



Town of Carlisle

MASSACHUSETTS 01741

Office of
PLANNING BOARD

MINUTES

Minutes of February 13, 1984

Present: Sauer, Hannaford, Sillers and Chaput

The meeting was called to order at 8:05 P.M. The minutes of January 23, 30 and February 6, 1984 were accepted unanimously.

ANR Plan - W. Costello, North Road

Bill McNary presented a plan for the division of land of William Costello on North Road at the Billerica line. The plan, showing Lot 16 containing 2.042 acres and having 250' frontage; Lot 17, having 2.001 acres and 300.72' of frontage; Lot 18 and 18A (indicated as to be combined) totalling 4.042 acres and 152.85' of frontage and Lot 19 and Lot 19A (shown as to be combined) with 40.33' of frontage and a total of 5.99 acres, was signed as Approval Not Required.

ANR Plan - Chester and Betty Russell and Anthony and Julia Cherubini, North and Lowell Roads

Mr. McNary also showed a plan for land on North and Lowell Roads at the Chelmsford line belonging to Chester and Betty Russell and Anthony and Julia Cherubini. The current property lines do not give access to the Russell property onto Lowell Road. The purpose of the ANR plan is to allow a land swap. Parcel A containing 9980 Square feet and 43.96 feet frontage on Lowell Road and Parcel B containing 853 square feet and 40.46 feet of frontage on North Road are being joined to Parcel E containing 16.38 acres and 65.84 feet of frontage on North Road. Parcel C containing 1.96 acres and no frontage shall be joined to Parcel D creating a lot of 4.10 acres and 293.50 feet of frontage on North Road. There was discussion concerning the fact that future division of Parcel E will create 3 pork chop lots. Two of the pork chops will be divided by a non-conforming lot belonging to the Commonwealth of Massachusetts, but the consensus was that there is not a problem with more than two contiguous pork chops because the Commonwealth of Massachusetts lot could not be a divider lot under 4.A.2(f) (which is not printed in the Zoning Bylaws). The third pork chop lot is divided from the first two by a conforming lot. The plan was signed as Approval Not Required.

Elliott - Revised Common Driveway Easement and Agreement

A revised Common Driveway Easement and Agreement was received for the Elliott property from Joe Gardner by letter of February 10, 1984. The covenant contained a minor change prohibiting one of the owners, Holmes of B-1, from using that portion of the Common Drive on Parcel A-2. The motion was unanimously approved that this is a minor change. Motion to allow the addition of Paragraph 12, purpose noted above, to the approved covenant was approved.

Correspondence was received from Jake Diemert concerning the new litigation of M.S.B. vs Town of Carlisle.

Elections were held: Sylvia Sillers, Chairman; Vivian Chaput, Vice-Chairman; Len Clarke, Clerk.

Hal Sauer will get together the language for the proposed bylaw.

Respectfully submitted,

Vivian Chaput