

November 16, 2021



Ms. Lisa Pearson  
Planning Director  
Salisbury Planning Department  
5 Beach Road  
Salisbury, MA 01952

## CIVIL DESIGN Consultants, Inc.

Survey - Design - Permitting - Construction Administration  
344 North Main Street  
Andover, MA 01810-2611  
Tel: (978) 416-0920

CDCI File #: 21-10289  
Site Plan Review  
Multi-Family Development  
40 Brissette Avenue  
Salisbury, MA 01952

Dear Ms. Pearson,

**Civil Design Consultants, Inc. (CDCI)**, has prepared this letter in response to a review letter issued by Lisa DeMeo, P.E., Department of Public Works Director, dated October 25, 2021. The plans have been revised as follows, in accordance with the review:

### General

- The Contractor will apply for all required construction permits.
- As-builts will be prepared and electronically submitted within 90 days of the issuance of occupancy permits.
- The plan does not currently specify the setting of bounds. Bounds can be set if requested.
- The General Construction Notes on Sheet D-1 have been revised to specify the hours restriction.
- The proposed driveway width is required due to the shallow depth of the lot. In order to provide access to each carport, the full width driveway is required. In addition, the proposed driveway width is narrower than the existing parking width currently on the site.
- Utility pole relocation will be approved by the appropriate utility company prior to construction. Should the pole location be deemed inappropriate by the utility company, the plan will be revised accordingly.
- The plan has been revised to provide drive up access to the proposed dumpster pad.

### Sewer

- The existing sewer service is proposed to be discontinued.
- The Owner will pay for all sewer access fees at the time of permit application.
- Sewer applications will be submitted prior to construction.
- General Utility Note 13 on Sheet D-1 has been revised to specify inspections by the Wastewater Treatment Facility.
- Records from the Wastewater Treatment Facility have been obtained to confirm the existing conditions.
- The plan set has been revised to specify individual sewer service connections for each unit.

### Water

- The Owner will pay for all water access fees at the time of permit application.
- The plan set has been revised to specify individual sewer service connections for each unit.
- The plan is not intended to specify water meter locations. Water gates are specified at the right-of-way, however, meters will be coordinated with the appropriate utility company prior to installation.
- The Contractor will submit a cross connection survey to the Plumbing Inspector and the Department of Public Works prior to construction.

- The Applicant will submit plans to Pennichuck Water Works for water service and meter sizing, and to determine connection fees, prior to construction.
- The plan has been revised to specify abandonment of the existing water service at the existing water main, and General Note 12 has been added to Sheet C-3 to require inspection from Pennichuck Water Works.

#### Stormwater

- The plan set has been revised to include a separate sheet, Sheet C-4, for erosion control layout. The sheet specifies a construction entrance for the full width of the site due to the shallow nature of the lot.
- The plan set has been revised to specify Turfstone porous pavers instead of bituminous concrete.
- Sheet C-4 has been added and now specifies a location for dewatering, should it be required. An appropriate detail has been added to Sheet D-1.
- Sheet C-4 specifies erosion controls around the perimeter of the site.
- Sheet C-4 has been added and now includes General Erosion Control Notes, which specify inspections, repair, and maintenance intervals.

#### Snow and Ice

- A location for snow storage has been added to the plan set. Should the storage area be filled, snow must be removed from the site in accordance with all local, state, and federal regulations.

#### Pavement Cross-Section

- The proposed pavement cross-section detail on Sheet D-1 has been revised to specify the use of Turfstone porous pavers, designed and installed in conformance with the Massachusetts Stormwater Handbook.

We appreciate your consideration of this matter. If you have any questions or comments, or require additional information, please do not hesitate to contact this office.

