

**MINUTES OF MEETING OF WAREHAM ZONING BOARD OF APPEALS**

**Date of Meeting: August 8, 2012**

**I. CALL MEETING TO ORDER**

The meeting was called to order at 6:45 P.M.

**II. ROLL CALL**

Members Present: Ken Ferreira, Chairman  
Mike Martin, Vice Chairman  
Mary Scarsciotti, Clerk  
David Sharkey

Members Absent: Richard Secher  
Wilma Engerman, Associate Member  
Mike Johnson, Associate Member

**III. PRELIMINARY BUSINESS**

**A. Approval of meeting minutes: July 11, 2012.**

The minutes of July 11, 2012 were not available for approval.

**B. Informal Discussion: Wickets Island – c/o G.A.F. Engineering, Inc.**

No-one from G.A.F. Engineering, Inc. was present for this discussion, therefore no discussion was held.

**C. Consent Agenda.**

1. Authorization to sign bills, documents, etc.
  - a. Invoice dated May 7, 2012 from Blatman, Bobrowski & Mead, LLC in the amount of \$2,400.00
  - b. Invoice dated April 30, 2012, invoice #1-231-12 from E.A. Fuller Associates in the amount of \$625.00.
  - c. Performance Bond Release – The Retreat at Union Pond.

None of the items under item C. were addressed.

**IV. PUBLIC HEARINGS**

**A. Petition #16-12 – Erik Tiernan – 5 Rae Avenue.**

**NOTE:** Due to a lack of quorum, this public hearing that had been scheduled to open on July 25, 2012, but was continued to the next regularly scheduled meeting (August 8, 2012). All abutters were notified by mail as was the applicant.

The public hearing notice was read into the record.

Present before the Board: Erik Tiernan

The Board reviewed & discussed the proposal to construct an in-law apartment w/in the existing garage at 5 Rae Avenue w/in the Commercial Strip Zoning district.

The Board discussed conditions to be placed on this Special Permit.

**MOTION:** The Board moved to grant a Special Permit for petition #16-12 – Erik Tiernan to construct an in-law apartment within the existing garage w/ the following conditions:

- **Approved per plan.**
- **Deed restrictions.**
- **Not to be income producing.**
- **Shall not be sold as a multi-unit dwelling.**
- **Second (in-law) kitchen shall be removed upon sale.**
- **Board of Health approval for Title V compliance.**

**VOTE: Unanimous (4-0-0)**

**V. CONTINUED PUBLIC HEARINGS**

**A. Wal-Mart.**

The continued public hearing for Wal-Mart has been rescheduled to August 22, 2012.

**VI. ANY OTHER BUSINESS**  
**NONE**

**VII. DISCUSSIONS/UPCOMING HEARINGS**

**A. Upcoming Hearings.**

1. Wal-Mart – August 22, 2012.

**B. Any other discussion.**

The Board members discussed items to be placed on the next agenda. They are as follows:

- 815 Main Street
- SHI Meeting
- Sign By-law

**C. Correspondence dated July 27, 2012 from Devin, Barry, & Austin, P.C.**

The Board reviewed the correspondence.

**VIII. ADJOURNMENT**

**MOTION:** A motion was made & seconded to adjourn the meeting at 7:50 P.M.

**VOTE:** Unanimous (4-0-0)

Date signed: 8-22-12

Attest:   
Mary Scarsciotti, Clerk Kenneth R. Ferraro, Chair  
WAREHAM ZONING BOARD OF APPEALS

Date copy sent to Town Clerk: 8/23/12