



This form was received on the date stamped here:

TOWN OF WAREHAM

ZONING BOARD OF APPEALS APPLICATION FOR A:

- VARIANCE
- SPECIAL PERMIT
- SITE PLAN REVIEW
- APPEAL

Certain uses are allowed in 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. Permits may be issued only after a public hearing. To apply for a public hearing for a Permit from the Zoning Board of Appeals, please do the following:

- Complete this form.
- Read information packets. (Directions attached)
- Submit application form and packet of information to Town Clerk for signature.
- Submit application form to Town Collector for signature.
- Submit completed form, packets, and appropriate fees** to the Planning and Community Development Office.

** See Directions for fees, or ask at the Planning and Community Development Office.

I hereby apply for a [check applicable]: Variance Special Permit Site Plan
 Appeal for a use at the following place:

STREET & NUMBER: 2550 Cranberry Highway MAP: 109 LOT: A-1-A1

ZONING DISTRICT: CG

USE REQUESTED: Public Safety Messaging Board

OWNER OF LAND & BUILDING: Wareham Fire District

ADDRESS OF OWNER: 2550 Cranberry Highway

PERSON(S) WHO WILL UTILIZE PERMIT: _____

ADDRESS: 2550 Cranberry Highway Wareham MA. 02571

DATE: 8/28/23 SIGNATURE: [Signature]

Town Clerk: _____ Date: _____

Tax Collector: [Signature] Date: 8/28/23

Planning/Zoning Dept.: Sonia Raposo Date: 9.13.23

Application fee paid: 0 Check #: _____ Receipt: _____

Advertising fee paid: 150.00 Check #: 01925 Receipt: _____

Abutters fee paid: 119.70 Check #: 01961 Receipt: _____

WAREHAM TOWN CLERK
2023 SEP 13 PM 4:47

SHEET NOT TO BE POSTED
FOR OFFICE USE ONLY

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: Wareham Fire District

Applicant's Address: 2550 Cranberry Highway Wareham, MA, 02571

Telephone Number: 508-295-0450 x101

Cell Phone Number: _____

Email Address: Acunningham@warehamfiredistrict.org

Address of Property/Project: 2550 Cranberry Highway Wareham, MA, 02571

Landowner's Name: Wareham Fire District

Owner's Address: 2550 Cranberry Highway Wareham, MA, 02571

Telephone Number: 508-295-0450

Contact Person: Andrew Cunningham Telephone Number: 508-295-0450 x101

Map 109 Lot A-1-A1 Zone CG

Date Approved _____ Date Denied 9/6/23

Comments: _____



TOWN of WAREHAM

Massachusetts

BUILDING DEPARTMENT

Paul Turner
Director of Inspectional Services

September 6, 2023

Mr. John Aldo
24 Fruit Street
Mansfield, Massachusetts 02048

RE: 2550 Cranberry Highway / Map 109, Lot A1/A1

Mr. Aldo,

I have reviewed your Sign Permit application S-23-28, submitted September 1, 2023 with a description of work stating "new earth formed I beam structure, 2 sided message display" located at 2550 Cranberry Highway, Wareham, Massachusetts. At this time I must deny your request.

Your application is being denied under the following section of the Wareham Zoning By-Laws:

Article 11 Signs;


1160 Prohibited Signs; section 1162;

Signs which have blinking, flashing or fluttering lights or other illuminating devices which have a changing light intensity, brightness or color, are prohibited

Therefore, a **Variance** must be secured from the Zoning Board of Appeals in order to proceed with your application.

The subject dwelling is located in **CG** zoning district.

Respectfully,


Paul E Turner
Building Commissioner
Zoning Enforcement Officer

It is the owners' responsibility to check with other departments 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.



Town Of Wareham Assessors Office

Request for Abutters List

Contact Information

Andrew Cunningham

Phone 508-295-0750 x101

Email Acunningham@warehamfiredistrict.org

Date of Request

8/28/23

Property Information

2550 Cranberry Hwy.

Owners Name Wareham Fire District

Property Location Same

Map/Lot 109 A-1-A1

Distance Required

Direct

100'

300'

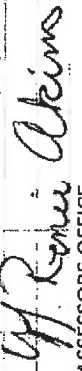
500'

Which Board are you appearing before?