Very Truly Yours,

**CIVIL DESIGN CONSULTANTS, INC.**



William Hall, P.E.  
Project Manager

cc: Father and Son Construction – Applicant  
CDCI File#: 21-10289

October 6, 2021

Ms. Lisa Pearson  
Planning Director  
Salisbury Planning Department  
5 Beach Road  
Salisbury, MA 01952



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CDCI File #: 21-10289  
Site Plan Review  
Multi-Family Development  
40 Brissette Avenue  
Salisbury, MA 01952

Dear Ms. Pearson,

**Civil Design Consultants, Inc. (CDCI)**, is pleased to submit this request for Site Plan Review of the proposed multi-family development located at 40 Brissette Avenue (Tax Map 32 Lot 350) in Salisbury, Massachusetts, on behalf of the Applicant, Father and Son Construction. Attached to this letter please find eight (8) copies of the following:

- The Completed Application for Site Plan Review
- The Completed Requirements and Waiver Request Form
- The Completed Site Plan Submittal Checklist
- One set of full-size plans entitle *Site Development Plans for 40 Brissette Avenue* prepared by Civil Design Consultants, Inc. and dated October 6, 2021.
- One copy of drainage calculations.
- One set of full-size architectural plans entitled *Brissette Ave Condos, 40 Brissette Avenue* prepared by Savoie Nolan Architects, LLC and dated April 16, 2021.
- Checks for filing fees
- Certified abutters list

### Project Narrative:

The existing parcel is approximately 6,556-SF in area and is located within the High-Density Residential (R-3) Zoning District, as well as the Floodplain District and the Motel Reuse Overlay District. The parcel contains a 14-unit motel, with associated paved parking and utilities. The existing motel is located approximately 0.7-FT from the rear and side lot line at its closest point.

The proposed project consists of the demolition of the existing 14-unit motel in order to construct a multi-family dwelling containing 5 units, with a bituminous concrete driveway and parking area, utilities, landscaping, site lighting, and associated site work. In order to permit this use, the Applicant submitted a Petition for Relief to the Town of Salisbury Zoning Board of Appeals. The Petition sought to allow the construction of the multi-family dwelling while maintaining the existing non-conforming side and rear setbacks. The Petition was unanimously approved at the April 27, 2021, Zoning Board of Appeals hearing, and the Decision is included in the Application for Site Plan Review.

The current proposal utilizes the building plans approved by the Zoning Board of Appeals, and is proposed to be constructed on piers with a carport at the ground level to conform with all state and local floodplain regulations. Parking is provided with 2 spaces per unit in tandem in each carport. A concrete dumpster pad and enclosure is provided along the northern side of the building. Water will be provided through a connection to the existing main in Brissette Avenue, and sewer will be connected to the existing sewer manhole in Brissette Avenue.

Stormwater runoff from the site has been analyzed, and is attached. The site is mapped as containing Udorthents, which are classified as excavated and filled soils. However, the mapping divide for Hooksan-

Urban land complex is adjacent to the site, and indicates the presence of sandy soils with a hydrologic soil rating of A. Since the existing parcel is disturbed and largely rendered impervious, the project constitutes a redevelopment project, and complies with the Massachusetts Stormwater Management Standards through the reduction of impervious area. The existing site contains approximately 5,166-SF of impervious area, while the proposal results in 4,916-SF of impervious area. The reduction of 250-SF of impervious area provides a net benefit with regards to stormwater runoff.

Vehicle trip generation from the site was analyzed using trip generation rates published by Spack Consulting. The existing 14-unit motel has a weekday AM peak trip generation of 0.36 trips per unit, and a PM peak of 0.42 trips per unit, resulting in a total peak of 5.04 AM trips and 5.88 PM trips. The proposed 5-unit dwelling has a weekday AM peak of 0.51 trips per unit and 0.56 trips per unit, resulting in a total peak of 2.55 AM trips and 2.8 PM trips. According to available data, the proposed development would result in fewer weekday peak hour trips.

Detailed site development plans, architectural plans, and calculations are attached for your review and consideration.

We appreciate your consideration of this matter. If you have any questions or comments, or require additional information, please do not hesitate to contact this office.

Very Truly Yours,

**CIVIL DESIGN CONSULTANTS, INC.**

A handwritten signature in black ink, appearing to read 'William Hall', with a stylized flourish at the end.

