

**DELPHIC  
ASSOCIATES  
LLC**

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651 Orchard Street, Suite 308 • New Bedford, Massachusetts 02744  
Tel: 508-994-4100 Fax: 508-994-5100

## **CONSULTANT**

Delphic Associates LLC has over 30 years of experience as a real estate development and consulting firm with a concentration of developing "For Sale" housing in accordance with MGL 40 throughout the Commonwealth. Delphic has been responsible for permitting approximately 50 developments in accordance with MGL 40B.

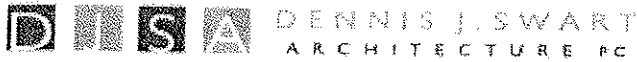
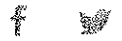
In addition to its permitting experience, Delphic is one of the leading lottery and marketing agents in the Commonwealth. Having developed and implementing Affirmative Fair Housing Marketing Plans ("AFHMP") and Housing Lotteries in over 40 communities, consisting of approximately 1,500 homes

Please visit Delphic's web site at [www.DelphicAssociates.com](http://www.DelphicAssociates.com)

## DELPHIC ASSOCIATES PERMITTING EXPERIENCE

Development	Municipality	Number of Units	Type	Subsidizing Entity
Meadow Brook Estates	Abington	28	Single-Family Homes	Mass Housing (NEF)
Joanna Hills Estates	Avon	80	Single Family	Mass Housing (NEF)
Taft Estates	Bellingham	20	Single-Family Homes	DHCD LIP
Padelford Estates	Berkley	43	Single-Family Homes	Mass Housing (NEF)
Fieldstone Landing	Berkley	12	Single-Family Homes	Mass Housing (NEF)
Berkley Meadows	Berkley	20	Single-Family Homes	Mass Housing (NEF)
Jack Henry Estates	Berkley	15	Single-Family Homes	Mass Housing (NEF)
Jameson Ridge	Boylston	42	Single-Family Homes	Mass Housing (NEF)
Old Cedar Village	Bridgewater	36	Condominiums	Mass Housing (NEF)
Pratt Town Meadows	Bridgewater	88	Single-Family Homes	Mass Housing (NEF)
Duxburrow Estates	Bridgewater	140	Single Family	Mass Housing (NEF)
The Groves	Bridgewater	24	Condominiums	DHCD (LIP)
Brady Estates	Dartmouth	16	Single-Family Homes	DHCD (LIP)
Cedar Dell	Dartmouth	11	Single-Family Homes	DHCD (LIP)
Heather's Hill	Dartmouth	6	Single-Family Homes	Conventional
Sabrena's Landing	Dartmouth	7	Single-Family Homes	Conventional
Padanaram Acres	Dartmouth	12	Single-Family Condo	Conventional
Gulf Meadows	Dartmouth	81	Single-Family Homes	Conventional
Strawberry Fields Estates	Dighton	92	Single-Family Homes	Mass Housing (NEF)
Stonegate Landing	Dighton	80	Single Family	Mass Housing (NEF)
Stoney Ridge Estates	Dighton	71	Single-Family Homes	Mass Housing (NEF)
Forestview Estates	Douglas	43	Single-Family Homes	Mass Housing (NEF)
Merry Village	Duxbury	20	Single-Family Homes	Mass Housing (NEF)
Webster Point	Duxbury	16	Single-Family Homes	Mass Housing (NEF)
Duxbury Farms	Duxbury	16	Single-Family Homes	Mass Housing (NEF)
Waldron Woods	Fairhaven	20	Single-Family Homes	Conventional
Nadia Estates	Foxborough	49	Condominiums	Mass Housing (NEF)
Wymann Village	Foxborough	20	Single Family Homes	Mass Housing (NEF)
The Woodlands	Franklin	16	Single-Family Homes	DHCD (LIP)
Franklin Heights	Franklin	126	Townhouse Condos	DHCD (LIP)
Country Club Estates	Halifax	30	Condominiums	Mass Housing (NEF)
Fisher Terrace	Holden	42	Condominiums	Mass Housing (NEF)
Knott's Clearing	Hudson	32	Townhouse	Mass Housing (NEF)
Tall Timbers	Kingston	80	Single Family Home	Inclusionary Zoning
Timber Ridge	Kingston	34	Single Family	Mass Housing (NEF)
Village at Indian Pond	Kingston	74	Single Family	Mass Housing (NEF)
Nobadeer Village	Kingston	32	Single Family Homes	Mass Housing (NEF)
Bearse's way	Kingston	17	Single Family Homes	LIP-LAU (DHCD)
Caddies Place	Kingston	14	Single Family Homes	Mass Housing (NEF)
Rosewood Village	Mansfield	42	Apartments	Mass Housing (NEF)

