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Planning Board
Town of Salisbury
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Salisbury Planning Board:

John "Marty" Doggett, *Chairperson*
Deborah Rider, *Vice Chairperson*
Gil Medeiros,
Lou Masiello,
Don Egan,
John Schillizzi, *Alternate & Clerk*

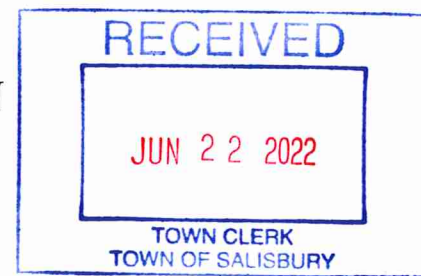
LETTER OF RECOMMENDATION

DATE: June 8, 2022

TO: Derek DePetrillo, Town of Salisbury Zoning Board of Appeals Chair

FROM: John "Marty" Doggett, Town of Salisbury Planning Board Chair

SUBJECT: Planning Board Recommendations to the Zoning Board of Appeals for an Application for an Accessory Apartment Special Permit Petition, pursuant to §300-60 of the Zoning Bylaws of the Town of Salisbury



Dear Mr. DePetrillo,

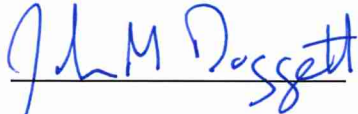
At the **June 8, 2022**, Planning Board meeting, the Board was presented an application for an accessory dwelling as part of the requirements of Article XI Accessory Apartments of the Zoning Bylaws of the Town of Salisbury. Specifically, pursuant to §300-60 Coordination and decisions, the Planning Board prior to the Zoning Board of Appeals (ZBA) hearing shall submit its recommendations and report to the ZBA, wherein, at a minimum, the following information shall be included:

1. A determination of the area of the lot on which the apartment is located.
2. A general description of the neighborhood in which the lot lies and the effect of the proposed apartment on the neighborhood.
3. Recommendations as to the advisability of granting the special permit and as to any restrictions which should be imposed as a condition of such permit.

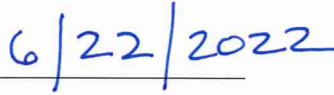
Accordingly, **15 Learned Lane (Map 22, Lot 41)** presently comprises a lot area of 8.65 acres (376,904 SF), a single-family dwelling unit with ample parking and various types of vegetation. Surrounding **15 Learned Lane** is a mix of one-floor and two-floored, single-family units. Similar to **15 Learned Lane**, many of the abutting lots have manicured landscaping and large segments of natural vegetation. The Planning Board concluded, based on the information presented by the petitioner, the inclusion of the proposed accessory dwelling unit at **15 Learned Lane** will not adversely impact the neighborhood, as it is on an 8.65 acres lot and at the end of the road. For these reasons, the Planning Board at the **June 8, 2022**, meeting, unanimously voted to advise to the Zoning Board of Appeals the special permit request for the

granting of the special permit for an accessory dwelling unit at **15 Learned Lane** is recommended noting that it meets all of the criteria.

Respectfully,

A handwritten signature in blue ink, appearing to read "John M. Doggett", written over a horizontal line.

John "Marty" Doggett, Chair
Salisbury Planning Board

A handwritten date "6/22/2022" in blue ink, written over a horizontal line.

Date:

cc: Applicant,
Building Inspector,
Director of Health
File