William Hall, P.E.  
Project Manager

cc: Father and Son Construction – Applicant  
CDCI File#: 21-10289




**SALISBURY PLANNING BOARD**  
**SITE PLAN REVIEW FILING CHECKLIST**



*Applicants encouraged to meet with planning department for review of application prior to filing. 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:*

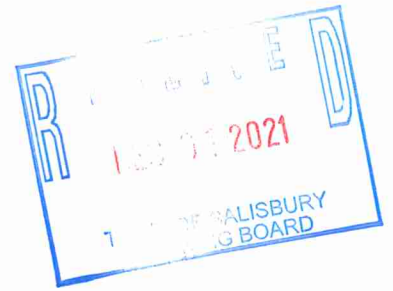
1. Application must be filled out completely and correctly. (Map and Parcel must be included. Can be found in the Assessor's Office.) **Attachment 1**
2. Planning Dept. reviews application & plans for completeness prior to receiving fees and copies for the Board
3. A complete **REQUIREMENTS AND WAIVER REQUEST FORM** **must** be submitted along with copies of site plan filings: **Attachment 2**  
The waiver request goes to the planning board as a preliminary SPR to only decide on waivers. After decision is made, applicant then submits 8 copies of plans, along with fees and application, and can be stamped in by Town Clerk.
4. Abutters List Request form must be completed at the Assessor's Office (if applicable-check with planning dept.) (\$15-checks payable to the Town of Salisbury).
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: **Attachment 3**
6. A complete site plan submittal checklist **must** be submitted along with copies of site plans: **Attachment 4**
7. When plans ready to be stamped in by Town Clerk:
  - a. Site Plan Review Application & Review Fee - Checks payable to the Town of Salisbury.
  - b. Registered Plan drawn to scale and in conformance with Section II.B.1 of the site plan review requirements. (8 Copies)

  
Planning Department

  
Town Clerk

**\*\*\* Note to Applicants \*\*\***

- Applicants shall bear the cost of advertising the legal notices in the Newburyport Daily News, and will be directly billed by that publication.
- Planning Board will schedule a Public Hearing within 30 Days of complete submission. For major projects, they will have 60 Days from the date the public hearing was opened to reach a decision. For minor projects, the board has 45 days from the date the application was stamped in by the Town Clerk to reach a decision.
- All conditions must be met and required changes made to the plan, then submitted to the Planning Board for review before a building permit will be assigned.



Attachment 1

**TOWN OF SALISBURY**  
**APPLICATION FOR SITE PLAN REVIEW**

**A REGISTERED SITE PLAN MUST BE FILED WITH THIS APPLICATION FORM**

Date 10/4/21

Applicant's Name Father and Son Construction

Applicant's Address 85 South Main Street, Newton, NH 03858

Telephone # & Fax # (603) 382-1669

E-mail Address tfitzre@comcast.net

Application is hereby made for Site Plan Review. This application is for property located at 40 Brisette Avenue, Salisbury, Massachusetts.

Tax Map # 32 Lot # 350

1. Owner of Property: Fitzgerald, Todd G.

Owner's Address: 85 South Main Street, Newton, NH 03858

2. Zoning District: R3

3. Lot Size: 0.15 Acre

4. Existing Use: Motel

5. Proposed Use: Condominium

6. Description of Proposed Work: \_\_\_\_\_

See attached cover letter

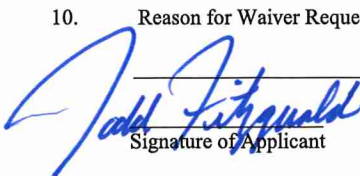
7. Square Footage of All Proposed Work: ~6,500-SF

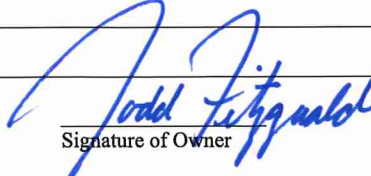
8. Other Permits Required and Status of Applications: \_\_\_\_\_

Required variances already granted.

9. Site Plan Waivers Requested: \_\_\_\_\_

10. Reason for Waiver Request: \_\_\_\_\_

  
Signature of Applicant

  
Signature of Owner

Planning BoardREQUIREMENTS AND WAIVER REQUEST FORMApplicant Father & Son Construction Map and Parcel # 32-350Property Owner Father & Son Construction Project Address 40 Brissette Ave

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"/>

Attachment 3

**SITE PLAN APPLICATION**  
**TAX AND BETTERMENT PAYMENT CERTIFICATION**

Date 11/17/2021

Map 32 Parcel 350

Owner's Name: Father & Son Construction

Property Address: 40 Brissette Avenue, Salisbury, MA

I, CHRISTINE CIZEN, certify that all taxes and applicable betterment's have been paid in full for the property located at Map 32 Parcel 350. The next billing date is 2/1/22.