North River Village	Marshfield	24	Single-Family Homes	Mass Housing (NEF)
Webster Village	Marshfield	24	Single-Family Homes	Mass Housing (NEF)
The Beacon	Mattapoisett	31	Single-Family Homes	DHCD (LIP)
Fox Run Farm	Medway	12	Single-Family Homes	Mass Housing (NEF)
Cobbler's Knoll	Mendon	76	Single-Family Homes	Mass Housing (NEF)
Keith Place	Middleborough	16	Single-Family Homes	Mass Housing (NEF)
Pine Estates	Middleborough	10	Single-Family Homes	Mass Housing (NEF)
Crimson Estates	Middleborough	97	Single-Family Homes	Mass Housing (NEF)
Tuckerdale Condominiums	Millis	16	Townhouse	Mass Housing (NEF)
Colby Village	New Bedford	7	Single-Family Homes	Conventional
Dexter Village	North Attleboro	16	Townhouse	Mass Housing (NEF)
Dunia Gardens	Northborough	28	Condominiums	Mass Housing (NEF)
Sunny Side Estates	Northborough	16	Townhouse	Mass Housing (NEF)
Lakeland Farms	Norfolk	32	Single Family	Mass Housing (NEF)
Village at Norfolk	Norfolk	32	Single Family	Mass Housing (NEF)
Boydes Crossing	Norfolk	40	Single-Family Condos	Mass Housing (NEF)
Arrowhead Village	Norton	32	Single-Family Homes	Mass Housing (NEF)
Tiffany Hill	Norwell	66	Condominiums	Mass Housing (NEF)
Copperwood Circle	Pembroke	34	Single Family Homes	Mass Housing 9NEF)
Horton Farm	Rehoboth	66	Single-Family	Mass Housing (NEF)
Maplewood Meadow	Rockland	72	Single-Family Homes	Mass Housing (NEF)
Simmons Farm	Seekonk	8	Condominiums	DHCD (LIP)
Country Brook Estates	Seekonk	18	Single Family Homes	LIP-LAU (DHCD)
Touisset Estates	Swansea	15	Single-Family Homes	Conventional
Powhattan Estates	Taunton	150	Single-Family Homes	Mass Housing (NEF)
Samreen Villa	Upon	60	Townhouse	Mass Housing (NEF)
Country Club Heights	Walpole	16	Condominiums	Mass Housing (NEF)
Wayland Meadows	Wayland	48	Condominiums	Mass Housing (NEF)
Residence at Middlewood	Wenham	20	Duplex	Mass Housing(NEF)
AFRA Terrace	West Boylston	52	Condominiums	Mass Housing (NEF)
Meadowbrook	West	40	Condominiums	Mass Housing (NEF)
Cochesett Estates	W Bridgewater	89	Single-Family Homes	Mass Housing (NEF)
The Turn at River Bend	W Bridgewater	48	Apartments/Rentals	DHCD (LIP)
Village at River Bend	W Bridgewater	32	Townhouse Condo	Mass Housing (NEF)
Brigg's Landing	Westport	89	Single-Family Homes	Mass Housing (NEF)
Chase Estates	Westwood	100	Single-Family Homes	Mass Housing (NEF)

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## ABOUT

Dennis J. Swart Architecture PC is a full service architectural firm focused on bringing innovative design strategies to commercial and residential clients. With a diverse portfolio of residential and commercial projects, we are committed to creating designs tailored to meet the needs of each client.