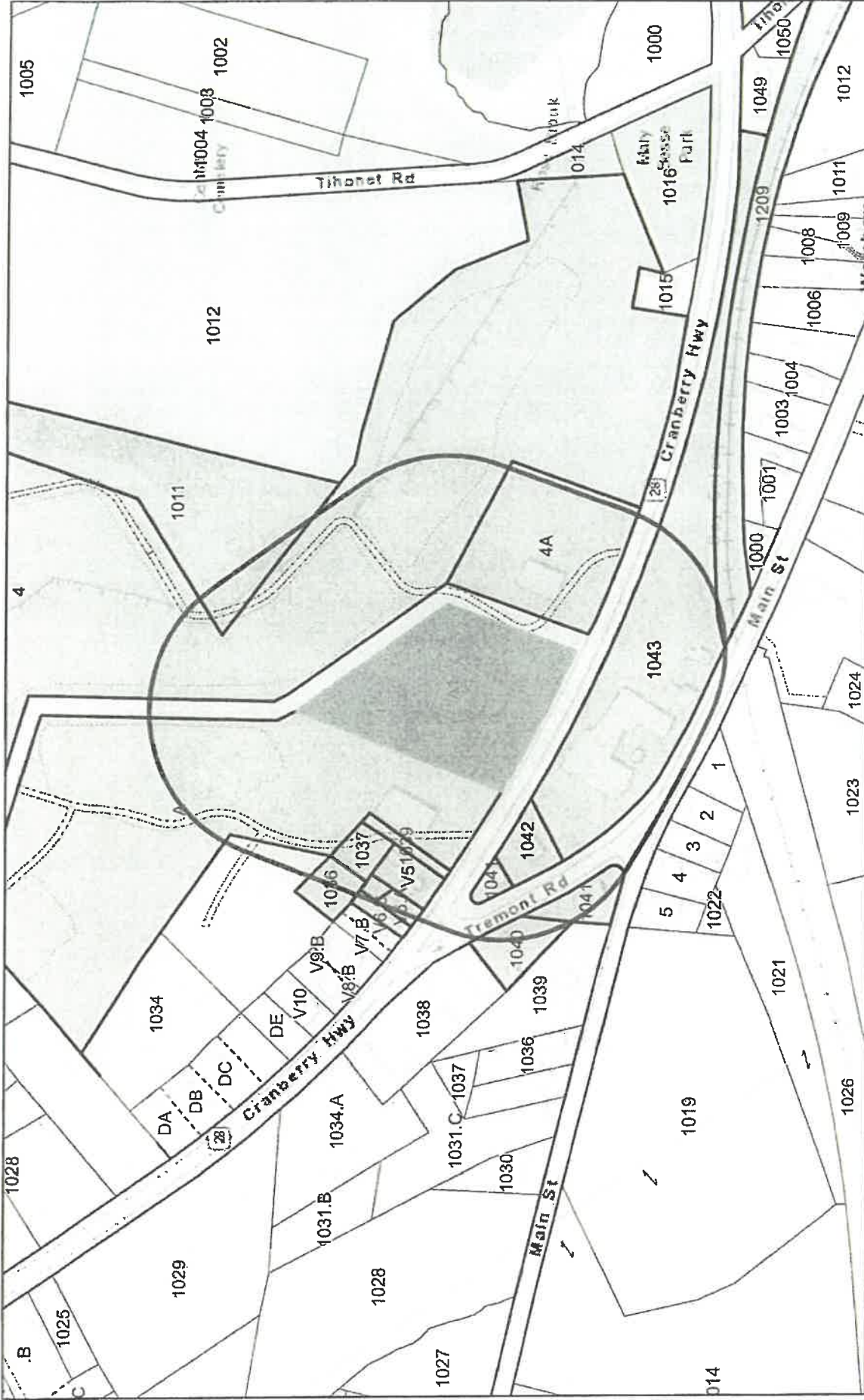
ZBA

PLEASE ALLOW 7-10 DAYS FOR PROCESSING

RECEIVED
AUG 28 2023
TOWN OF WAREHAM
PROCESSING DEPARTMENT

MAP & LOT	OWNERS	STREET ADDRESS	TOWN & STATE	ZIP CODE
TOWN OF WAREHAM ABUTTERS MAP 109A-1 LOT A1 OWNER WAREHAM FIRE DISTRICT				
109A-1-1036	THOMPSON DAVID JACOB, THOMPSON CHARLENE ANN	2532 CRANBERRY HWY, PO BOX 52,	WAREHAM, MA	02571
109A-1-1037	GALAVOTTI PETER M,	14 PARTRIDGE PATH,	WAREHAM, MA	02571
109A-1-1039	MARCALICE LLC,	2537 CRANBERRY HWY,	WAREHAM, MA	02571
109A-2-1042	ALINA H CORP	135 SOUTH RD,	FARMINGTON, CT	06089
109A-2-1043	TREMONT LANDLORD LLC,	2554 CRANBERRY HWY,	WAREHAM, MA	02571
109-0-4A	CAPE COD CHOPPERS & CUSTOM BIKES INC	MULTI-MODEL RAIL UNIT, 10 PARK PLAZA RM 3170	BOSTON, MA	02116
61-0-1209	COMMONWEALTH OF MASS, EXEC OFFICE OF TRANS & CONST	14 TREMONT RD	WAREHAM, MA	02571
84-0-1040	NASMAN NATHANIEL	PO BOX 281,	SAGAMORE, MA	02561
84-0-1041	JASON REGAN C,	2550 CRANBERRY HWY,	WAREHAM, MA	02571
109A-1-A1	WAREHAM FIRE DISTRICT,	158 THONET RD,	WAREHAM, MA	02571
