

Salisbury Planning Board

Please check off the applicable application:

☒ **Special Permit-check all that apply**

☐ **Open Space Residential Development (OSRD)**

☐ **Water Resource District**

☐ **Planned Office Development**

☐ **Motel Reuse**

☐ **Wireless Communication Facility**

☐ **Village Center District**

☐ **Repetitive Petition**

☒ **Other**

(Specify) Recreational Marijuana
Overlay District

Applications will not be stamped in at the Town Clerk's office for the Planning Board, until the Planning Department determines that the following items are included with the application:

1. Application must be filled out completely and correctly.
2. Special Permit filing fee. Checks payable to the Town of Salisbury.
3. Plan drawn in accordance with the requirements listed in the Town of Salisbury's Zoning By-Laws. (8 COPIES).
4. Abutters List
5. Treasurer's Office signature to ensure all Taxes are paid up to date on the property in question and any applicable betterments are paid in full.
6. A complete submittal checklist **must** be submitted along with copies of plans.

IMPROPER OR INCOMPLETE FILINGS WILL RESULT IN A DELAY IN DECISION, TOWN CLERK WILL SIGN AND STAMP AFTER PLANNING DEPARTMENT SIGNS OFF.

Planning Department

Town Clerk

A REGISTERED PLAN MUST BE FILED WITH THIS APPLICATION FORM

Salisbury Planning Board

Date 9/16/2019

Applicant: Ganesh Wellness, LLC 28 State St., Boston, MA 02109 203.885.8907
Full name Address phone number

Applicant's E-mail Address: Ganeshwellnessinc@gmail.com

Owner: GW Properties, LLC 28 State St., Boston, MA 02109 203.885.8907
Full name Address phone number

Lessee: Ganesh Wellness, LLC 28 State St., Boston, MA 02109 203.885.8907
Full name Address phone number

Tax Map # 23 Lot # 17

1. Location of Premises: 238 Lafayette Rd.
2. Zoning District: Lafayette Main Subdistrict C (LM-C)
3. Parcel Size: 25,045 sqft (0.57 Acres)
4. (OSRD applications only): Applicable Land Area: - Open Space Percentage: -
5. Number of existing buildings on parcel: 1
6. What is the existing use of the subject premise? Vacant restaurant
7. Provide a detailed description of the proposed use of premises, including # of proposed structures (attach additional pages if necessary):
The existing building will be renovated; one-way access + egress driveways will be constructed; paved parking on the sides of the building; drainage improvements
8. Zoning by-law provision under which application is made: Article XXIIIA -
Recreational Marijuana Overlay District
9. State grounds for this application, please be specific. Special permit criteria can be found in the Zoning Bylaw §300-35 (attach additional pages if necessary):
Recreational marijuana retail sales are permitted within the RMOD with a special permit. Only a limited number of dispensaries are allowed in this zone. Public utilities will not be overloaded.
10. Other Permits Required and Status of Applications: MassDOT Access Permit -
will file upon Site Plan approval


