

**Main Office:**

49 Herring Pond Road  
Buzzards Bay, MA 02532  
Tel (508) 833-0070  
Fax (508) 833-2282



**Nantucket Office:**

19 Old South Road  
Nantucket, MA 02554  
Tel (508) 325-0044

April 17, 2019

**Hand Delivery**

Bourne Board of Health  
24 Perry Avenue  
Bourne, MA 02532

**Re: Board of Health Variance Extension Request  
10 Harbor Way (Map 45, Parcel 19)  
Bourne, Massachusetts**

Dear Members of the Board:

On behalf of the Owner and Applicant, Elizabeth Gillis Warden, Bracken Engineering, Inc. is submitting a request to Extend the Board of Health Approval for the above referenced property. The current approval was issued on May 18, 2017. Due to an appeal of the project in Land Court the site work and house construction has yet to begin. We are asking to extend the Variance for two years to May 18, 2021. We have included a One-Hundred Twenty-Five Dollar (\$125.00) check made payable to the Town of Bourne for the Public Hearing fee.

Thank you for your time and consideration of this matter. Should you have any questions or require any further information regarding this project please call our office at 508-833-0070 or email the undersigned at [zac@brackeneng.com](mailto:zac@brackeneng.com).

Sincerely,

**Bracken Engineering, Inc.**

A handwritten signature in black ink, appearing to read 'Zachary L. Basinski', is written over a horizontal line.

Zachary L. Basinski, P.E.  
Project Manager

**MAIN OFFICE:**

49 Herring Pond Road  
Buzzards Bay, MA 02532  
TEL: (508) 833-0070  
FAX: (508) 833-2282



**NANTUCKET OFFICE:**

19 Old South Road  
Nantucket, MA 02554  
TEL: (508) 325-0044  
[www.brackeneng.com](http://www.brackeneng.com)

April 12, 2019

RE: Notice of Public Hearing

Dear Abutter:

In accordance with the State Environmental Code, Title5: 310 CMR 15.00, you are hereby notified that Elizabeth Gillis Warren has requested a hearing before the Bourne Board of Health to extend the existing permit for the installation of an IA Septic System. The location of the property for this request is 10 Harbor Way (Map 45, Parcel 19) Bourne, MA where you are listed as an abutter.

This hearing is tentatively scheduled for 4/24/2019 at 6:00 p.m. in the Lower conference room of the Bourne Town Hall. Information regarding the hearing may be available for your review one week prior to the meeting at the Bourne Health Department, 24 Perry Avenue, Buzzards Bay, Monday through Friday from 8:30 a.m. until 4:30 p.m.

Meeting agendas are posted on the Town of Bourne website, [www.townofbourne.com/health](http://www.townofbourne.com/health) no less than 48 hours in advance of the hearing. Please confirm the date, time and location of the meeting with the Town, in case of any changes. Should you have any questions or concerns, please do not hesitate to contact the undersigned at [zac@brackeneng.com](mailto:zac@brackeneng.com) or the Bourne Health Department at 508-790-0600, Ext. 1513.

Sincerely,

**BRACKEN ENGINEERING INC.**

A handwritten signature in black ink, appearing to read 'Zachary L. Basinski', is written over a horizontal line.

Zachary L. Basinski, PE  
Agent for the Applicant

7017 1450 0002 3641 0588

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Heather L Budryk  
PO Box 571  
Pocasset, MA 02559  
  
10 Harbor Way – BOH

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7017 1450 0002 3641 0885

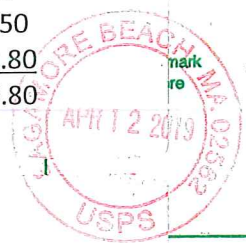
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Martin & Jeanne Thorsen  
1217 Playmoor Drive  
Palm Harbor, FL 34683  
  
10 Harbor Way – BOH

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instruction

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Christina Stevens Tr  
Lighthouse Realty Trust  
22 Red Gate Lane  
Southboro, MA 01772  
  
10 Harbor Way – BOH

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

7017 1450 0002 3641 0878

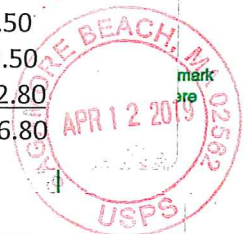
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Newman & Eileen Flanagan  
PO Box 1315  
Pocasset, MA 02559-1315  
  
