

FORM P

TOWN OF FRANKLIN
TOWN CLERK

APPLICATION FOR APPROVAL OF A SITE PLAN

2025 MAY 21 P 3:58

RECEIVED

To the Franklin Planning Board:

The undersigned, herewith, submits the accompanying Site Plan entitled
“ 380 King St - Condominiums ” for approval under the provisions of the Zoning By-
Laws of the Town of Franklin covering Site Plans.

1. Name of Applicant: Union Crossing Realty Trust, Union Crossing Management, Inc., Trustee
Address of Applicant: P.O. Box 211, Franklin, MA 02038
Phone No.: (305) 849-2953 Email: patmkw@gmail.com

2. Name of Owner (if not the Applicant): Union Crossing Realty Trust, Union Crossing Management, Inc., Trustee
Address of Owner: P.O. Box 211, Franklin, MA 02038
Phone No.: (305) 849-2953 Email: patmkw@gmail.com

3. Name of Engineer: Narragansett Engineering, Inc.
Address of Engineer: 3102 E. Main Road, Portsmouth, RI 02871
Phone No.: 401-683-6630 Email: jmalo@nei@-cds.com

4. Deed of Property recorded with Norfolk Registry of Deeds in
Book 8145, Page 260, (or Certificate of Title No.)

5. Location and Description of Property:
370 & 380 King Street, Franklin MA 02038; in-between Sierras Pizza and King Street Cafe
is 380 King Street consisting of existing parking devoid of structures.

Square Footage of Building(s) 0
Assessor's Map 303/303/303 Lot 41/42/43

6. Purpose of Site Plan: To redefine the parcels adjacent to the subject parcel and provide residential housing.

7. List of Waivers Requested (if any): Attach Form R for each waiver



Signature of Applicant


Signature of Owner

Union Crossing Management, Trustee, Owner and
Applicant by its Attorney, Edward V. Cannon Jr.
Print Name of Applicant

Union Crossing Management, Trustee, Owner and
Applicant by its Attorney, Edward V. Cannon Jr.
Print Name of Owner

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:

Title of Plan: 380 King Street - Condominiums

Date of Plan: 4/29/25 Assessor's Information: 303-42

Prepared by: Narragansett Engineering, Inc.

Type of Plan: 81-P; Prelim.; Def.; Site Plan

SECTION B:

Name of Record Owner(s): Union Crossing Realty Trust, Union Crossing Management, Inc., Trustee

Address of Record Owner(s): PO Box 211

Franklin MA 02038

*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):
Union Crossing Management, Inc., Trustee

*If in the name of a Trust or Corporation, list the Beneficiary(ies) of the Trust or the Shareholder(s) of the Corporation: Margaret Marguerite, Christine Marguerite, and Catherine Marguerite

*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: Norfolk Registry of Deeds
Book 8145-253 as of 10/28/1988

Executed as a sealed instrument this 13 day of May 2025

Signature of Applicant

Union Crossing Management Inc., Trustee by Patrick M. Marguerite, President

Print name of Applicant

Signature of Owner

Union Crossing Management Inc., Trustee by Patrick M. Marguerite, President

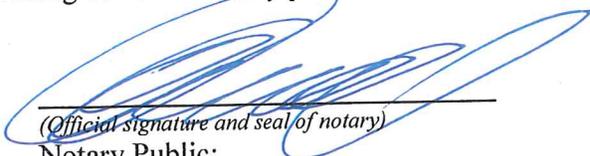
Print name of Owner

COMMONWEALTH OF MASSACHUSETTS

Norfolk ss.

May 13, 2025

On this 13th day of May ²⁰²⁵~~2025~~ before me, the undersigned notary public, personally appeared Patrick M. Marguerite, President (name of Applicant), proved to me through satisfactory evidence of identification, which were driver's license to be the person whose name is signed on the preceding document in my presence.



(Official signature and seal of notary)

Notary Public:

My Commission Expires: _____

