



TOWN of WAREHAM

Massachusetts

BUILDING DEPARTMENT

David L Riquinha
Building Commissioner

John Nathan
Bay State Hemp
56 Jan Marie Drive
Plymouth, MA 02360

October 26, 2021

RE: 3065 Cranberry Highway

Map #12, Lot #C-38

I have reviewed your application to change the Use of a tenant space in the building known as 3065 Cranberry Highway, in Wareham, MA. You are proposing a new Hemp processing facility which falls under the "Light manufacturing" use category. This is an Industrial Use, in the "Commercial Strip" zoning district, and is not permitted as a matter of right. A Use Variance must be applied for and secured in order to proceed with your request.

Your application is being denied under the following sections of the Wareham Zoning By-Law:

- **Article 3, Section 320, Table of Principal Use Regulations**, The Light Manufacturing Use is not permitted as of right in the CS Zoning district.
- **Article 14, Section 1471, Use Variances**, "The Board of Appeals is specifically empowered to grant variances from the restrictions imposed by this By-law as to Use".

The subject building is located in CS Zoning district.

Respectfully,

David Riquinha
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 the date of this letter.