



Town of Marshfield

870 Moraine Street
Marshfield, Massachusetts 02050-3498

Planning Board

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Paul Halkiotis, AICP
Town Planner

PROJECTS CURRENTLY ONGOING

Last updated on May 17, 2012

APPROVED AGE-RESTRICTED (55+) HOUSING PROPOSALS

Eames Brook Farm (off Summer Street)

Approved 12/8/04

14 units

Status: Under construction

Owner / Developer - The Valle Group, Joe Valle

Pudding Hill (off Mariner Hill Road)

Approved 10/3/03

66 units (including 7 affordable)

Status: Under construction

Owner / Developer – Sealund Corporation

The Seasons (Seth Sprague Drive)

Approved 2/21/04

55 Units (Including 6 affordable)

Status: Construction Completed

Owner / Developer: Bill Last

APPROVED OPEN SPACE RESIDENTIAL DEVELOPMENTS (OSRD)

Pine Oak Farm, Strawberry Farm Rd (Ferry St. & Clay Pit Rd.)

Approved 10/30/06

20 Units

Status: Under Construction

Owner / Developer – Spectrum Homes

Horseshoe Farm (Spring Street)

26 Units

Approved 9/30/08

Status: Construction has not started.

Owner / Developer - Casa Development & A.W. Perry

White Oak Farm, Wright's Way (Off Ferry Street),
13 Lots
Approved 1/25/10
Status: construction has not started.
Owner/Developer: George & Rob Nerger

Cranberry Cove
13 Lots
Approved 1/11/11
Status: construction has not started
Owner/Developer: Michael Solimando

Marshhawk
13 Lots
Approved 1/11/11
Status: construction has not started
Owner/Developer – Double Eagle Drive Nominee Trust

APPROVED STANDARD RESIDENTIAL SUBDIVISIONS

Cushing Estates AKA Garden Gate Way
Off Webster Street
Approved 9/21/05
8 Lots
Status: Under construction
Owner / Developer – Stock Building Supply Co. & Gerrity Company, Champion Homes,
Matthew Dacey

John Sherman Estates – Wright's Way, (Rt. 3A & Proctor St.)
10 Lots
Approved 12/17/07
Status: Construction has not started.
Paris Realty Trust – Hugh France, Trustee

Mt. Skirgo Ridge (Seth Sprague Drive)
30 Lots
Approved: 4/16/03
Status: Under Construction
Owner/Developer – Bill Last

Pleasant Spring Pond Estates, Wind Chime Lane
Off Pleasant Street
4 Lots
Approved: 6/30/06
Status: Under Construction
Owner / Developer - Bill Last

White Holland Estates (off Ocean Street)
8 lots
Approved: 7/29/04
Status: Under construction
Owner / Developer - Turkey Realty Trust, Arnon Gerard

White's Ferry Landing – Ferry Street
10 Lots
Approved 12/12/06
Status: Under construction
Owner/Developer – Insight Bridgway Inn
Paul Armstrong/Lou Alvarado

APPROVED COMMERCIAL / INDUSTRIAL / PLANNED MIXED-USE DEVELOPMENTS

Enterprise Park – industrial subdivision (Enterprise Dr.& Proprietor's Dr.)
33± lots
Approved 2/27/01
Status: Under construction
Owner / Developer - Verrochi Realty Trust

Commerce Green, Proprietor's Marketplace (Proprietor's Dr.)
Phase II Approved 5/4/04
5 Commercial Buildings totaling 34,000 SF
Status: One building completed
Owner / Developer - Water Street Trust – Bill Last

The Village at Proprietor's Woods (Village Green Way)
149 Unit senior continuing care facility
Approved 9/8/08
Status: Construction completed
Owner / Developer – National Development & Welch Healthcare

Boys & Girls Club (Proprietor's Drive)
17,562 sq/ft clubhouse facility
Approved 6/7/11
Status: Under Construction
Owner: Boys & Girls Club of Marshfield, Inc.

WATER RESOURCE PROTECTION DISTRICT

Atlantic Coast Baseball
863 Plain Street
Approved 6/7/11
Status: project abandoned
Owner/Developer: 139 Rock, LLC

Ferry Street Drainage
Town of Marshfield, DPW
Approved 11/2/10
Status: construction has not started
Owner/Developer: Town of Marshfield DPW

Pine Street Reconstruction
Town of Marshfield, DPW
Approved 11/2/10
Status: project completed
Owner/Developer: Town of Marshfield DPW

STORM WATER MANAGEMENT SITE PLAN REVIEWS

Indiana Street - Parcels I12-04-03, I12-04-02, I12-05-03 and I12-04-01
Approved 9/11/07
Status: Construction completed
Owner/Developer – Bill Last

52 Parkway , 49 Hingham Street ,and #75, 83 and 91 Norwell Street,
Approved 10/30/09
Status: under construction
Owner/Developer: Dana Junior

101 Peregrine White Drive
Approved 2/27/07
Status: completed
Owner/Developer – Bill Last Sr.

APPROVED COMPREHENSIVE PERMITS - SEE THE ZBA FOR INFORMATION

Beacon Marshfield (Ocean Street, next to Airport)
95 Age-Restricted Affordable Apartments and two single family homes
Status: Approved by the ZBA on 11/12/08 –Construction completed
Owner / Developer - Beacon Properties

Metuxet Woods (off Ferry Street, near Silver Pines)
31 units (including 9 affordable)
Status: Purchased by Town for open space land
Owner - Town of Marshfield

Webster Point (off Careswell Street on Duxbury line)
37 units (including 10 affordable)
Status: Refer to ZBA
Owner / Developer - Delphic Associates/Paul Cusson