



Document Transmittal

To: Oxford Zoning Board of Appeals
Town Hall – Second Floor
325 Main Street
Oxford, MA 01540

From: Michael J. Scott, PE
Principal

Via: ☒ Hand Delivery ☐ First Class Mail
☐ Certified Mail ☐ FedEx ☐ Email

cc: Farooq Ansari, Zain Place, LLC (electronically)
Fort Hill (electronically)
Dimensions 2&3 (electronically)
Northeast Ecological Services (electronically)

Project: Zain Place
580 Main Street
Oxford, MA

Project # 20-0017.01

☐ Urgent ☒ For Review ☐ For Your Records ☐ Please Reply ☐ Please Recycle

Date	Copies	Description
10/3/2023	1	Original ZBA Application with fee checks (4 pages and 2 checks)
10/3/2023	10	ZBA Application Form and Supporting Documents (see below)
9/27/2023	10	Traffic Impact and Access Study (14 pages; prepared by Fort Hill)
6/26/2023	10	Stormwater Management Report (124 pages; prepared by LDC)
4/12/2023	10	Architectural Drawings (5 sheets; prepared by Dimensions 2 & 3; full and reduced sets)
7/26/2023	10	Site Plans (12 sheets; prepared by LDC; full and reduced sets)

Comments:

This filing is made on behalf of Zain Place, LLC. The Supporting Documents noted above include:

- a) Current deed (WDRD Book 13699, Page 125; 5 pages),
- b) Proof of Corporate Entity for Zain Place, LLC (1 page),
- c) Assessor map with parcel highlighted (1 page),
- d) Certified List of Abutters (4 pages),
- e) Plot Plan (record plan of land WDRD Plan Book 569 Plan 9; 1 page),
- f) MassHousing Documents
 - i.) Project Eligibility Letter from MassHousing (6 pages),
 - ii.) Comprehensive Permit Application to MassHousing (23 pages),
 - iii.) Project Narrative (1 page),
 - iv.) Zoning Summary Table with required waivers (2 pages),
 - v.) Aerial Exhibits (2 pages),
- g) US ACE Documents relative to work in the perpetual easement (12 pages).



**Application to the
ZONING BOARD OF APPEALS
TOWN OF OXFORD**

The undersigned hereby applies for a Comprehensive Permit in accordance
(Variance, Special Permit, Appeal)
with the Oxford Zoning By-Law, adopted October 7, 1987, as amended, according to the following statements:

Applicant's Name: Ansari Builders Phone # 508-326-0812

Address: 6 Edgewood Road, Westborough, MA 01581

Owner's Name: Ansari Builders Phone # _____

Address: 6 Edgewood Road, Westborough, MA 01581

Owners Signature: _____

Property Location: 580 Main Street Zoning District: GB, R-2 & R-3

Map / Parcel: Map 17 Parcel 7.4

Registry of Deeds: 13699 / 125
(Book) (Page)

This application is brought forth in accordance with the following provisions of the Oxford Zoning By-Laws:

Chapter: _____ Section: _____ Zoning Board of Appeals
Table: _____ Item: _____ Comprehensive Permit Regulations
4/15/04

Description of the variance, special permit or appeal applying
for: Comprehensive Permit for multi-family development allowed by M.G.L. c.40B

Attach a plan of the property including the exact location and dimensions of features which apply. If this application is for an appeal of an administrative decision, attach a copy of the decision.

Application Fee - \$130.00 includes up to eight (8) abutters. Additional 46.5 cents per abutter over eight (8). The application fee must accompany this application. Amount paid: \$ _____

Signature of Applicant: *Farouq Ansari* Date: Oct 3, 2023

SUBMIT ENTIRE APPLICATION TO THE TOWN CLERK

**Board of Appeals
Town of Oxford
Oxford, Massachusetts 01540-1760**



To the applicants of the Zoning Board of Appeals,

You are hereby advised of the following provisions of the Oxford Zoning By-Laws:

Appeals. Appeals to the Zoning Board of Appeals must be filed within twenty (20) days from the date or order of decision which is being appealed specifying the grounds thereof.

Variances. In order to grant a variance from the requirements of this By-Law, the Zoning Board of Appeals must find that all of the following conditions have been met:

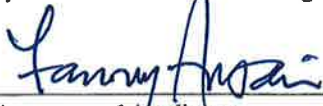
- (a) There are unique circumstances relating to the soil conditions, shape or topography of such land or structures, that
- (b) Especially affect such land or structures but do not generally affect the zoning district in which it is located, and that
- (c) A literal enforcement of the provisions of this By-Law would involve substantial hardship, financial or otherwise, but not of a personal nature, to the petitioner or appellant, and that
- (d) Desirable relief may be granted without substantial detriment to the public good and without nullifying or substantially derogating from the purposes of this By-Law.

