



Town of Halifax

499 Plymouth Street

Halifax, MA 02338

781-293-1736

Planning Board Application for Site Plan Review

The undersigned hereby applies for Site Plan Approval.

8 Hilda Lane Realty Trust c/o Scott Burgess, Trustee

1. Owner's Name _____
2. Owner's Address 841 N. Bedford Street, E. Bridgewater, MA 02333 Telephone # 781-389-0761
3. Location of Building: Street Address 8 Hilda Lane
_____ Map # 120 Lot # 1T
4. Applicant's Name if different SAME Telephone # _____
5. Applicant's Address _____
6. New Building(s) to be used as: 5 multi-family dwellings

7. Change or Expansion of use to: N/A

The applicant is hereby notified that he/she must comply with all requirements of the Board of Health and the Zoning By-Laws.

Please ensure your site plan complies to the specifications stipulated in §167-28 of the Zoning By-Laws of the Town of Halifax. (copy attached.)

Signature of Applicant:

Date of Application:

11.19.2020



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Planning Board

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Site Plan Check List

Requirements	Included	Waiver Requested
Site Plan drawn at 1"= 20' or for larger lots 1"= 40'	<input checked="" type="checkbox"/>	<input type="checkbox"/>
General Soil Type	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Existing Roadways	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Plan of adjacent property at a scale of 1"= 100' or same size as property if practical	<input checked="" type="checkbox"/>	<input type="checkbox"/>
General characteristics of property within 300', including structures and their uses, parking areas, driveways, pedestrian ways and zoning districts	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Trees and other vegetation	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Included in Site Plan are:		
Boundry Lines	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Dimensions of Lot	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Assessor's Map & Lot #	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Zoning District	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Name of Owner of Record	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Owner of Record for Abutting Property	<input checked="" type="checkbox"/>	<input type="checkbox"/>
North Point	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Rendering & Plans of all buildings & Structures	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Existing & Proposed Topography at 2' contours including any outcropping of bedrock	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Location of the following on or within 100' of development Site:		
Existing Structures	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Access Roads	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Driveways and Driveway openings	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Parking Spaces	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Hydrants	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Services	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Loading Area	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Proposed vehicular circulation system, including pavement Widths	<input checked="" type="checkbox"/>	<input type="checkbox"/>

Site Plan Check List (cont'd)

Requirements	Included	Waiver Requested
Location and dimensions of proposed driveway entrances and exits	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Proposed Fire Lanes	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Proposed pedestrian ways, bicycle ways, and other transportation routes	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Proposed parking areas and signs	<input checked="" type="checkbox"/>	<input type="checkbox"/>
All Proposed structures including:		
Their area and dimensions	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Their exact location	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Their relation to topography	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Their proposed use	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Number and type of proposed dwelling units and unit mix if known	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Service access and facilities for all structures or uses, including garbage and trash disposal facilities	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Location of water supply and wastewater disposal facility	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Existing and proposed site drainage including:		
General location of any drainage swails	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Wetlands, streams and ponds	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Floodplain Areas, HUD/FEM or other designated Kettleholes	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Wells and any mapped water supply protection	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Conservancy or Floodplain water supply protection	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Conservancy or Floodplain water supply protection zoning districts within 200'	<input checked="" type="checkbox"/>	<input type="checkbox"/>
A note summarizing the Drainage Calculations and explaining any design not providing a 0 increase in runoff for a 25 year storm	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Location of open space, including:		
Intended use	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Existing trees and other vegetation to be retained	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Specific new plantings by size and location and the entity intended to own and maintain them	<input checked="" type="checkbox"/>	<input type="checkbox"/>

Site Plan Check List (cont'd)

Requirement	Included	Waiver Requested
Final contours and measures and structures to minimize erosion and siltation during construction	<u>✓</u>	<u> </u>
Significant site appurtenances such as:		
Walls	<u>✓</u>	<u> </u>
Light poles showing direction of outdoor lighting	<u>✓</u>	<u> </u>
Recreation Areas	<u>✓</u>	<u> </u>
Any fencing Screening or Signs	<u>✓</u>	<u> </u>
All rights of ways and easements, existing and proposed	<u>✓</u>	<u> </u>
Name and stamps of the responsible registered land surveyor, landscape architect or civil engineer	<u>✓</u>	<u> </u>
Indication of the meeting of any specific requirements established in the Zoning Chapter not already provided for.	<u>✓</u>	<u> </u>

The Planning Board may waive specific requirements when they are inappropriate to a given proposal.

Applicants shall submit an original and 9 copies of their site plan to the Planning Board, who shall give the applicant a dated receipt. Within 4 days the Secretary shall retain 1 copy and transmit 1 copy to each:

Town Clerk
Board of Assessors
Board of Health
Building Inspector/Zoning Officer
Conservation Commission
Fire Department
Highway Surveyor
Water Commissioner

And written notice of availability of plan to Police Department.