Our services include all aspects of the design process, from conceptual design to construction observation. With over 25 years of experience, we understand the importance of working within a client's budget, while designing high quality projects that fulfill our client's goals. Our experience enables us to provide innovative, technically sound designs that work with our clients' budgets, schedules and design objectives.

Loyalty to our client and consultant partnerships is paramount and tracks through all aspects of our business approach. Trust earned through continued interaction and consistent attention to detail provides the basis for successful projects and lasting relationships.

See examples of our work on  
Houzz



**Dennis Swart, AIA, NCARB**  
President / Registered Architect

Growing up the son of a carpenter, Dennis Swart began working on construction sites at an early age. He soon learned the importance of using both quality

construction techniques as well as quality building materials. He learned to look at how things go together from a builders' perspective.

Dennis received his Bachelor of Architecture degree from Boston Architectural College. As a registered architect with over 25 years experience, Dennis has a broad range of experience in commercial, institutional, hospitality, retail and residential design.

He is committed to provide his clients with thoughtful, creative designs along with responsive, personal service. He truly understands what it takes not only to design a project but also what it takes for the skilled craftsmen to build it.

Dennis is a licensed to practice architecture in Massachusetts, New Hampshire, Maine and Connecticut. He is also certified by the National Council of Architectural Registration Boards.

#### **Zachary Silvia, RA, NCARB** Project Architect

Zach's attention to detail, management skills, and drive have earned him success early in his career. He has a broad range of experience in the private and public practice of Architecture along with nearly a decade in customer service/retail.

Projects include residential, commercial, public safety, and educational facilities. While studying Architecture, he spent time working for a contractor as a laborer to further understand the drawings being produced and how they would be interpreted in the field.

Zach is licensed to practice architecture in Massachusetts. He is also certified by the National Council of Architectural Registration Boards (NCARB) and holds a Master of Architecture and a Bachelor of Science in Architecture from Roger Williams University.

His role at Dennis J. Swart Architecture spans all phases of planning, design, and construction including project management, scheduling, preparing documents, and construction administration. Zach's skill in 3D modeling, drafting, and rendering allow client's to visualize their project early in the design phase. His attentive nature and dedication to a project's success are appreciated by team members and clients.

**Jessica Smith**

Interior Designer

[www.jsmith-designs.com](http://www.jsmith-designs.com)

"Interior design was something I was born to do. As a child, I built Barbie dollhouses out of cardboard boxes, wallpaper, and flooring samples. I spent all my time rearranging the house and all of its furniture rather than playing with the dolls. By the time I was 15 I had re-designed every room in my parents' house and started to renovate several of my friends' bedrooms. I always organized friends' closets, kitchens, etc. I love finding a design solution to help people better function in their own space. With every project, I try to push the limits and design with the end user in mind, but I always add a little of myself."

Jessica loves designing hotels. "Each project has its own set of problems which need to be solved like a puzzle, and I love being able to come up with creative solutions." She has designed over 16 new construction hotels and has worked on over 32 renovations. She started her career at NELSON doing commercial interiors. Then she jumped to Boston Trade International where she spent 2 years working on mid-market to full service hotel projects. She moved from a Designer I to a Senior Project Manager during her time there. In 2014, she was hired by Global Vision Hotels full time to be their In-house interior designer, specifically hired to develop and design the EnVision Hotel brand. The first EnVision opened in 2015 in South Saint Paul, MN and the second opened in Everett, MA in 2016.