Special Permits. Special Permits may be issued only for uses which are in harmony with the general purpose and intent of this By-Law and shall be subject to general or specific provisions set forth herein. In addition, conditions, safeguards and limitations on time and use may be imposed by the Board when issuing a special permit. In granting the special permit, the Board shall determine if the following conditions have been met:

- (a) The site is an appropriate location for the use or structure,
- (b) The soils are suitable for on-site sewerage disposal,
- (c) An adequate water supply can be provided,
- (d) The use as developed will not adversely affect the neighborhood, and
- (e) There will be no nuisance or serious hazard to vehicles or pedestrians.

.....

In accordance with Chapter 40A, Section 15 of the Massachusetts General Laws, you are hereby advised that any person aggrieved by the decision of the Board, relative to this matter, must file an appeal, as provided for in Section 17 of said Chapter 40A, within twenty (20) days after the date of the filing of this decision in the office of the Town Clerk.


Signature of Applicant

10.3.23
Date

*Please note this page must accompany page 1 as it is part of the application.



TO THE APPLICANT:

Please furnish the following information and return to the appropriate board, office, department, commission or division of the Town of Oxford (pursuant to Chapter 53, Section 1 through 5, General By-Laws, Town of Oxford):

APPLICANT or
PRINCIPLE OF ORGANIZATION: FAROOZ ANSARI

Address: 6 Edgewood Road, Westboro, Ma. 01581

PROPERTY
OWNER: 8 Zain Place

Address: 6 Edgewood Rd, Westboro, Ma. 01581

Board of Assessors:

Property Location: 580 Main St, Oxford, Ma

Please list parcel owned by above applicant:

Map: 17 Parcel: 7.4 Date Purchased: 1986

Assessor's Office

Date

Tax Collector:

Tax Status:

RESIDENT

Personal Property Tax

Treasurer/Collector's Office

Date

Revised Form 9/9/13

H: Selectmen/Forms/No Taxes Due Form

INSTRUCTIONS FOR APPLICATION TO THE ZONING BOARD OF APPEALS

All applications must be submitted to the Town Clerk. You must submit nineteen (19) collated copies (including the original) of the completed application.

An application consists of the following:

1. Completed 3 page application form signed by the owner and the applicant, if different. (Tax form does not require signatures)
2. Legal description of the property. (The deed)
3. Assessor's Map with the property highlighted on each copy.
4. Certified list of abutters. (This list can be obtained from the Assessors Office)
5. A certified plot plan prepared by a registered land surveyor of the property clearly indicating size and dimensions of the lot, setbacks and dimensions of existing and proposed structures, and any other information pertinent to the relief being sought, except for above ground pools and storage sheds under 250 square feet.
6. Denial form or letter of administrative action from the Zoning Enforcement Officer.
7. Any other relevant documentation, such as letters of support from applicable departments.

Application Fee: \$130.00, plus 46 cents per abutter over eight (8) abutters. The fee covers the required publication in the newspaper and postage for notification to abutters.

***Incomplete applications will not be accepted.**

Secretary of the Commonwealth of
Massachusetts
William Francis Galvin



**FAX VOUCHER COVERSHEET
PAYMENT CONFIRMATION**

Fax To: 617-624-3891

Fax Voucher Number:	6803072302
Contact name:	ZAIN PLACE, LLC
Contact phone:	(508) 326-0812
Contact email:	DEVELOPERRE@AOL.COM
Confirmation date/time:	10/4/2023 11:22:53 AM
Confirmation number:	245801129
Invoice number:	0801024F005252587195710
Payment ID number:	9541759
Transaction ID number:	525258
Transaction category:	Domestic Limited Liability Company (LLC)
Transaction type:	Certificate of Organization
Filing fee:	\$500.00
Expedited service fee:	\$20.00
Total fee:	\$520.00

Your payment has been successfully processed. Print this page and use it as a cover sheet for your fax filing. Fax your filing along with this cover sheet to **617-624-3891**. Each filing requires a separate cover sheet. If your submission is rejected for any reason, we will contact you immediately.

E-check transactions require final approval from your bank. Such approval may take 7 to 10 business days. If the payment is returned, you will be billed for the transaction at that time.

If you have any questions about
your request, contact our office:

- phone: 617-727-9640
- email: corpinfo@sec.state.ma.us

FAMIRCO, INC.

a corporation duly established under the laws of the Commonwealth of Massachusetts

and having its usual place of business at 6 Edgewood Road,
Westborough, Worcester County, Massachusetts

for consideration paid, and in full consideration of FORTY-FIVE THOUSAND AND 00/100 (\$45,000.00)
Dollars

grant to ANSARI BUILDERS, INC., a Massachusetts Corporation with a principal place
of business at 6 Edgewood Road, Westborough, Massachusetts with quitclaim covenants
the land in

(Description and encumbrances, if any)

* SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED HEREIN.