Signature: Christine Cizen  
Treasurer or Treasurer's Clerk

Date: 11/17/2021



SITE PLAN REVIEW SUBMITTAL CHECKLIST

Before any Site Plan Review 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 approve, disapprove, or comment on the proposed plan.

**Board of Health**

(1 Set of Plans & application) Received By: T. Mahary Date: 10/7/21

**Fire Department**

(1 Set of Plans & application) Received By: [Signature] Date: 10/7/21

**Department of Public Works**

(3 Sets of Plans & application) Received By: Deigan Date: 10/7/21

**Building Department**

(1 Set of Plans & application) Received By: T. Mahary Date: 10/7/21

**Conservation Commission**

(1 Set of Plans & application) Received By: [Signature] Date: 10/7/21

**Police Department**

(1 Set of Plans & application) Received By: [Signature] #173 Date: 10/7/21

**Assessor's Department**

(1 Set of Plans & application) Received By: Chambers Date: 10/7/21

**Planning Department**

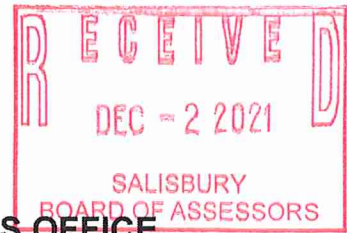
(1 Set of Plans & application) Received By: Sue Johnson Date: 10-7-21

**Design Review Committee (if Beach Overlay District Applies)**

(3 Sets of Plans & application to Planning Department)  
Received By: \_\_\_\_\_ Date: \_\_\_\_\_

**Housing Partnership Committee (if Inclusionary Zoning Applies)**

(1 Set of Plans & application to Town Clerk)  
Received By: \_\_\_\_\_ Date: \_\_\_\_\_



## ABUTTERS LIST REQUEST

### TO BE SUBMITTED DIRECTLY TO ASSESSORS OFFICE

Abutters Lists will be processed within 10 days of Receipt by Assessors Office

PROPERTY ADDRESS: 40 BRISSETTE AVE

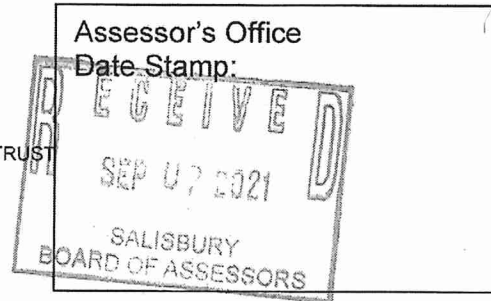
NAME OF APPLICANT: Civil Design Consultants, Inc.

NAME OF PROPERTY OWNER: FITZGERALD TODD G  
40 BRISSETTE AVENUE REALTY TRUST

CONTACT PHONE: (978) 416-0920, ext. 412

MAP: 32 LOT: 350

FEE: \$25 One Board  
\$15 each additional Board  
\$15 Recertification per Board



#### BOARD/APPLICATION TYPE:

#### AMOUNT DUE:

ZONING BOARD:	300 FEET	VARIANCE	_____
	300 FEET	SPECIAL PERMIT	_____
	300 FEET	40B PROJECT	_____

PLANNING BOARD:	DIRECT	SITE PLAN REVIEW (MINOR)	_____
	300 FEET	SITE PLAN REVIEW (MAJOR)	\$25 _____
	DIRECT	DEFINITIVE SUBDIVISION	_____
	300 FEET	SPECIAL PERMIT	_____

#### CONSERVATION COMMISSION:

\$15

\*Please see conservation requirements adopted by Wetlands Protection Act 12-2014 on reverse.

\*\*Please supply description of work and a scaled plan

#### BOARD OF

SELECTMEN: 100 FEET OR ABUTTER TO ABUTTER \_\_\_\_\_

#### LIQUOR

COMMISSION: DIRECT \_\_\_\_\_

#### OTHER:

TOTAL PAID: \$40 CHECK # 3018

ABUTTERS LIST AND LABELS RECEIVED BY: Kristine Golden DATE: 9/13/21  
via email

THIS LIST WILL REQUIRE RECERTIFICATION AFTER 60 DAYS.