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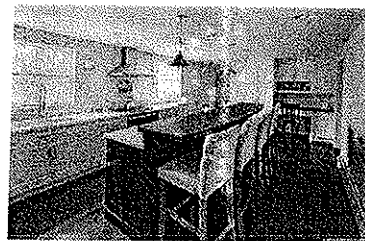
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## Residential Projects



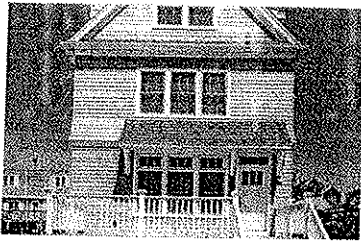
Milton Addition &  
Renovation



Duxbury Kitchen  
Mudroom



Oliver Street



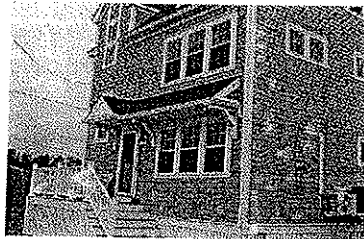
River Street



Neck Road -  
Lakeside Cottage



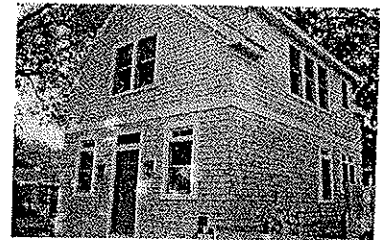
Falmouth Airpark  
Home



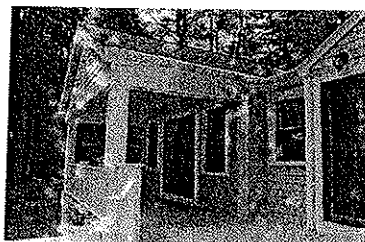
Duxbury Beach  
House



Duxbury - Addition  
and Renovation



Harwich Cottage



Duxbury Family  
Room and Kitchen



Easton Sunroom  
Addition

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Dennis J. Swart  
Architecture PC is a  
full service  
architectural firm.  
We specialize in  
commercial and  
custom residential  
design tailored to  
meet the needs of  
each client.

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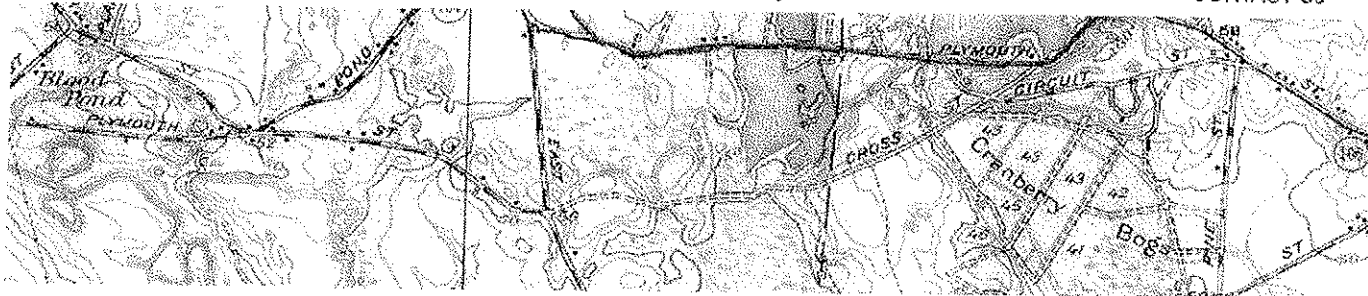
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## About Us

Silva Engineering Associates, P.C. (SEA) was established in 1988, with the goal of providing a broad range of civil engineering and land survey services in a personal, professional and efficient manner. SEA's focus has been to assemble a small group of dedicated professionals pragmatic in approach and with specific and diversified experience to meet the needs of our various clients. Lawrence P. Silva, PE, founder of SEA is involved in all projects applying nearly 40 years of experience upon which clients rely.

SEA remains determined to provide a superior level of professional quality and service. This approach has resulted in continuing relationships with a loyal client base. Referrals are our marketing mainstay, the true measure of a job well done accounting for the majority of SEA's business.

Over the past twenty years, SEA has completed a number of engineering evaluations, field surveys and engineering designs for projects within the Bridgewater State College Campus. On occasion, BSC has utilized SEA to oversee construction of the work that has been designed by SEA and others. We currently have a significant portion of the campus surveyed and maintain a database of information relative to site utilities along with other survey information.

SEA has a diversified clientele throughout Massachusetts which include individuals, municipalities, developers, attorneys, large corporations and state/federal agencies. SEA responds to the specific needs of our clients in a timely manner, producing plans and reports of the highest quality.