Main Street, Oxford, Massachusetts

OFF

Property Address:

OCT 15 2 09 PM '91

In witness whereof, the said FAMIRCO, INC.

has caused its corporate seal to be hereto affixed and these presents to be signed, acknowledged and delivered in its name and behalf by A. A. FAROOQ ANSARI, its President and MIRAJUDDIN AHMED its Treasurer hereto duly authorized, this 4th day of October in the year one thousand nine hundred and ninety-one.

Signed and sealed in presence of

David H. David

FAMIRCO, INC.
A. A. Farooq Ansari
A.A. Farooq Ansari, President
Mirajuddin Ahmed
by Mirajuddin Ahmed, Treasurer

10/5/2011

Commonwealth of Massachusetts

\$\$.

October 4 19 91

Then personally appeared the above named A.A. FAROOQ ANSARI and MIRAJUDDIN AHMED and acknowledged the foregoing instrument to be the free act and deed of the FAMIRCO, INC.

before me

David H. Davidson
Notary Public - ~~State of Oregon~~ XXXXX
David H. Davidson
My commission expires April 19, 1996

Every deed presented for record shall contain or have endorsed upon it the full name, residence and post office address of the grantee and a recital of the amount of the full consideration thereof in dollars or the nature of the other consideration therefor, if not delivered for a specific monetary sum. The full consideration shall mean the total price for the conveyance without deduction for any liens or encumbrances assumed by the grantee or remaining thereon. All such endorsements and recitals shall be recorded as part of the deed. Failure to comply with this section shall not affect the validity of any deed. No register of deeds shall accept a deed for recording unless it is in compliance with the requirements of this section.

EXHIBIT "A"

OXFORD, Worcester County, Massachusetts, on the northeasterly side of Main Street, shown as Lot 7R on a plan recorded with the Worcester District Registry of Deeds, Plan Book 569, Plan 9, said parcel containing 23.683 acres of land, and the premises located in Oxford, Worcester County, Massachusetts, on the northeasterly side of Main Street, shown as Lot 8 on a plan recorded with the Worcester District Registry of Deeds, Plan Book 569, Plan 9, said parcel containing 2.735 acres of land, according to said plan, but specifically EXCEPTING from said premises the following enumerated parcels:

- (1) OXFORD, Worcester County, Massachusetts, being Phase I in the Plymouth Village Condominium, as described in the Master Deed, recorded with said Registry, Book 10953, Page 60, and as shown on a plan recorded with said Registry, Plan Book 588, Plan 39;
- (2) OXFORD, Worcester County, Massachusetts, being Phase II of the Plymouth Village Condominium, as described in the First Amendment to the Master Deed, recorded with said Registry, Book 10992, Page 399, and as shown on a plan recorded with said Registry, Plan Book 589, Plan 29;
- (3) OXFORD, Worcester County, Massachusetts, being Phase III of the Plymouth Village Condominium, as described in the Second Amendment to the Master Deed, recorded with said Registry, Book 11060, Page 96, and as shown on a plan recorded with said Registry, Plan Book 591, Plan 27;
- (4) OXFORD, Worcester County, Massachusetts, being Phase IV of the Plymouth Village Condominium, as described in the Third Amendment to the Master Deed, recorded with said Registry, Book 11133, Page 119, and as shown on a plan recorded with said Registry, Plan Book 593, Plan 55;
- (5) OXFORD, Worcester County, Massachusetts, being Phase V of the Plymouth Village Condominium, as described in the Fourth Amendment to the Master Deed, recorded with said Registry, Book 11197, Page 122, and as shown on a plan recorded with said Registry, Plan Book 595, Plan 67;
- (6) OXFORD, Worcester County, Massachusetts, being Phase VI of the Plymouth Village Condominium, as described in the Fifth Amendment to the Master Deed, recorded with said Registry, Book 11332, Page 160, and as shown on a plan recorded with said Registry, Plan Book 599, Plan 22;

(7) OXFORD, Worcester County, Massachusetts, being Phases VII, VIII and IX of the Plymouth Village Condominium, as described in the Sixth Amendment to the Master Deed, recorded with said Registry, Book 11393, Page 26, and as shown on a plan recorded with said Registry, Plan Book 600, Plan 98;

(8) OXFORD, Worcester County, Massachusetts, being Phase X of the Plymouth Village Condominium, as described in the Seventh Amendment to the Master Deed, recorded with said Registry, Book 11511, Page 173, and as shown on a plan recorded with said Registry, Plan Book 603, Plan 92;