109-0-4	MAKEPEACE COMPANY A D, MAKEPEACE CO A D			
CERTIFIED ABUTTERS AS THEY APPEAR ON OUR TAX ROLLS AS OF 8/28/2023  W. R. Atkins ASSESSORS OFFICE				
REQUESTED BY ANDREW CUNNINGHAM 508 295-0450 X101 ACUNNINGHAM@WAREHAM.MA.US				

ArcGIS Web Map



8/28/2023, 12:07:08 PM

1:4,514

0 0.03 0.06 0.11 mi

0 0.04 0.09 0.18 km

Esri, HERE, Garmin, INCREMENT P, NGA, USGS

Esri, HERE, Garmin, INCREMENT P, NGA, USGS | FEMA, MassGIS | MassDEP |

Web-AppBuilder for ArcGIS

Parcels with CAMA Data — PWater — Railroad — Right of Way

Parcel Lines — Property Line MiscPolys — Miscellaneous Lines

----- Common Line — Public Road — Private Road ROW — PropNotPar

Rt. 28 Looking South

Andrew Cunningham

From: Andrew Cunningham
Sent: Thursday, September 7, 2023 7:50 AM
To: Andrew Cunningham



Sent from my iPhone

↑ Proposed Sign Location

Rt. 28 Looking North

Andrew Cunningham

From: Andrew Cunningham
Sent: Thursday, September 7, 2023 7:51 AM
To: Andrew Cunningham
Subject: Sign



