there were no other persons entitled to protection of the Homestead Act.

Being the same premises conveyed to Grantor by deed dated February 21, 2011, recorded with Plymouth County Registry of Deeds, Book 39684, Page 304.

Title was not examined by preparer of Deed.

Witness our hands and seals this 29<sup>th</sup> day of May, 2018.

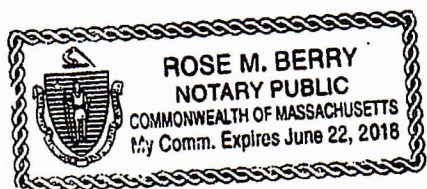
Sandra M. Stowe  
Sandra M. Stowe

George T. Stowe  
George T. Stowe

COMMONWEALTH OF MASSACHUSETTS

Plymouth, ss.

On this 29<sup>th</sup> day of May, 2018, before me, the undersigned notary public, personally appeared Sandra M. Stowe proved to me through satisfactory evidence of identification, which was a valid driver's license and/or personally known to me, to be the person whose name is signed on the preceding or attached document, and acknowledged to me that she signed it voluntarily for its stated purpose.

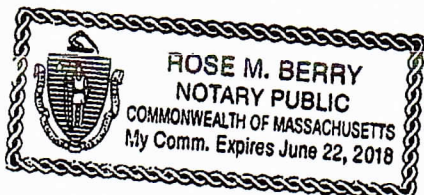


Rose Marie Berry  
Notary Public Rose Marie Berry  
My Commission Expires: June 22, 2018

COMMONWEALTH OF MASSACHUSETTS

Plymouth, ss.

On this 29<sup>th</sup> day of May, 2018, before me, the undersigned notary public, personally appeared George T. Stowe proved to me through satisfactory evidence of identification, which was a valid driver's license and/or personally known to me, to be the person whose name is signed on the preceding or attached document, and acknowledged to me that he signed it voluntarily for its stated purpose.



Rose Marie Berry  
Notary Public Rose Marie Berry  
My Commission Expires: June 22, 2018

Return to:  
Ohrenberger, De Lisi & Harris, LLP  
28 New Driftway  
Scituate, MA 02066



2018 00047272

Bk: 49934 Pg: 321 Page: 1 of 3  
Recorded: 06/19/2018 09:43 AM  
ATTEST: John R. Buckley, Jr. Register  
Plymouth County Registry of Deeds

## MASSACHUSETTS QUITCLAIM DEED

Sandra M. Stowe and George T. Stowe, married, of 9 Beach Plum Lane, Wareham, Massachusetts  
02571

for consideration paid, and in full consideration of LESS THAN ONE HUNDRED DOLLARS  
(\$100.00)

grant to Sandra M. Stowe, of 9 Beach Plum Lane, Wareham, Massachusetts

### *WITH QUITCLAIM COVENANTS*

Being a portion of Lot 4 on plan entitled "Subdivision of Lot 3 shown on 1944 Subdivision of Lots  
at Little Harbor Wareham, Mass" dated July 1, 1948, Walter E. Rowley. Sur. Duly recorded with  
the Plymouth Registry of Deeds in Book 7, Page 675 and further bounded and described as follows:

Beginning at a point on the division line between Lot 4 and Lot 5 on said plan, said point being  
thirty-eight (38) feet northwesterly from the side line of the Private Way shown on said plan;  
thence running in a northwesterly direction by said Lot 5 a distance of fifty (50) feet to a point;  
thence turning and running in a northeasterly direction by the other portion of said Lot 4 a distance  
of (8) feet; thence turning and running in a southeasterly direction in a line parallel with and eight  
(8) feet distant from the first described bound, a distance of fifty (50) feet; thence turning and  
running in a southwesterly direction a distance of eight (8) feet to the point of beginning. The last  
described parcel is hereby conveyed together with a right of way and easement as set forth in that  
certain deed of Nancy Trotta, et al., Trustee of Plum Realty Trust to Michael Pacella, dated August  
29, 1984 and recorded with the Plymouth County Registry of Deeds in Book 5798, Page 76.

This conveyance is subject to and with the benefit of all rights, restrictions and easements of record,  
if any there be, insofar as now in force and effect.

I, the undersigned, Sandra M. Stowe, declare under the penalties of perjury that I am married to  
George T. Stowe and have no former spouse, partner or former partner in a civil union who is  
entitled to claim the benefit of any estate of homestead in and to the property conveyed herein.