(9) OXFORD, Worcester County, Massachusetts, being Phases XI and XII of the Plymouth Village Condominium, as described in the Eighth Amendment to the Master Deed, recorded with said Registry, Book 11661, Page 78, and as shown on a plan recorded with said Registry, Plan Book 607, Plan 107;

(10) OXFORD, Worcester County, Massachusetts, being Phase XIII of the Plymouth Village Condominium, as described in the Ninth Amendment to the Master Deed, recorded with said Registry, Book 11952, Page 93, and as shown on a plan recorded with said Registry, Plan Book 615, Plan 80;

(11) OXFORD, Worcester County, Massachusetts, being Phase XIV of the Plymouth Village Condominium, as described in the Tenth Amendment to the Master Deed, recorded with said Registry, Book 12067, Page 360, and as shown on a plan recorded with said Registry, Plan Book 618, Plan 119;

(12) OXFORD, Worcester County, Massachusetts, being Phase XV of the Plymouth Village Condominium, as described in the Eleventh Amendment to the Master Deed, recorded with said Registry, Book 13436, Page 174, and as shown on a plan recorded with said Registry, Plan Book 648, Plan 100;

(13) OXFORD, Worcester County, Massachusetts, being Phase XVI of the Plymouth Village Condominium, as described in the Twelfth Amendment to the Master Deed, recorded with said Registry, Book 13685, Page 40, and as shown on a plan recorded with said Registry, Plan Book 652, Plan 76.

BEING a portion of the premises conveyed to Famirco, Inc., by Deed of Forrow Builders, Inc., dated May 28, 1987, recorded with said Registry, Book 10507, Page 125.

SUBJECT to flowage rights and possible rights to maintain a ditch as recited in an Instrument recorded with said Registry, Book 2119, Page 286, if same affects locus.

SUBJECT to pole and wire rights to New England Tel. & Tel. Co., as recited in Instruments recorded with said Registry, Book 2119, Page 569, Book 2713, Page 150, Book 2722, Page 347, and Book 2722, Page 349.

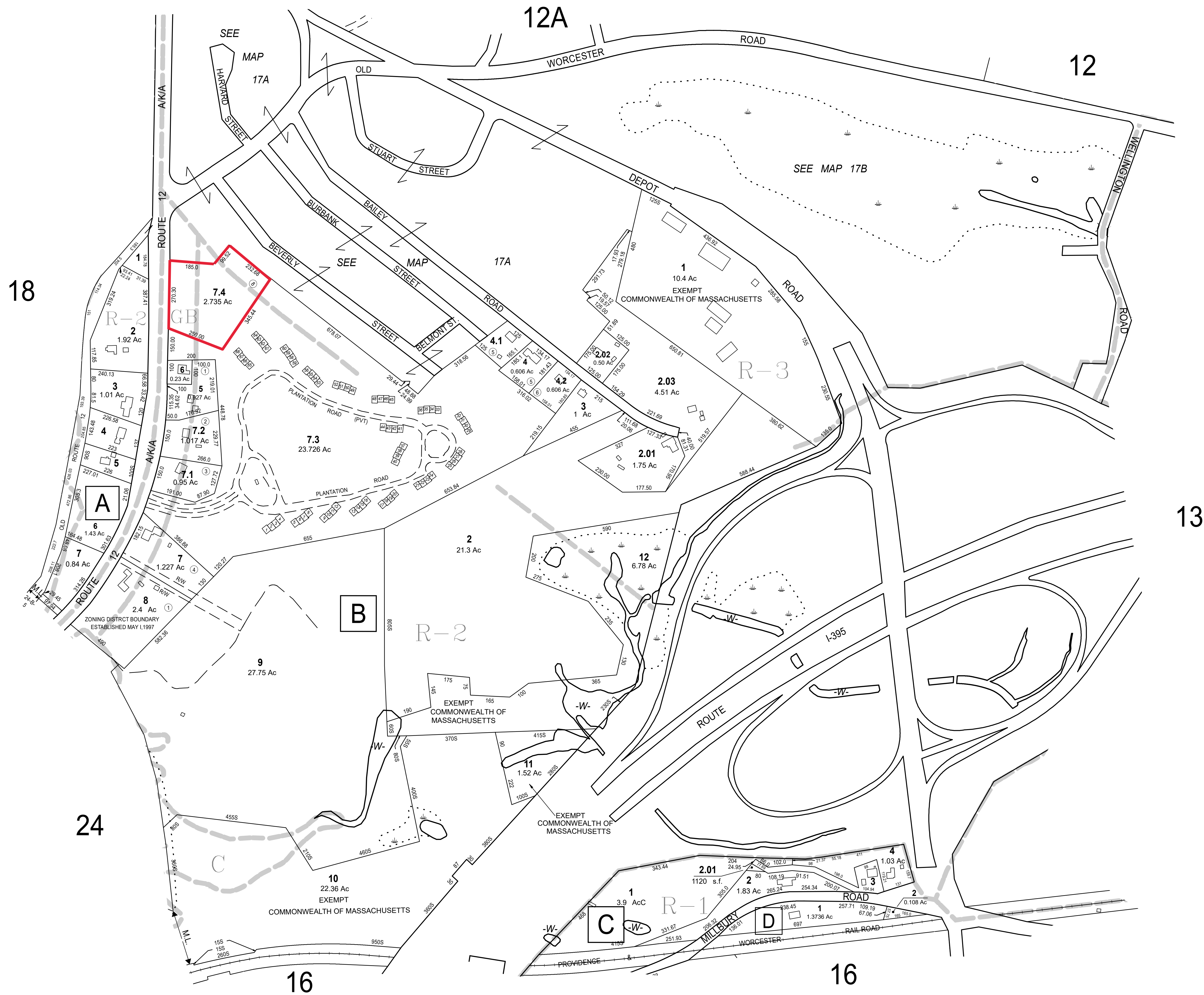
SUBJECT to notices of Special Permit by Town of Oxford as recited in Instruments recorded with said Registry, Book 5193, Page 209 and Book 10110, Page 80.