O:\Assessor Office\Firms\Abutters List Forms, Templates, Letters, etc\NEW ABUTTERS LIST REQUEST.doc



12/2/21

Date: 12/02/2021  
txaabut

Town of Salisbury

CERTIFIED ABUTTERS' LIST

Page 1

Parcel ID	Location	Owner Name/Address
32-350	40 BRISSETTE AVE	FITZGERALD TODD G TR 40 BRISSETTE AVENUE REALTY TRU 85 SOUTH MAIN ST NEWTON, NH 03858

A B U T T E R S

30-SOL-1	218 BEACH RD	COMMONWEALTH OF MASSACHUSETTS DEPT OF CONSERVATION & RECREAT 251 CAUSEWAY ST SUITE 900 BOSTON, MA 02114-2104
32-014	124 CABLE AVE	BISTANY GARY R PO BOX 5524 SALISBURY, MA 01952-0524
32-015	122 CABLE AVE	LESNIAK JR WILLIAM C LESNIAK LAURA J 54 THORNDIKE RD LOWELL, MA 01852-2022
32-016	120 CABLE AVE	MARTIN A THERESA S/O MARTIN BETTY 23 ROSEMARY LANE ELIOT, ME 03903
	Subsequent owner:	MARTIN BETTY A 23 ROSEMARY LANE ELIOT, ME 03903
32-017	118 CABLE AVE	HOLSTON JANE BRADY MARY KATHERINE 77667 WOODHAVEN DR S PALM DESERT, CA 92211
32-018	116 CABLE AVE	ADAMS JR ROBERT E TR ADAMS JUNE D TR 116 CABLE AVE SALISBURY, MA 01952
32-019	114 CABLE AVE	ADAMS VIRGINIA A TR GINNY ADAMS REALTY TRUST 114 CABLE AVE SALISBURY, MA 01952
32-022	110 CABLE AVE	RIDENTI JR JOSEPH C 110 CABLE AVE SALISBURY, MA 01952

Date: 12/02/2021  
txaabut

Town of Salisbury

CERTIFIED ABUTTERS' LIST

Page 2

Parcel ID	Location	Owner Name/Address
32-350	40 BRISSETTE AVE	FITZGERALD TODD G TR 40 BRISSETTE AVENUE REALTY TRU 85 SOUTH MAIN ST NEWTON, NH 03858
-----		
A B U T T E R S		
=====		
32-023	104 CABLE AVE	JOHNSTON JR BENJAMIN K 23 MADISON ST AMESBURY, MA 01913
32-024	102 CABLE AVE	BAFFO SAM P & HENRIETTE E TRS C/O MAUREEN COBURN 29 MAXEY RD LAUREL, MS 39443-9308
32-025	100 CABLE AVE	CASEY CAROLYN J 100 CABLE AVE SALISBURY, MA 01952
32-026	96 CABLE AVE	LEES CHRISTINE 21 KITT LANE LONDONDERRY, NH 03053
32-027	92 CABLE AVE	MAKAREWICZ MATTHEW TR THE MAKAREWICZ FAMILY IRREVOC 92 CABLE AVE SALISBURY, MA 01952
32-028	86 CABLE AVE	UNDERWOOD THOMAS F UNDERWOOD MARIA 168 NEW YORK ST LOWELL, MA 01850
32-181	96 ATLANTIC AVE	KENNEY KEVIN A KENNEY SUSAN M 96 ATLANTIC AVE SALISBURY, MA 01952
32-182	94 ATLANTIC AVE	ELLIOTT LAWRENCE ELLIOTT MARTIN 71 EAST AVE LOWELL, MA 01854
32-183	92 ATLANTIC AVE	CHURCH JR KENNETH E CHURCH JUDY E 92 ATLANTIC AVE SALISBURY, MA 01952