PROPERTY ADDRESS: Vacant Land on Beach Plum Lane, Wareham, MA 02571



I, George T. Stowe, husband of said grantor, releases to said grantee all rights of homestead and all other interests in the property conveyed herein.

Being the same premises conveyed to Grantor by deed dated January 2, 2014, recorded with Plymouth County Registry of Deeds, Book 44014, Page 197.

Title was not examined by preparer of Deed.

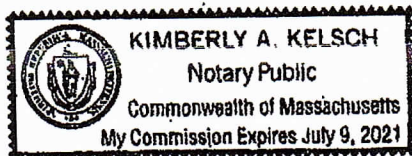
Witness our hands and seals this 15 day of June, 2018.

Sandra M. Stowe  
Sandra M. Stowe, Trustee

COMMONWEALTH OF MASSACHUSETTS

Plymouth, ss.

On this 15 day of June, 2018, before me, the undersigned notary public, personally appeared Sandra M. Stowe, Trustee as aforesaid, proved to me through satisfactory evidence of identification, which was a valid driver's license and/or personally known to me, to be the person whose name is signed on the preceding or attached document, and acknowledged to me that she signed it voluntarily for its stated purpose.



K. Kelsch  
Notary Public  
My Commission Expires: 7/9/2021

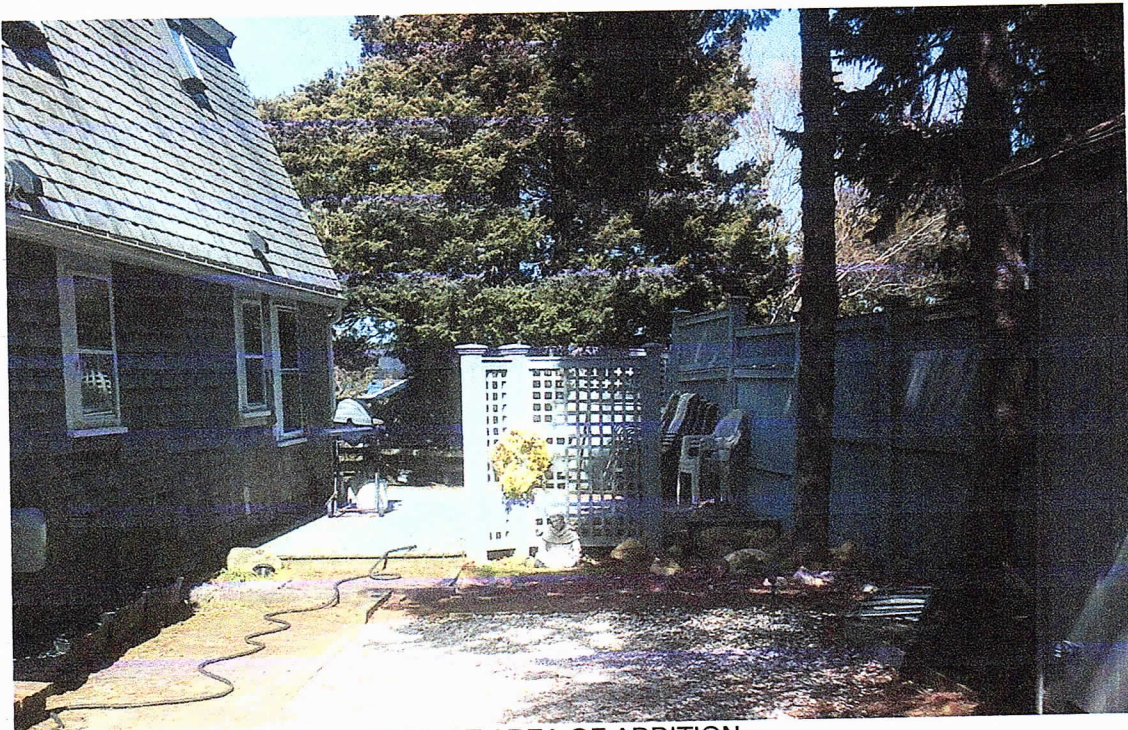




EXISTING HOUSE PHOTO



EXISTING VIEW FROM NORTHEAST



DETAIL AT AREA OF ADDITION

WAREHAM ZONING BOARD OF APPEALS  
**SANDRA STOWE**  
9 Beach Plum Lane, Wareham