SUBJECT to rights and easements granted to Massachusetts Electric Company as recited in an Instrument recorded with said Registry, Book 10855, Page 297.

SUBJECT to easements to New England Tel. & Tel. Co., dated April 12, 1988, recorded with said Registry, Book 11260, Page 84.

THIS transfer does not constitute all or a majority of the assets of the Grantor within the Commonwealth of Massachusetts.

ATTEST: WONG, Anthony J. Vigliotti, Register



16-B-13 DROPPED 1985
16-B-18 DROPPED 1985

ZONING LEGEND

- R-1 RURAL RESIDENTIAL DISTRICT
- R-2 SUBURBAN DISTRICT
- R-3 RESIDENTIAL DISTRICT
- R-4 MULTI-FAMILY DISTRICT
- CB CENTRAL BUSINESS DISTRICT
- GB GENERAL BUSINESS DISTRICT
- OP OFFICE & PROFESSIONAL DISTRICT
- HI HIGHWAY INTERCHANGE DISTRICT
- CP CENTRAL PROFESSIONAL DISTRICT
- LI LIGHT INDUSTRIAL DISTRICT
- I INDUSTRIAL DISTRICT
- AD AIRPORT DISTRICT OVERLAY
- C CONSERVATION DISTRICT

THIS MAP IS FOR ASSESSMENT AND PLANNING PURPOSES ONLY. IT IS NOT TO BE USED FOR DESCRIPTION, CONVEYANCE, OR DETERMINATION OF LEGAL TITLE.

ORIGINAL MAPS WERE PREPARED BY GENERAL MAPPING INC., YOUNGWOOD, PA 15697.

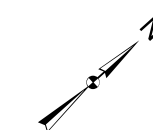
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CAI Technologies
Precision Mapping. Geospatial Solutions.
11 Pleasant Street, Littleton, NH 03561
800.322.4540 - www.cai-tech.com

LEGEND
AREA SURVEYED Ac/s.f.
AREA CALCULATED AcC
RECORD DIMENSION 100'
SCALED DIMENSION 100'S
MATCH LINE M.L.
WATER W.

LEGEND
EXEMPT PROPERTY E
SUBDIVISION LOT NO. ②
BLOCK NUMBER A
BUILDING B
RIGHT OF WAY/ACCESS R.O.W.
COMMON OWNERSHIP C.O.
WETLANDS W.

FEET 200 100 0 200 400 600
METERS 50 25 0 50 100 150
SCALE: 1" = 200'
REVISED TO: JANUARY 1, 2018

PROPERTY MAPS
OXFORD
MASSACHUSETTS



MAP NO.
17

TOWN OF OXFORD
ABUTTERS LIST

Property Map/Parcel: Map 17 Parcel B07.04

Property Location: 580 Main Street

Property Owners: Ansari Builders Inc

Owners' Mailing Address: 6 Edgewood Rd
Westborough, MA 01581-3629

Requested By: Chris Peretti (Land Design Collaborative)

Purpose of Request: Zoning-Residential Development

Date of Request: September 26, 2023

The following is a list of abutters to the property designated on the application for appeal.