Date: 12/02/2021  
txaabut

Town of Salisbury

CERTIFIED ABUTTERS' LIST

Page 3

Parcel ID	Location	Owner Name/Address
32-350	40 BRISSETTE AVE	FITZGERALD TODD G TR 40 BRISSETTE AVENUE REALTY TRU 85 SOUTH MAIN ST NEWTON, NH 03858
-----		
A B U T T E R S =====		
32-184	55 LIBBY AVE	LJF REALTY TRUST 38 LONE GOOSE RD SOUTH HAMPTON, NH 03827
32-185	88 ATLANTIC AVE	FITZGERALD TODD G TR 88 ATLANTIC AVENUE REALTY TRUS 85 SOUTH MAIN ST NEWTON, NH 03858
32-186	84 ATLANTIC AVE	UNDERWOOD THOMAS F UNDERWOOD MARIA 168 NEW YORK ST LOWELL, MA 01850
32-187	86 ATLANTIC AVE	NICOSIA RICCARDO G 1 LINDA ST SALEM, NH 03079
	Subsequent owner:	NICOSIA RICCARDO G 1 LINDA ST SALEM, NH 03079
32-188	80 ATLANTIC AVE	MONTISANTI ANTHONY TR MONTISANTI REALTY TRUST 80 ATLANTIC AVE SALISBURY, MA 01952
32-189	49 LIBBY AVE	DASTOUS DAVID M HICKEY MARTHA E 101 RAILROAD AVE SALISBURY, MA 01952
32-190	78 ATLANTIC AVE	MAILLOUX ESTELLE L PO BOX 1015 NO ANDOVER, MA 01845
32-191	76 ATLANTIC AVE	76 ATLANTIC AVENUE LLC 231 SUTTON ST NO ANDOVER, MA 01845
32-192	74 ATLANTIC AVE	HICKEY MARY T HICKEY RACHEL M PO BOX 5103 SALISBURY, MA 01952-0103



Date: 12/02/2021  
txaabut

Town of Salisbury

CERTIFIED ABUTTERS' LIST

Page 4

Parcel ID	Location	Owner Name/Address
32-350	40 BRISSETTE AVE	FITZGERALD TODD G TR 40 BRISSETTE AVENUE REALTY TRU 85 SOUTH MAIN ST NEWTON, NH 03858

A B U T T E R S

32-194	14 FOWLER ST	14 FOWLER DEVELOPMENT LLC 85 BROWN AVE UNIT 11 HAMPTON, NH 03842
32-195	10 FOWLER ST	BUREAU CATHY 198 GROTON ST DUNSTABLE, MA 01827-2206
32-196	38 LIBBY AVE	SALISBURY TOWN OF TAX TITLE TAKING 5 BEACH RD SALISBURY, MA 01952
32-197	91 RAILROAD AVE	WEKELO JOSEPH WEKELO DIANE M PO BOX 5521 SALISBURY, MA 01952
32-198	93 RAILROAD AVE	BURNS JOHN R 93 RAILROAD AVE SALISBURY, MA 01952
32-199	95 RAILROAD AVE	ZAPPALA DOREEN W 544 CONCORD ST LOWELL, MA 01852-3669
Subsequent owner:		BELFIORE BRIAN P BELFIORE SARAH 70 COOLIDGE AVENUE HAVERHILL, MA 01832
32-200	97 RAILROAD AVE	DEFUSCO FRANK & ANDREA PROULX DARYL & LUCY 45 HEMLOCK SHORE DR ATKINSON, NH 03811
32-201	99 RAILROAD AVE	FORGETTA, ARTHUR H FORGETTA, C T C/O DEBRA MAHONEY 19 NORWICH LN METHUEN, MA 01844

Date: 12/02/2021  
txaabut

Town of Salisbury

CERTIFIED ABUTTERS' LIST

Page 5

Parcel ID	Location	Owner Name/Address
32-350	40 BRISSETTE AVE	FITZGERALD TODD G TR 40 BRISSETTE AVENUE REALTY TRU 85 SOUTH MAIN ST NEWTON, NH 03858
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A B U T T E R S		
=====		
32-202	101 RAILROAD AVE	DASTOUS DAVID M DASTOUS MARTHA E 101 RAILROAD AVE SALISBURY, MA 01952
32-203	103 RAILROAD AVE	MAHONEY IRENE V 84 WOODMAN RD SO HAMPTON, NH 03827-3605
32-204	105 RAILROAD AVE	PAPPALARDO MICHAEL J PAPPALARDO CARINA J 120 RENFREW ST METHUEN, MA 01844
32-205	107 RAILROAD AVE	FITZGERALD TODD G TR 107 RAILROAD AVENUE REALTY TRU 85 SOUTH MAIN ST NEWTON, NH 03858
32-206	109 RAILROAD AVE	LONGO CHRISTINE TR MULRONEY JANICE TR 18 CASSIDY AVE SALEM, NH 03079
32-207	111 RAILROAD AVE	MICAL FRANK J & GENA M MICAL PETER D 111 RAILROAD AVE SALISBURY, MA 01952
32-208	113 RAILROAD AVE	O'GRADY AMY 113 RAILROAD AVE SALISBURY, MA 01952
32-209	115 RAILROAD AVE	LOCAPO DANIEL TR 115 RAILROAD REALTY TRUST 115 RAILROAD AVE SALISBURY, MA 01952-2805
32-210	117 RAILROAD AVE	WATSON CARA TR WATSON PETER TR 33 COVENTRY RD ATKINSON, NH 03811