10 Harbor Way – BOH

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instruction

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Total Postage & Fees:	\$ 6.80



United States of America  
Coast Guard  
PO Box 1555  
Buzzards Bay, MA 02532  
  
10 Harbor Way – BOH

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

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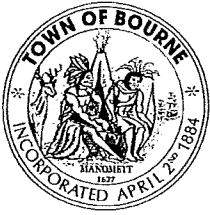
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Return Receipt Fee:	\$ 2.80
Total Postage & Fees:	\$ 6.80



Anne Garefino  
449 28<sup>th</sup> Avenue  
Venice, CA 90201  
  
10 Harbor Way – BOH

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instruction



## TOWN OF BOURNE

Board of Assessors

24 Perry Avenue

Buzzards Bay, MA 02532

(508) 759-0600 Ext. 1510 ♦ Fax (508) 759-8026



Donna L. Barakauskas, MAA,  
Director of Assessing

Anne Ekstrom, Chairman  
Priscilla A. Koleshis, Clerk  
Michael Leitzel, Member

April 12, 2017

Elizabeth Gillis Warden  
c/o Bracken Engineering, Inc.  
49 Herring Pond Road  
Buzzards Bay, MA 02532

Re: Abutters List for Map 45 Parcels 19

As required by the Bourne Board of Health, pursuant with section 310 CMR 15.411(1), this is to certify that the attached list of names and addresses constitutes all of the parties in interest as shown on the most recent tax list of the Town of Bourne.

Abutting properties are: Map 45 Parcels 15, 16, 17, 18, 20 & 22.

Your payment of \$10.00 has been received by the Bourne Assessor's Office.

**Please be advised that this abutters list is only good for 30 days from the date on this letter. Expired abutters list can be recertified for an additional filing fee.**

See enclosed for abutters mailing addresses.

Board of Assessors

*Anne Ekstrom*  
*Priscilla Koleshis*  
*Michael Leitzel*

List Enclosed

Extract: 1 Abutters List  
 Database: LIVE  
 Filter: Key IN 10077,10075,10076,10081,10079,10074  
 Sort:

Report #24: Owner Listing Report  
 Fiscal Year 2017

Bourne MA

Key	Parcel ID	Owner	Location	LC/CI	Bk-Pa(Cert) /Dt	Mailing Street	Mailing City	ST	Zip Cd/County
10074	45.0-15-0	FLANAGAN NEWMAN A & EILEEN P FLANAGAN	5 LIGHTHOUSE LN	N 1010	01440/0581	P O BOX 1315 ✓	POCASSET	MA	02559-1315
10075	45.0-16-0	THORSEN MARTIN P AND JEANNE P THORSEN	6 HARBOR WAY	N 1090	11716/348 9/23/1998	<del>PO BOX 681027</del> <i>1217 Playmoor Drive</i>	<del>ST PETERSBURG</del> <i>Palm Harbor</i>	FL	<del>33747</del> <i>34683</i> ✓
10076	45.0-17-0	GAREFINO ANNE	9 CANAL DR	N 1010	25143/2 12/30/2010	449 28TH AVE ✓	VENICE	CA	90201
10077	45.0-18-0	BUDRYK HEATHER L	15 CANAL DR	N 1010	19314/225 12/6/2004	PO BOX 571 ✓	POCASSET	MA	02559
10079	45.0-20-0	STEVENS CHRISTINA TR OF THE LIGHTHOUSE REALTY TRUST	1 LIGHTHOUSE LN	N 1090	17933/320 11/17/2003	22 RED GATE LN ✓	SOUTHBORO	MA	01772
10081	45.0-22-0	UNITED STATES OF AMERICA COAST GUARD	0 CANAL DR	N 9000	00044/0491	PO BOX 1555 ✓	BUZZARDS BAY	MA	02532

Total Records 6

Key: 10075

Town of Bourne - Fiscal Year 2019

12/17/2018 6:17 pm SEQ #: 10,300

LEGALS

CURRENT OWNER		PARCEL ID	LOCATION		
THORSEN MARTIN P AND JEANNE P THORSEN 1217 PLAYMOOR DR PALM HARBOR, FL 34683		45.0-16-0	6 HARBOR WAY		
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
THORSEN MARTIN P AND		09/23/1998	QS	550,000	11716-348