"Parties in interest" shall mean the petitioner, abutters, owners of land directly opposite on any public or private street or way, and abutters within three hundred feet of the property line of the petitioner as they appear on the most recent applicable tax list, notwithstanding that the land of any such owner is located in another city or town; the planning board of the city or town, and the planning board of every abutting city or town.

Certified By:

Jaimeen Gilbert
Asst. Assessor

Date Certified:

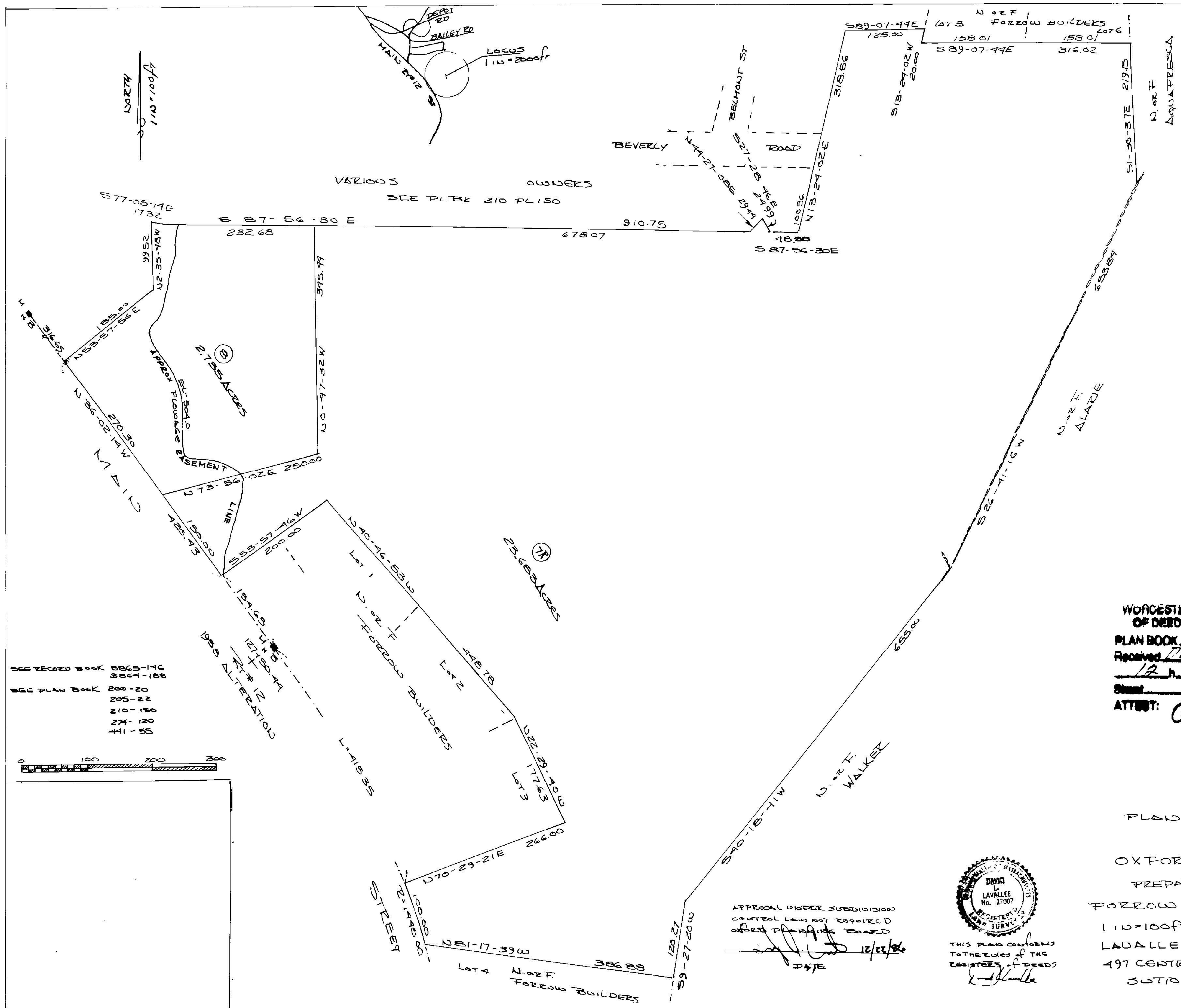
September 26, 2023

Abutters listing 17.B07.04 580 Main St ZBA 300' 9.26.23

MAP	PARCEL	LOCATION	MAILING ADDRESS	CITY	STATE	ZIP	OWNER	OWNER 2
17	A01	579A MAIN ST	325 MAIN ST	OXFORD	MA	01540-1750	TOWN OF OXFORD	
17	A02	577 MAIN ST	577 MAIN ST	OXFORD	MA	01540-1237	FRISSORA, DEENA M	
17	A03	575 MAIN ST	575 MAIN ST	OXFORD	MA	01540	MICHAEL R STRZELEWICZ	
18	A03	581 MAIN ST	PO BOX 255	NORTH OXFORD	MA	01537-0255	ROOD, TINA M	ESTATE OF JAMES D SMITH
18	A05	591 MAIN ST	48 OLD OXFORD RD	CHARLTON	MA	01507-1418	UNITED STATES OF AMERICA	
17	B05	576 MAIN ST	37 FEDERAL HILL RD	OXFORD	MA	01540-1301	MECHANIC STREET ASSOCIATES REALTY TRUST	HENRY J LAMOUNTAIN SR, TRUSTEE
24	B05	0 MAIN ST	424 TRAPELO RD	WALTHAM	MA	02452-6322	UNITED STATES OF AMERICA	ARMY CORPS OF ENGINEERS
17	B06	578 MAIN ST	37 FEDERAL HILL RD	OXFORD	MA	01540-1301	MECHANIC STREET ASSOCIATES REALTY TRUST	HENRY J LAMOUNTAIN SR, TRUSTEE
17	B07.02	574 MAIN ST	574 MAIN ST	OXFORD	MA	01540-1260	GILBERT, CHRISTOPHER	CHERYL GRAHAM
17	B07.03.0001.001	1 PLANTATION RD	25 STONE RD	MILLBURY	MA	01527-1414	MIKITARIAN, RENO J	KRISTEN A
17	B07.03.0001.002	2 PLANTATION RD	2 PLANTATION RD	OXFORD	MA	01540-1232	FERNANDES NERI, BRUNO ALISON	VIVIANA LUGO-NERI
17	B07.03.0001.003	3 PLANTATION RD	3 PLANTATION RD	OXFORD	MA	01540	RODRIGO FLOREZ	
17	B07.03.0001.004	4 PLANTATION RD	4 PLANTATION RD	OXFORD	MA	01540-1232	CAMPOS, CAROL L	
17	B07.03.0002.005	5 PLANTATION RD	6 GWEN DR	AUBURN	MA	01501-1766	ARAMENTO, ERIC W	MARK L ARAMENTO