Signature of Applicant


Signature of Owner

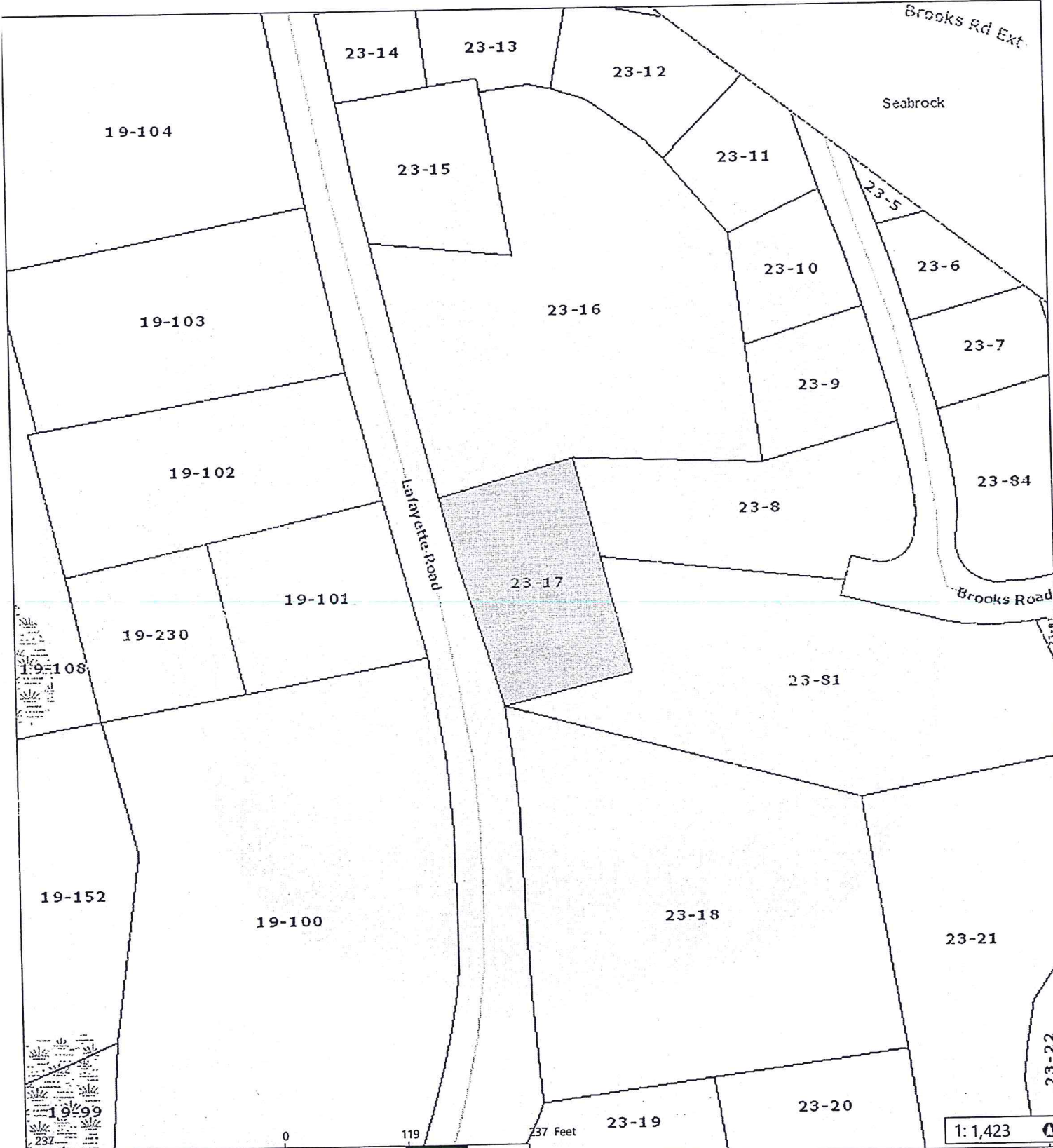
Salisbury Planning Board

REQUIREMENTS AND WAIVER REQUEST FORM

Map and Parcel # M23 L17 Project Address 238 Lafayette Road

Plan Requirements	Included in Application	Requesting Waiver
A. Plans drawn by registered professional	<input checked="" type="checkbox"/>	<input type="checkbox"/>
B. Existing site conditions:		
1. All waterbodies	<input checked="" type="checkbox"/>	<input type="checkbox"/>
2. Wetland and Boundaries	<input checked="" type="checkbox"/>	<input type="checkbox"/>
3. Topography	<input checked="" type="checkbox"/>	<input type="checkbox"/>
4. Vegetation types	<input checked="" type="checkbox"/>	<input type="checkbox"/>
5. Other natural features	<input checked="" type="checkbox"/>	<input type="checkbox"/>
C. Location of:		
1. Proposed landscaping	<input checked="" type="checkbox"/>	<input type="checkbox"/>
2. Existing landscaping and open space	<input checked="" type="checkbox"/>	<input type="checkbox"/>
D. Use Plan indicating locations of		
1. Proposed building and additions	<input checked="" type="checkbox"/>	<input type="checkbox"/>
2. Parking	<input checked="" type="checkbox"/>	<input type="checkbox"/>
3. Service and loading areas	<input checked="" type="checkbox"/>	<input type="checkbox"/>
4. Curbing and driveway locations	<input checked="" type="checkbox"/>	<input type="checkbox"/>
5. Trash and receptacles or dumpsters	<input checked="" type="checkbox"/>	<input type="checkbox"/>
6. Lighting	<input checked="" type="checkbox"/>	<input type="checkbox"/>
7. Other site alterations	<input checked="" type="checkbox"/>	<input type="checkbox"/>
E. Architectural plans of all proposed buildings		
1. Floor plans	<input checked="" type="checkbox"/>	<input type="checkbox"/>
2. Elevation plans	<input checked="" type="checkbox"/>	<input type="checkbox"/>
F. Utility Plans showing		
1. Water and sewer connection	<input checked="" type="checkbox"/>	<input type="checkbox"/>
2. Stormwater Drainage Plan	<input checked="" type="checkbox"/>	<input type="checkbox"/>
G. Luminaire Plan showing		
1. Foot Candles	<input checked="" type="checkbox"/>	<input type="checkbox"/>

238 LAFAYETTE ROAD ABUTTERS 300'



Data Sources: Produced by Merrimack Valley Planning Commission (MVPC) using data provided by the Town of Salisbury & MassGIS/MassGIS.

MVPC AND THE TOWN OF SALISBURY MAKES NO WARRANTIES, EXPRESSED OR IMPLIED, CONCERNING THE ACCURACY, COMPLETENESS, RELIABILITY, OR SUITABILITY OF THESE DATA. THE TOWN OF SALISBURY AND MVPC DOES NOT ASSUME ANY LIABILITY ASSOCIATED WITH THE USE OR MISUSE OF THIS INFORMATION.



