

FORM B
APPLICATION FOR APPROVAL OF A PRELIMINARY PLAN

To the Planning Board of Franklin:

The undersigned herewith submits the accompanying Preliminary Plan of a Subdivision entitled Balsam Estates for approval under the provisions of the Subdivision Control Law and your Rules and Regulations covering the subdivision of land.

1. Name of Applicant: Joel D'Errico
Address of Applicant: 72 Deer View Way, Franklin, MA 02038
Phone No.: 508-439-0022 Email: joelwderrico@gmail.com

Lorena R. Fitzgerald Trustee of the
2. Name of Owner (if not the Applicant): Fitzgerald Family Irrevocable Trust
Address of Owner: 656 King Street Apt 112, Franklin MA 02038
Phone No.: _____ Email: _____
3. Name of Engineer: Guerriere & Halnon, Inc.
Address of Engineer: 55 West Central Street, Franklin, MA 02038
Phone No.: 508-528-3221 Email: mhassett@gandhengineering.com
4. Deed of Property recorded with Norfolk Registry of Deeds in Book 35754 Page 562, (or Certificate of Title No. _____)
5. Location and Description of Property: vacant parcel located easterly side of
Kimberlee Avenue

Assessor's Map & Lot: 242-027-000-000
6. No. of Lots: 4


Signature of Applicant

JOEL D'ERRICO
Print Name of Applicant


Signature of Owner

Mark Fitzgerald
Print Name of Owner

A certified list (by Office of the Assessors) of abutters within 300 feet of this site is also submitted with said Application.

RECEIVED

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TOWN OF FRANKLIN
TOWN CLERK

CERTIFICATE OF OWNERSHIP

I the undersigned Applicant, do hereby certify to the Town of Franklin, through its Planning Board, that all parties of interest to the below-listed plan are identified in Section B: below,

SECTION A:

Type of Plan (circle one) ANR 81-P; Preliminary Subdivision

Definitive Subdivision.; Site Plan; Special Permit

Title of Plan: Preliminary Subdivision Plan of Land Balsam Estates

Date of Plan: September 5 2023
Last Rev. 10/6/2023 Assessor's Information: 242-027-000-000

Prepared by: Guerriere & Halnon, Inc.

Applicant Name & Address: Joel D'Errico 72 Deer View Way,
Franklin, MA 02038

SECTION B:

Name of Record Owner(s): Lorena R. Fitzgerald Trustee of the Fitzgerald
Family Irrevocable Trust

Address of Record Owner(s): 656 King Street Apt 112
Franklin, MA 02038

**** Attach Property Deed matching the owner name's listed above.**

*If in the name of a Trust, Corporation or Partnership, list the names and addresses of all Trustee(s), Corporate Officer(s) or Partner(s):

*If in the name of a Trust or Corporation, list the Beneficiary(ies) of the Trust or the Shareholder(s) of the Corporation:

*If in the name of a Trust or Corporation, list the date, county, book and page of recording of the Trust Instrument, or the date and State of incorporation:

Fitzgerald Family Irrevocable Trust dated August 22, 2006
Norfolk County Registry of Deeds Bk 24064 Page 423

Executed as a sealed instrument this

21st

day of

March

2024

[Signature]

Signature of Applicant

JOGL D'ERRICO

Print name of Applicant

[Signature]

Signature of Owner

Mark Fitzgerald

Print name of Owner

COMMONWEALTH OF MASSACHUSETTS

Norfolk

ss.

2024

On this 21st day of March 2024, before me, the undersigned notary public, personally appeared Mark W. Fitzgerald (name of owner), proved to me through satisfactory evidence of identification, which were MA License to be the person whose name is signed on the preceding document in my presence.

Amanda K. Cavaliere

(Official signature and seal of notary)

Notary Public:

My Commission Expires: Nov. 14, 2025