17	B07.03.0002.006	6 PLANTATION RD	4 POND CT	CHERRY VALLEY	MA	01611-1201	MOHAMMED, AZAM	SALEEM U
17	B07.03.0002.007	7 PLANTATION RD	7 PLANTATION RD	OXFORD	MA	01540-1232	DEMAIO ROBERT, TRUSTEE	ROBERT DEMAIO FAMILY TRUST
17	B07.03.0002.008	8 PLANTATION RD	8 PLANTATION RD	OXFORD	MA	01540	ANDERSEN, AMANDA M	
17	B07.03.0003.009	9 PLANTATION RD	9 PLANTATION RD	OXFORD	MA	01540-1232	MILLER, JILLIAN LEE	
17	B07.03.0003.010	10 PLANTATION RD	10 PLANTATION RD	OXFORD	MA	01540-1232	PORTER, CATHERINE A	
17	B07.03.0003.011	11 PLANTATION RD	11 PLANTATION RD	OXFORD	MA	01540-1232	NEDOROSCIK, JACQUELINE L	
17	B07.03.0003.012	12 PLANTATION RD	75 COURTNEY DR	HOLDEN	MA	01520	M & D MAINE, LLC	
17	B07.03.0004.013	13 PLANTATION RD	137 N COMMON RD	WESTMINSTER	MA	01473-1023	UPTON, SUSAN	
17	B07.03.0004.014	14 PLANTATION RD	14 PLANTATION RD	OXFORD	MA	01540	MOSCA, CAROLYN	
17	B07.03.0004.015	15 PLANTATION RD	15 PLANTATION RD	OXFORD	MA	01540-1232	MESZARO, PAULA	
17	B07.03.0004.016	16 PLANTATION RD	16 PLANTATION RD	OXFORD	MA	01540-1232	DAVIS, DANIEL	
17	B07.03.0005.017	17 PLANTATION RD	17 PLANTATION RD	OXFORD	MA	01540-1255	HESTER, LINDA	
17	B07.03.0005.018	18 PLANTATION RD	18 PLANTATION RD	OXFORD	MA	01540-1255	CLARK, ROBIN	
17	B07.03.0005.019	19 PLANTATION RD	19 PLANTATION RD	OXFORD	MA	01540	DERDERIAN, JENNIFER LYNN	
17	B07.03.0005.020	20 PLANTATION RD	10 EAST SHORE DRIVE	HIGGANUM	CT	06441	GRANDAZZO PAUL M	
17	B07.03.0005.021	21 PLANTATION RD	21 PLANTATION RD	OXFORD	MA	01540	SCHULTZ, LISA	FREEMAN, ALBERT
17	B07.03.0005.022	22 PLANTATION RD	22 PLANTATION RD	OXFORD	MA	01540	WRIGHT, LINDA J	
17	B07.03.0005.023	23 PLANTATION RD	23 PLANTATION RD	OXFORD	MA	01540	JENNIFER L KELLEY TRUSTEE	THE KELLEY KID FAMILY TRUST
17	B07.03.0006.024	24 PLANTATION RD	24 PLANTATION RD	OXFORD	MA	01540-1255	SANTREUIL FAMILY TRUST	PATRICIA MONTREUIL, TRUSTEE
17	B07.03.0007.025	25 PLANTATION RD	25 PLANTATION RD	OXFORD	MA	01540-1256	CHAUVIN, MICHAEL D	
17	B07.03.0007.026	26 PLANTATION RD	26 PLANTATION RD	OXFORD	MA	01540-1256	MASURY, SCOTT P	JOANNE G