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD		
1090	100	MULTIPLE DWELLING			1	1 of 2		
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
18414	05/17/2018	3	ALT/RENO		05/01/2018	TL	100	100
16086	02/04/2016	3	ALT/RENO	11,008	05/01/2018	TL	100	100
13624	09/13/2013	3	ALT/RENO	8,500			100	100
12573	08/22/2012	4	OUT BUILDING	2,619			100	100

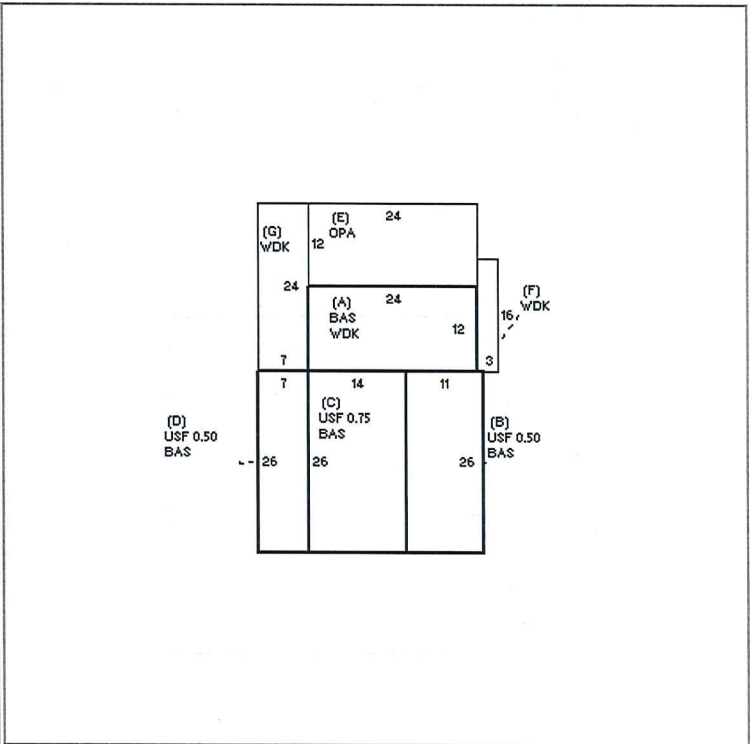
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	25,578	12	1.00	100	1.00	100	1.00	948,480	1.40	A	1.00	WNE	5.70			779,710

<b>TOTAL</b>	25,570 SF	ZONING	2	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	WINGS NCK	NOTE	LAND	779,700	742,700			
Inf1	AVG		BUILDING	163,600	143,400			
N_Index	AVG		DETACHED	0	0			
			OTHER	32,700	42,000			
			<b>TOTAL</b>	<b>976,000</b>	<b>928,100</b>			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 8 X 10			0.00	



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/1/2018	TL
MODEL	1		RESIDENTIAL	LIST	5/1/2018	EST
STYLE	4	1.00	CAPE [100%]	REVIEW		
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS		

LAND

YEAR BLT	1986	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	197,157	
NET AREA	1,627	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	+	WDK	N	WOOD DECK	504		13.28	6,694	CONDITION ELEM	CD	
\$NLA(RCN)	\$121	OVERALL	1.020	EXT COVER	1	WOOD SHINGLE	1.02	+	BAS	L	BASE AREA	1,120	1986	119.88	134,269	EXTERIOR	A	
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	507	1986	68.66	34,812	INTERIOR	A	
				ROOF COVER	1	ASPH/COMP SHIN	1.00	E	OPA	N	OPEN PORCH	288		36.70	10,571	KITCHEN	G	
				FLOOR COVER	1	HARDWOOD	1.02	F21	O	FPL 2S 1OP	1		5,496.40	5,496	BATHS	G		
				INT. FINISH	2	DRYWALL	1.00	FIX	O	XTRA FIXTURES	4		1,328.85	5,315	HEAT	A		
				HEATING/COOLING	5	ELECTRIC BB	0.98								ELECT	A		
				FUEL SOURCE	3	ELECTRIC	1.00											
																	EFF.YR/AGE	1997 / 20
																	COND	17 17 %
																	FUNC	0
																	ECON	0
																	DEPR	17 % GD 83
																	RCNLD	\$163,600