

MEMORANDUM

TO: Andover Planning and Zoning Commission

FROM: Erik Loteczka & George Correia

DATE: 6/11/2021

SUBJECT: Special Permit Checklist Items #7, #8 and #16

We are writing to inform the Andover Planning and Zoning Commission of our plan to satisfy selected requirements in the Special Permit checklist.

With respect to item #7, which reads as follows:

"All draft deeds for any roads, road widenings and easements for drainage, conservation, driveways, utilities"

In our discussion with an Eversource technical designer assigned to the Andover area, we were told they will not review or design service to either lot until there is a town-approved subdivision plan drawing that can be submitted. We are therefore unable to draft a utility easement at this time. Once the proposed service has been designed, we will modify the plans included in the application and submit draft easements for the commission's review.

With respect to item #8, which reads as follows:

"Existing and proposed Covenants or Restrictions"

There is an existing, small detention basin on Lot 1 where stormwater from the driveway collects. A restriction to prohibit development or disturbance of this area will be drafted.

With respect to item #16, which reads as follows:

"Lighting plan including the location, size, height, light intensity coverage areas and manufacturer's product descriptions for each light type"

We have not prepared a plan, however, all lighting will be installed in accordance with Andover Planning and Zoning regulations.