- ☐ Municipal Boundary
- ☐ Parcels
- ☐ Streams
- ☐ Floodplain
- ☐ Roads
- ☐ 100 Year Flood
- ☐ 500 Year Flood
- ☐ Wetlands
- ☐ Interstate
- ☐ Major Road
- ☐ Local Road
- ☐ Hydrographic Feature

Date: 08/26/2019
txaabut

Town of Salisbury

CERTIFIED ABUTTERS' LIST

Page 1

Parcel ID	Location	Owner Name/Address
23-017	238 LAFAYETTE RD	PATEL HIMANSHU 55 SHERRICKS FARM RD WEYMOUTH, MA 02188-1327
	Subsequent owner:	GW PROPERTIES LLC C/O HINCKLEY ALLEN 28 STATE ST BOSTON, MA 02109

A B U T T E R S		
=====		
19-100	4 PIKE ST	SALISBURY TOWN OF DEDICATED PARK LAND 5 BEACH RD SALISBURY, MA 01952
19-101	235 LAFAYETTE RD	HUGHES, JENNIFER MASON, GEORGINA MASON, KATLYN MASON, MEGAN 235 LAFAYETTE RD SALISBURY, MA 01952
19-102	239 LAFAYETTE RD	HUGHES, JENNIFER MASON, GEORGINA MASON, KATLYN MASON, MEGAN 235 LAFAYETTE RD SALISBURY, MA 01952
19-103	241 LAFAYETTE RD	DWC ASSOCIATES LLC PO BOX 179 BOXFORD, MA 01921-0179
19-230	237 LAFAYETTE RD	STANLEY GARY PO BOX 5202 SALISBURY, MA 01952-0202
23-008	14 BROOKS RD	MAYNARD ROBERT MAYNARD STEPHANIE 14 BROOKS RD SALISBURY, MA 01952
23-009	12 BROOKS RD	POORE THERESA N 12 BROOKS RD SALISBURY, MA 01952
23-010	10 BROOKS RD	GARDNER MICHAEL A BURRILL LAURA 10 BROOKS RD SALISBURY, MA 01952

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Subsequent owner: GW PROPERTIES LLC
C/O HINCKLEY ALLEN
28 STATE ST
BOSTON, MA 02109

A B U T T E R S

23-011	8 BROOKS RD	SANTOS REGINALD B SANTOS ELLEN L 8 BROOKS RD SALISBURY, MA 01952
23-015	246 LAFAYETTE RD	CONNATSER JAMES F CONNATSER MICHELLE 246 LAFAYETTE RD SALISBURY, MA 01952-1235
23-016	242 LAFAYETTE RD	PRIME A-1 STATE LINE, LLC 85 RAILROAD PLACE SARATOGA SPRINGS, NY 12866
23-018	232 LAFAYETTE RD	CONTE WILLIAM A PO BOX 5065 BRADFORD, MA 01835-0065
23-021	7 COLLINS ST	CONTE WILLIAM A PO BOX 5065 BRADFORD, MA 01835-0065
23-081	16 BROOKS RD	ZINCK DEIRDRE M LE ZINCK DAVID B 6 LAUREL RD NEWBURYPORT, MA 01950-1713

15 parcels listed

Salisbury Planning Board

TAX AND BETTERMENT PAYMENT CERTIFICATION

Date Sept. 17, 2019

Map 23 Parcel 17

Owner's Name: GW Properties LLC - HIMANSHU PATEL

Property Address: 238 Lafayette Road, Salisbury, MA

I, JAMIE CRONIN certify that all taxes and applicable betterment's have been paid in full for the property located at Map 23 Parcel 17. The next billing date is 11/1/19.

Signature: Jamie Cronin
Treasurer or Treasurer's Clerk
C C

Date: 9-18-19

Salisbury Planning Board

Special Permit Submittal Checklist

Before any Special Permit application can be filed at the town clerk's office, the following departments must receive the specified information and sign below that the information has been received. Departments have 14 days within which they may comment on the proposed plan.

Board of Health

(1 Sets of Plans) Received By: T. Mahoney
(1 copy of special permit application)

Date: 9/23/19

Fire Department

(1 Sets of Plans) Received By: [Signature]
(1 copy of special permit application)

Date: 9/23/19

Department of Public Works

(1 Sets of Plans) Received By: J. Meclun
(1 copy of special permit application)

Date: 9/23/19

Building Department

(1 Sets of Plans) Received By: T. Mahoney
(1 copy of special permit application)

Date: 9/23/19

Conservation Commission

(1 Sets of Plans) Received By: [Signature]
(1 copy of special permit application)

Date: 9/23/19

Police Department

(1 Sets of Plans) Received By: M. R. C.
(1 copy of special permit application)

Date: 9/23/19

Assessor's Department

(1 Sets of Plans) Received By: [Signature]
(1 copy of special permit application)

Date: 9-23-19

Planning Department

(1 Sets of Plans) Received By: [Signature]
(1 copy of special permit application)

Date: 9/23/19