Date: 12/02/2021  
txaabut

Town of Salisbury

CERTIFIED ABUTTERS' LIST

Page 6

Parcel ID	Location	Owner Name/Address
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A B U T T E R S		
=====		
32-230	116 RAILROAD AVE	GIUFFRIDA THOMAS MARGARET AYER JOANNE MULVEY 22 NOTTINGHAM DR KINGSTON, MA 02364
32-231	114 RAILROAD AVE	ALCALA-HERRERA MARIA R 18 VISTA LN COLLEGE STATION, TX 77845-3834
32-232	110 RAILROAD AVE	DIBURRO JR JOSEPH P TR DIBURRO SHEILA A TR 110 RAILROAD AVE SALISBURY, MA 01952-2807
32-233	108 RAILROAD AVE	HATEM CYNTHIA & GENE FEUGILL SARAH 108 RAILROAD AVE SALISBURY, MA 01952-2807
32-234	106 RAILROAD AVE	MULCAHY BRIAN TR S B BEACHFRONT REALTY TRUST PO BOX 5674 SALISBURY, MA 01952-0674
32-235	104 RAILROAD AVE	NICOSIA JOHN D TR NICOSIA ELIZABETH TR 27 GREENWOOD RD ANDOVER, MA 01810
32-236	102 RAILROAD AVE	BOWIE MARK G 102 RAILROAD AVE SALISBURY, MA 01952
32-237	100 RAILROAD AVE	BURGESS JOHN FREDERICK 100 RAILROAD AVE SALISBURY, MA 01952
32-238	98 RAILROAD AVE	SCHNEIDER ELAINE V 98 RAILROAD AVE SALISBURY, MA 01952

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Parcel ID	Location	Owner Name/Address
32-350	40 BRISSETTE AVE	FITZGERALD TODD G TR 40 BRISSETTE AVENUE REALTY TRU 85 SOUTH MAIN ST NEWTON, NH 03858
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A B U T T E R S		
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32-239A	96 RAILROAD AVE 2	DONOVAN MARGARET L TR DONOVAN JR JOHN TR 3 HIGHLAND ROAD ATKINSON, NH 03811-3347
32-239B	96 RAILROAD AVE 1	BELL ANDREW C TR BELL LISA D TR 1 SPINNAKER CI HAVERHILL, MA 01830
32-241	90 RAILROAD AVE	FLAHERTY KATHLEEN M TR DUFFY MICHAEL J TR PO BOX 5907 SALISBURY, MA 01952-907
32-242	11 FOWLER ST	GODBOUT CHRISTOPHER J GODBOUT JR BERNARD F 4 SUMMIT DR ATKINSON, NH 03811-2337
32-243	13 FOWLER ST	JEROME PHILIP M 13 FOWLER ST SALISBURY, MA 01952
32-263A	87 RAILROAD AVE 1	TOOMEY CATHERINE M 2 ATLANTIC VIEW AMESBURY, MA 01913-1644
32-263B	87 RAILROAD AVE 2	TOOMEY CATHERINE M 2 ATLANTIC VIEW AMESBURY, MA 01913-1644
32-264	88 RAILROAD AVE	CASEY JOSEPH F LE CASEY JUDY-ANN LE PO BOX 8461 HAVERHILL, MA 01835-0961
32-265	86 RAILROAD AVE	BAKHTIARI MICHAEL R 20R OLD POINT RD NEWBURY, MA 01951-1321
32-266A	84 RAILROAD AVE 1	MARTINES DEBORAH 148 REINGOLD AVE FITCHBURG, MA 01420-4962