▸ Massachusetts Disadvantaged Business Enterprise (DBE); SDO Client ID: 19910152

▸ Massachusetts Registered Professional Engineer

▸ Massachusetts Certified Soil Evaluator

▸ Massachusetts Certified System Inspector

▸ Presby Environmental, Inc.; Enviro Septic Certification

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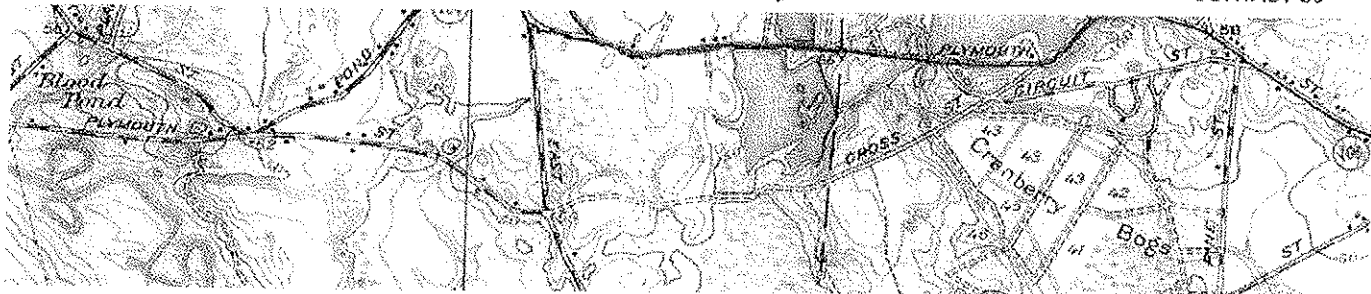
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## Projects

[Click Here for a Map of Silva Engineering Project Locations](#)

### Bridgewater State University Projects:

Swenson Field Access Road

Cafeteria Improvements

Swenson Field Design

Hooper Street Roadway Improvements

Hooper Street Parking Lot

Irrigation Wells

Moakley Parking Lot and Pedestrian Walkway

Pedestrian Bridge Improvements

Plymouth Street Walkways

Shea Durgin Parking Lot

Swenson Field Bus Turnaround

Campus Center Survey and Improvements

Great Hill Property Survey

Davis Alumni Center

Great Hill Student Apartment Complex Restoration

Great Hill/Burrill Walkways

Rondileau Campus Center Improvements  
Harrington Hall Building Layout Survey  
Boyden Hall Building Layout Survey  
Kelley Gym Parking Lot Survey and Redesign  
Summer Street Steam Line Survey  
Lower Great Hill Parking Lot Improvements  
Great Hill Drive Parking Expansion  
Harrington Hall Existing Conditions Survey  
Woodward Hall Parking Lot Improvements  
School Street Steam Line Project  
Park Street Steam Line Project  
Burnell Elementary School

**Residential/Commercial Projects:**

"Rising Sun" Residential Subdivision, West Bridgewater, MA  
"Andrea Park" Residential Subdivision, West Bridgewater, MA  
"Winding Oaks" Residential Subdivision, Bridgewater MA  
"Norlen Park Extension", Residential Subdivision, Bridgewater, MA  
"Autumn Estates", Residential Subdivision, Bridgewater, MA  
"Laurel Heights", Residential Subdivision, Bridgewater  
Lowell Square, Boston MA.  
Lakeshore Corporate Center, One Lakeshore Center, Bridgewater, MA  
The AXIS at Lakeshore, Bridgewater, MA  
Harbor One Credit Union, Bridgewater, Brockton and Middleboro, MA  
Fall River Municipal Credit Union, Fall River  
Dunkin Donuts, Fall River, Somerset  
Professional Dentist Offices, Richard P. Harrison, 399 West Center Street, West Bridgewater, MA  
Dunkin Donuts, 9 North Main Street, West Bridgewater, MA  
Safe & Sound, 12 West Center Street, West Bridgewater, MA  
Commercial Plaza, 389 West Center Street, West Bridgewater, MA

