

December 17, 2007

Meeting called to order at 7:30 p.m.

Present: J. Marot, K. St. George, Gregory Kashgagian and Walter Healey

Elwell Perry – re Pierce Avenue – we are interested in purchasing the property located at 87 Pierce Avenue and are trying to look at our options at this time. It is a large parcel of land shown as 1 lot of approximately 30 acres. Could this be 2 build able lots? Jim – it appears that you are 12 feet short of the required frontage. Because of the shortage of the 12 feet you would need to go to the Zoning Board of Appeals requesting a variance for the lack of frontage. E. Perry – do you think it would be granted? Jim – no. Greg – are you talking 2 driveways? E. Perry – we were thing of sharing. Jim – we don't allow it—you would have to show that you could do it and then you could have an agreement. You have to be able to access both lots from the frontage. You can not cross the wetland. You have to be able to build the driveway. If we could get that we would not have to go to the ZBA? Jim – that is right. ?? you are say you do not have shared driveways. Linda -- I think that there is a drain field ?? There is an easement in here. I believe it is 20 feet. Mrs. Perry – it was advertised as possible 3 lots. E. Perry – in the other plan it shows a cul-de-sac. It was for 3 but we are only interested in 2. Jim – you still need the frontage in both areas. Mrs. Perry – it would have to go back further. Jim – it has to be 175 feet at the frontage and at the 40 foot setback. Anything less than 50 feet would not count. You need to do all the drainage and road specs. It needs to be underground utilities. You need to end up with the appropriate frontage. You also need 52,000 square feet of upland and you need to be able to put in the 160 foot circle and it needs to touch the frontage.

White Subdivision – Rachel's Way

Pauline – the 21 day appeal period is over. Jim –I need a motion. Kevin – I make a motion that now that the 21 day appeal period is over that we sign the plan. Greg – 2nd the motion. Jim – all in favor. Vote was unanimous. Plan was signed.

Bills

Jim – I have a bill from the Middleboro Gazette in the amount of \$93.50 concerning the White (Rachel's Way) Hearing. Greg – I make a motion that we approve the same for payment. Walter – 2nd the motion. Jim – all in favor. Vote was unanimous.

I also have a bill for Secretarial Services for September, October and November in the amount of \$509.92. Kevin – I make a motion that we approve the same for payment. Greg – 2nd the motion. Jim – all in favor. Vote was unanimous.

Mark Howland

Pauline – I received a letter from Mark Howland concerning asking that we continue the time for completion of his property on Howland Road. It is noted in the covenant that it should be completed in 1 year. Walter – I make a motion that we give him a 12 month extension. Greg – 2nd the motion. Jim – all in favor. Vote was unanimous.

Mail

Letter from Bill Garvey was read concerning Old Back Estates

Meetings

Next regular meeting January 7, 2008