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32-266B	84 RAILROAD AVE 2	PERRY DAVID H & DENNIS J LEVESQUE JUDITH A 207 PLEASANT VALLEY ST METHUEN, MA 01844
32-303	87 CABLE AVE	TURI JANE E 87 CABLE AVE SALISBURY, MA 01952
32-305	89 CABLE AVE	MAKAREWICZ FRIEDA TR 89 CABLE AVE SALISBURY, MA 01952
32-306	91 CABLE AVE	BARRACLOUGH MARY LOUISE 91 CABLE AVE SALISBURY, MA 01952
32-307	93 CABLE AVE	OUELLETTE DAVID M OUELLETTE LYNN D 113 CABOT ST LOWELL, MA 01854
32-308	97 CABLE AVE	GORNIEWICZ BENJAMIN 14 SECOND ST IPSWICH, MA 01938
32-309	99 CABLE AVE	MOODY ROBERT MOODY ELIZABETH 99 CABLE AVE SALISBURY, MA 01952
32-310	101 CABLE AVE	VELA DELORES TR CUSCIA CORINNE TR 101 CABLE AVE SALISBURY, MA 01952
32-311	103 CABLE AVE	NICOSIA JOAN M TR NICOSIA JOHN TR 51 GREENWOOD RD ANDOVER, MA 01810-3311



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A B U T T E R S		
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32-312	105 CABLE AVE	DURAND RONALD DURAND MICHELLE 149 CHRISTIAN ST LOWELL, MA 01850
32-313	107 CABLE AVE	CONWAY JOHN CONWAY RENEE 46 CANOBIEOLA RD METHUEN, MA 01844
32-314	109 CABLE AVE	MOLLOY THOMAS M C/O ED PIZZUTTO 13 ROBINHOOD DR LONDONDERRY, NH 03053
32-315	111 CABLE AVE	CONDRY TERRI ANN WOOD JOHN B 802 BOSTON POST ROAD WESTON, MA 02493
32-316	113 CABLE AVE	CONDRY FLORENCE M 121 GLENELLEN RD W ROXBURY, MA 02132
32-317	115 CABLE AVE	SMITH GLENNA J TR 115 CABLE AVENUE NOMINEE REALT 141 CABLE AVE SALISBURY, MA 01952
32-318	117 CABLE AVE	MCCLELLAND FIONA A 117 CABLE AVE SALISBURY, MA 01952
32-319	119 CABLE AVE	MOLONEY PATRICK MOLONEY PETER 161 PHINEAS ST DRACUT, MA 01826-4615
32-320A	123 CABLE AVE A	MEEHAN NANCY 123 CABLE AVE UNIT A SALISBURY, MA 01952-2745

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A B U T T E R S =====		
32-320B	123 CABLE AVE B	ROBINSON DEBORAH A LIPPMAN DAVID Z 123 CABLE AVE SALISBURY, MA 01952
32-321	127 CABLE AVE	BLANCHETTE JANET M TR 127 CABLE AVENUE TRUST 112 WETHERSFIELD ST ROWLEY, MA 01969
32-344	52 BRISSETTE AVE	GIUFFRIDA THOMAS MARGARET AYER JOANNE MULVEY 22 NOTTINGHAM DR KINGSTON, MA 02364
32-345	50 BRISSETTE AVE	LUNDY BRENDAN M 50 BRISSETTE AVE SALISBURY, MA 01952
32-346	48 BRISSETTE AVE	GRASSO JOHN J TR GRASSO MARY ELLEN TR 48 BRISSETTE AVE SALISBURY, MA 01952
32-347	46 BRISSETTE AVE	BUZZELL JOHN 46 BRISSETTE AVE SALISBURY, MA 01952
32-349	42 BRISSETTE AVE	PIZZUTO THOMAS M PIZZUTO CAREN 592 SCHOOL ST BELMONT, MA 02478
32-351	34 BRISSETTE AVE	CLEMENTI JOSEPH G TR JOSEPH G CLEMENTI NOMINEE TR 68 WILLIS RD SUDBURY, MA 01776
32-354	6 FOWLER ST	OUELLETTE DAVID M OUELLETTE LYNN D 113 CABOT ST LOWELL, MA 01854

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32-355	3 FOWLER ST	BARROS JOSEPH BARROS MARYJANE 3 FOWLER ST SALISBURY, MA 01952
32-356	26 BRISSETTE AVE	MOBAYED RALPH TR MOBAYED PATRICIA A TR 37 KIELY RD DEDHAM, MA 02026

91 parcels listed