International Auto Sales, 276 East Center Street, West Bridgewater, MA

KNB Auto Repair, 271 East Center Street, West Bridgewater

I.W. Harding Commercial Office/Contractors Yard, 354 Pleasant Street, West Bridgewater, MA

A.P. Whitaker & Sons Commercial Office, 303 Pleasant Street, West Bridgewater

VISI Flash Contractors Yard/Office, 31 Pleasant Street, West Bridgewater, MA

"Whispering Wood", Residential Subdivision, Bridgewater, MA

"Easy Estates", Residential Subdivision, Bridgewater, MA

Hampton Inn, Raynham, MA

"Stonegate Landing" Dighton, MA

"Hastings Village" 40B Subdivision, Wellesley, MA

CVS, Somerset, MA

Somerset Crossing Shopping Plaza, Somerset, MA

Harmony Crossing Shopping Plaza, Halifax, MA

GE Equipment Services Storage Facility, Manley Street, West Bridgewater, MA

Harry's Auto Body Expansion, Raynham, MA

Trucchi Supermarket Corporate Office, Raynham, MA

Weavers Cove Energy, Fall River, MA

Ocean Plaza Corporation, Commercial Plaza, Wareham, MA

"Maria Estates", Residential Subdivision, West Bridgewater, MA

Pearl Road; "West Meadow Woods", Residential Subdivision, West Bridgewater, MA

Whitman Transfer Station, Whitman, MA

#### **Recreational Projects:**

Basketball Courts, Legion Field, Skateboard Park, Playground, Bridgewater, MA

Olde Scotland Golf Course Clubhouse, Bridgewater MA.

Boys and Girls Club, Chelsea, MA. (2002 Award from Boston Society of Architects)

Softball Fields, Crescent Street, Bridgewater, MA

**Municipal and Educational Projects:**

Fire Stations, Plymouth and Bridgewater, MA

Police Headquarters, 220 Pleasant Street, Bridgewater, MA

Municipal Building Layout Surveys, Town Hall, Hunt School and the Academy Building, Bridgewater, MA

Southbrook Elementary School, Bridgewater, MA

Bridgewater/Raynham High School, Bridgewater, MA

Williams Elementary School, Bridgewater, MA

**Sewer and Septic Systems:**

Route 104 Sewer and Water Extension, Bridgewater, MA

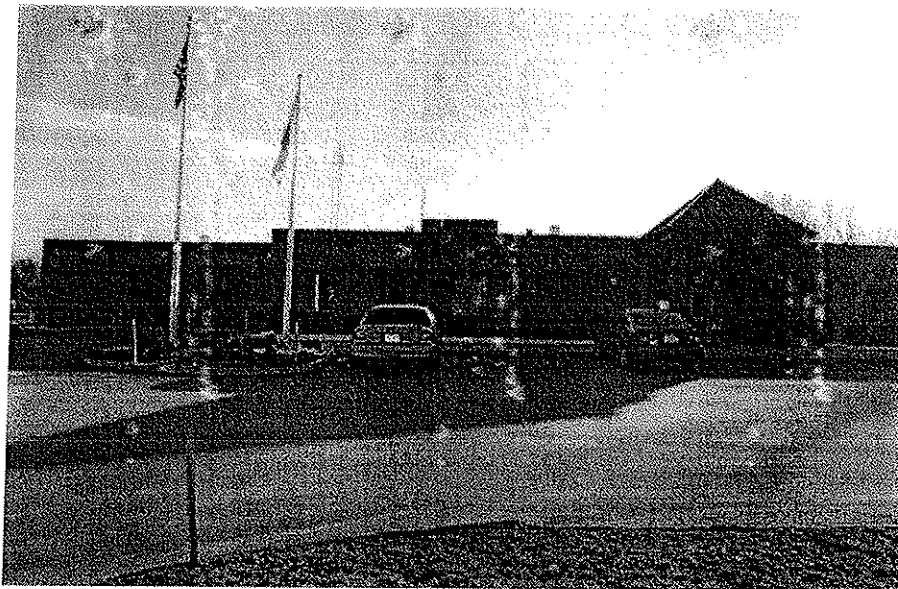
British Beer Company, Sandwich and Falmouth, MA