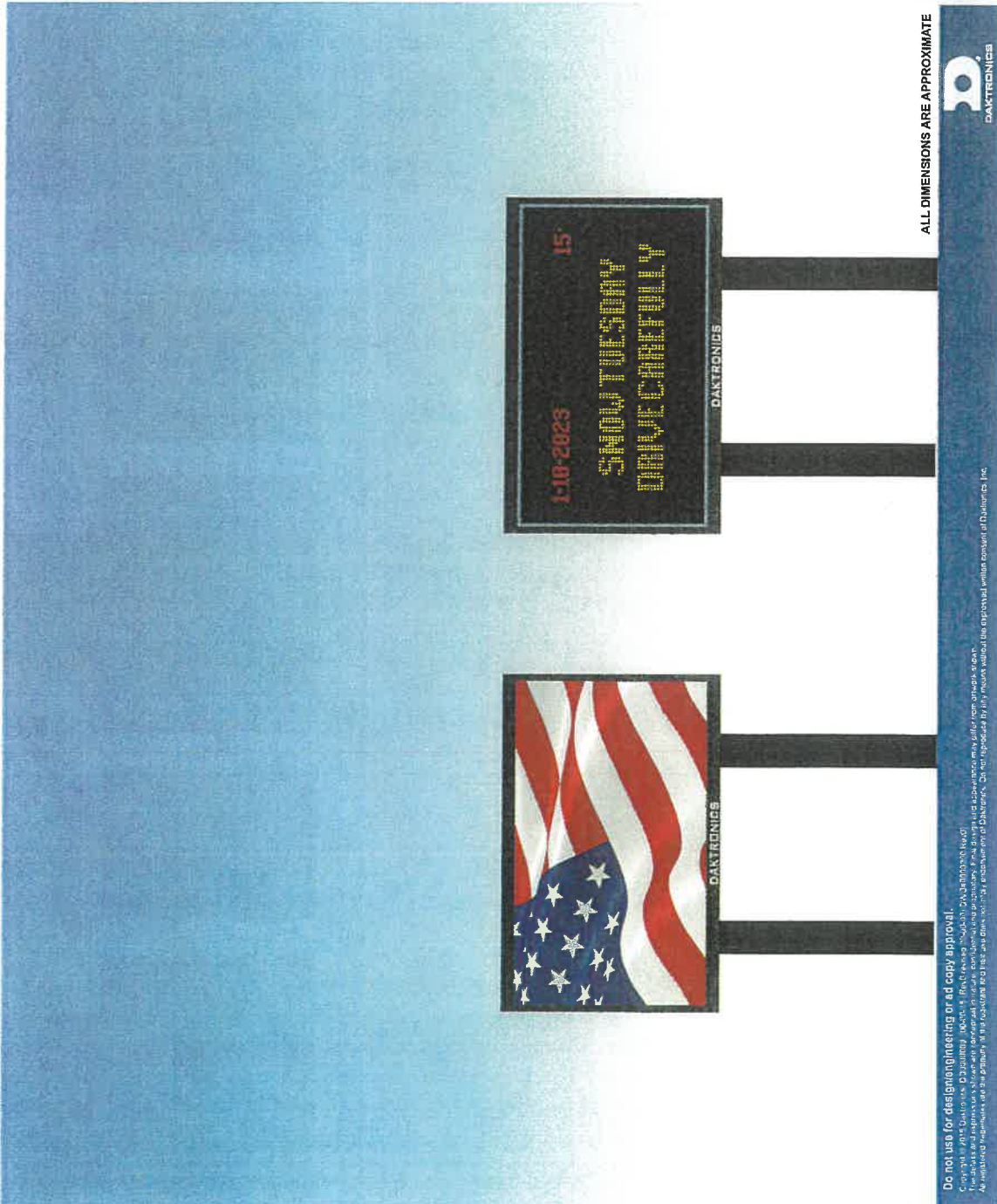
Sent from my iPhone

RENDERING DETAILS

Scoreboard Model:
Daktronics GT6-108x180-10mm
Full Color Message Display
Cabinet Dimensions - 4'2" H x 6'3" W

Paint Color:
Black #8800

SCOREBOARD
ENTERPRISES
SALES - INSTALLATION - SERVICE



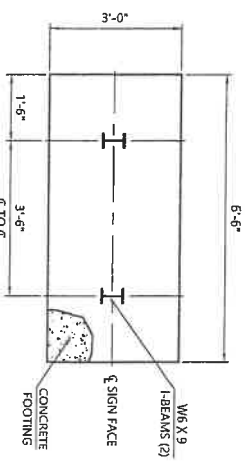
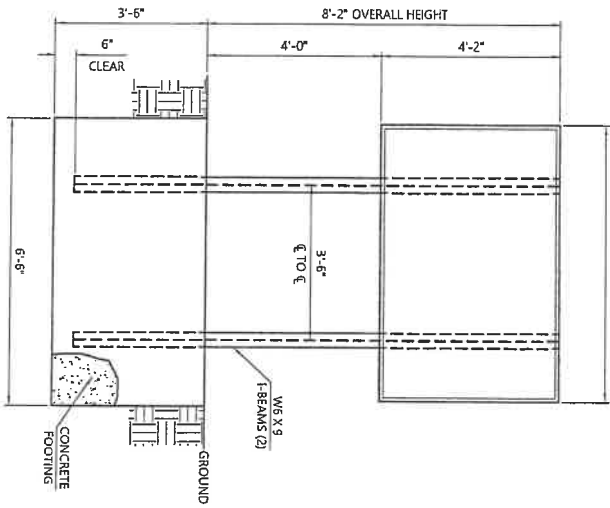
ALL DIMENSIONS ARE APPROXIMATE



