

The
Morin-Cameron
GROUP, INC.

January 27, 2017

Planning Board
7A Spofford Road
Boxford, MA 01921

Re: 81A Stiles Pond Road
Owner/Applicant: Gilbert Sullivan

Dear Board Members:

As you may recall when we first presented this project to the Planning Board we had mentioned that early on in this project our client approached his direct abutter to the west (N/F Stickney) regarding the possibility of accessing through his property in order to improve access to our client's property; Mr. Stickney was not interested. The Planning Board requested that we provide this in writing; therefore, our client approached Mr. Stickney again to discuss potential access through his property. Please find enclosed a letter from Mr. Stickney stating that he is not interested in allowing access through his property.

During meetings with the Conservation Commission minor revisions were made to the site plan. These changes include adding the limit of a vernal pool and associated buffer zone and adding a note to the plan regarding the repair/reconstruction of the existing retaining wall at the rear of the dwelling. The proposed revisions did not change any of the proposed work presented to the Planning Board. So that your file is consistent with the plans in the Conservation Commission file, please find enclosed the most recently revised site plan.

We look forward to meeting with the Board at your scheduled meeting on February 15th to further discuss this project. If you have any questions prior to this meeting please do not hesitate to contact me.

Sincerely,

THE MORIN-CAMERON GROUP, INC.



John M. Morin, PE
Principal

JMM/kmm

Enclosures

cc: Gil Sullivan

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Stephen Stickney
118 Stiles Pond Road
Boxford,, MA 01921
January 25, 2017

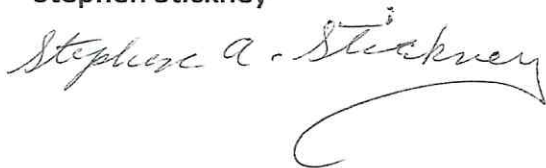
Town of Boxford Planning Board
7A Spofford Road
Boxford, MA 01921

To whom it may concern:

My neighbor, Gilbert Sullivan, 81A Stiles Pond Rd has inquired about the possibility of gaining access to his property by extending a private driveway through my property. I do not approve the request and will not grant access. That area where the private driveway ends is a valuable part of my property. I use that space for storing and processing firewood which I depend on to heat my house. I also do not wish to have additional traffic going through my property. Finally, I think it is important to avoid disturbing that area so close to the Stiles Pond shore. His proposed approach near his existing driveway is preferable because it is setback further from the pond.

Sincerely,

Stephen Stickney

A handwritten signature in cursive script that reads "Stephen A. Stickney". The signature is written in dark ink and features a prominent, sweeping flourish at the end of the name.