Pier 18 Restaurant, East Bridgewater, MA

Carmen's Restaurant, East Bridgewater, MA

Dunkin Donuts, Rehoboth, MA

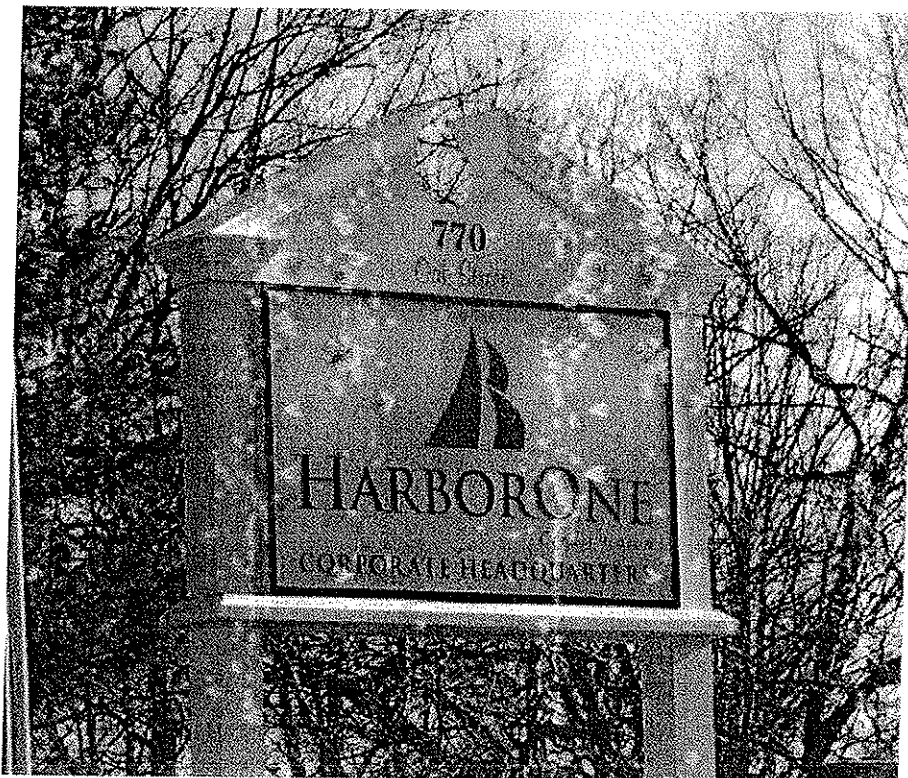
Carriage Crossing Shopping Center, East Bridgewater, MA



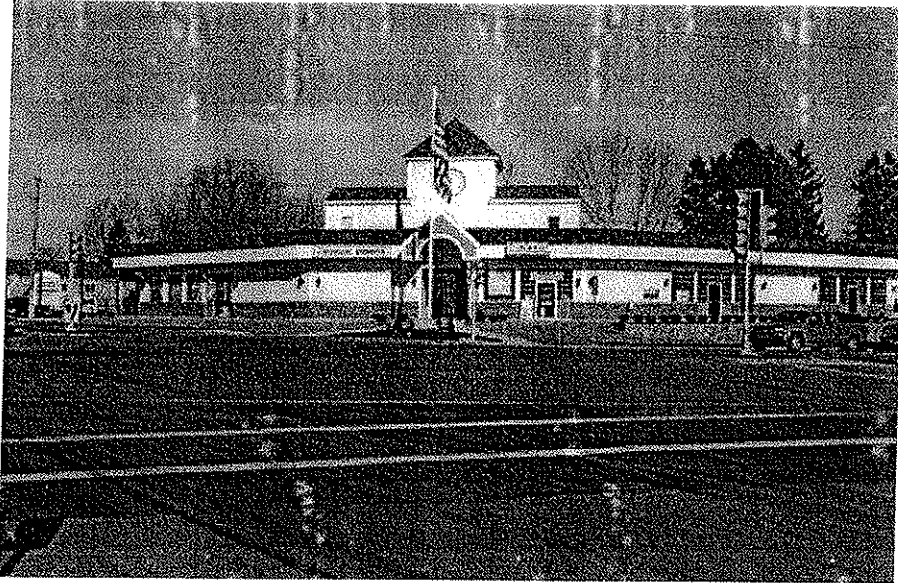
Bridgewater Police Station, 220 Pleasant Street, Bridgewater