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GENERAL NOTES:

- All design, detailing, fabrication and construction shall conform to the following specifications unless otherwise noted:
 - The Massachusetts State Building Code, Edition 2006
 - American Concrete Institute Building Code 110
 - American Institute of Steel Construction (AISC) Manual of Steel Construction (13th Edition)
 - American Welding Society (AWS) AWS D1.1
- All steel connections shall be as listed below, unless noted otherwise:
 - All steel angles, plates and bars shall be A36 steel.
 - Steel beams shall be ASTM A992, Grade 50, ASTM A572, Grade 50, or equal.
 - All pipe shall meet the requirements of ASTM A53, Grade B, or equal.
 - All structural tubing shall be ASTM A500, Grade B, or equal.
 - All steel connections shall be made with ASTM A572 Grade 50 bolts.
 - All steel connections shall be properly protected from weathering and/or corrosion.
- All steel welds shall be made by a welder certified in the specified position:
 - Welding shall be made with E70XX electrodes, or equal.
 - All welds shall be made in a sequence that will prevent warpage.
 - All girth (90°) welds shall be filed completely in accordance with AWS D1.1.
 - Strength may be verified on the structure after being made by testing of 3" dia. pipe welded in accordance with AWS D1.1.
- No steel reinforcement is required in slab or footing unless otherwise noted.
- The structure shall be designed to withstand a minimum design pressure of 53.1 psf according to ASCE 7-10, (Equivalent to Min. Cal. IBC 601.2.10.1 and 601.2.10.2).
- The foundation has been designed assuming:
 - The following average soil conditions:
 - Soil conditions other than those assumed are indicated on the drawing.
 - Soil conditions shall be verified by geotechnical engineering, geotechnical or other design professional and contract documents shall be amended accordingly.
 - Foundation design can be re-evaluated.
 - Foundation design shall be approved by the engineer of record prior to construction to evaluate any change in soil conditions.
 - If the structure is located on the side or top of a slope in excess of 3:1, the finished fill foundation shall not be placed in or near a void or excavation.
 - All concrete shall be poured and cured in accordance with the approved concrete mix design.
 - Concrete shall be placed in a single lift unless otherwise noted. There shall be no hand-filling or consolidation of concrete.
 - Concrete shall be placed in a single lift unless otherwise noted.
 - Construction is in no way responsible for the safety of the structure. The contractor shall be responsible for the safety of the structure and the location of the structure shall be approved by the local authority having jurisdiction.
- If existing and proposed conditions are not shown, the contractor shall verify all conditions. All work shall be done in accordance with the applicable OSHA regulations.
 - Construction will not be performed on-site until all necessary permits have been obtained.
 - The responsibility of the installer, the contractor, the owner, and the property owner to identify the existing and proposed conditions, and to verify the accuracy of the information, is the owner's responsibility.
 - It is the owner's responsibility to obtain and verify all underground utilities.
- Any deviation from these plans or non-compliance with the specifications shall be approved in writing by the engineer of record. The owner shall be responsible for the safety of the structure.



FOUNDATION PLAN VIEW

ELEVATION VIEW

NOTICE
 CORNERSTONE ENGINEERING, INC. IS
 RESPONSIBLE FOR COLUMN AND FOOTING
 DESIGN ONLY. DISPLAY COMPONENTS
 AND ATTACHMENT ARE THE RESPONSIBILITY
 OF THE SIGN MANUFACTURER.

MA P.E. # 41140



JAMES E. WRIGHT, JR.
 Digitally signed by
 James Wright Jr.
 02/23/2025 14:00

Project #:	230375	Drawn By:	CRS
Dwg #:	CA27896	Date:	05/25/2023
Scale:	1/2"=1'-0"	Sheet:	1 of 1

PREPARED FOR:
SCOREBOARD ENTERPRISES, INC.
 274 Fruit Street - Mansfield, MA 02048
 Town of Wareham Video Marquee @ 8'-2" Overall Height
 273 Main Street - Wareham, Massachusetts

CORNERSTONE ENGINEERING, INC.
 1020 William Blount Drive - Maryville, TN 37801
 (865) 273-2688 - www.CornerstoneTN.com