Harbor One Credit Union, 295 Bedford Street, Bridgewater



Silva Engineering has completed engineering, surveying and construction support on several Harbor One Credit Union locations including Bridgewater, Middleboro and the Corporate Office in Brockton.



Dunkin Donuts Plaza, 9 North Main Street, West Bridgewater



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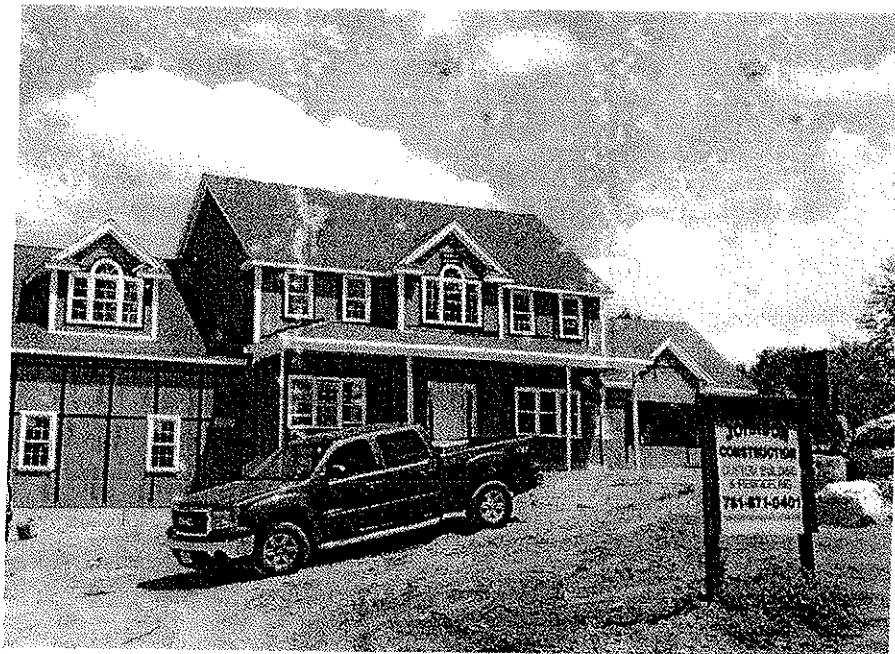


# Johnson Construction Co.

Proudly serving the South Shore of Massachusetts, **Johnson Construction Company** is a leading home builder specializing in custom homes, additions, remodeling, and all of your home renovation needs. Our work speaks for itself! Browse our photo galleries to the right and see what we can do for you. Contact us today and let Johnson Construction get started on your own custom home, brand new addition, or home remodeling project!

## Custom Homes

If you're looking to build a new home on the South Shore of MA, Johnson Construction Company can build it just the way you want it! Our specialty is new home construction. View our past **custom homes**, including beautiful Colonial homes below. Click on any photo to view more photos of that custom home. If you like what you see, contact us to get started on building your own home!



See chart attached here for our developments.

Edward Johnson DBA Johnson Construction  
Po box 359  
Hanson, MA, 02341  
617-688-1764

FHA/VA Approved builder  
Over 30 years of experience building single family homes and subdivisions.

### **Completed Developments**

Joshua Lane, E. Bridgewater, MA, 02333

Margot Lane, E. Bridgewater, MA, 02333

Christopher Lane, Hanson MA, 02341

Brookside Estates, Hanson, MA, 02341

Highland Woods, Halifax, MA, 02338

Sherwood Drive, Halifax, MA, 02338