17	B07.03.0007.027	27 PLANTATION RD	27 PLANTATION RD	OXFORD	MA	01540	AMY R LEARY	
17	B07.03.0007.028	28 PLANTATION RD	28 PLANTATION RD	OXFORD	MA	01540-1256	GRILL, JACK LEE	
17	B07.03.0008.029	29 PLANTATION RD	29 PLANTATION RD	OXFORD	MA	01540	JOHN P DESIMONE	AMY S NORWOOD
17	B07.03.0008.030	30 PLANTATION RD	30 PLANTATION RD	OXFORD	MA	01540-1256	LENNON, GILLIAN	
17	B07.03.0008.031	31 PLANTATION RD	31 PLANTATION RD	OXFORD	MA	01540	PARIS, BRIANA M	
17	B07.03.0008.032	32 PLANTATION RD	5975 Randleswood CT	San Jose	CA	95129	PETER SUSSENGUTH	JULIE SCHATZ
17	B07.03.0009.033	33 PLANTATION RD	33 PLANTATION RD	OXFORD	MA	01540-1257	MANN, PHYLLIS E	
17	B07.03.0009.034	34 PLANTATION RD	34 PLANTATION RD	OXFORD	MA	01540-1257	FALSARELLA, VIVIANE	
17	B07.03.0009.035	35 PLANTATION RD	35 PLANTATION RD	OXFORD	MA	01540	LEO N BELAND III	
17	B07.03.0009.036	36 PLANTATION RD	36 PLANTATION RD	OXFORD	MA	01540	COUGHLIN, PAULA A	
17	B07.03.0010.037	37 PLANTATION RD	37 PLANTATION RD	OXFORD	MA	01540-1257	FUHRMANN, CHRISTOPHER M	KRISTEN REYNOLDS, NICHOLAS WILLIAM
17	B07.03.0010.038	38 PLANTATION RD	55 ARBORWOOD DRIVE	BURLINGTON	MA	01803	REYNOLDS, ALLISON ANNE	TRENNAN AHLBERG
17	B07.03.0010.039	39 PLANTATION RD	39 PLANTATION RD	OXFORD	MA	01540-1257	ABRUZZESE, PAULA	
17	B07.03.0010.040	40 PLANTATION RD	169 WACHUSETT ST	HOLDEN	MA	01520	GELINAS, MICHELLE	
17	B07.03.0011.041	41 PLANTATION RD	41 PLANTATION RD	OXFORD	MA	01540-1257	FOX, MICHELE L	
17	B07.03.0011.042	42 PLANTATION RD	42 PLANTATION RD	OXFORD	MA	01540-1257	CARDONE, PAUL	FELICITA
17	B07.03.0011.043	43 PLANTATION RD	43 PLANTATION RD	OXFORD	MA	01540-1257	GROTTON, JACOB A	
17	B07.03.0011.044	44 PLANTATION RD	44 PLANTATION RD	OXFORD	MA	01540-1257	POTTER, KRISTEN M	
17	B07.03.0012.045	45 PLANTATION RD	45 PLANTATION RD	OXFORD	MA	01540-1257	LOGAN, CAROLYN	
17	B07.03.0012.046	46 PLANTATION RD	46 PLANTATION RD	OXFORD	MA	01540-1257	DUVAL, APRILE E	
17	B07.03.0012.047	47 PLANTATION RD	47 PLANTATION RD	OXFORD	MA	01540	NINA ROSSI	
17	B07.03.0012.048	48 PLANTATION RD	48 PLANTATION RD	OXFORD	MA	01540-1257	DUFFY, ERIN M	
17	B07.03.0013.049	49 PLANTATION RD	49 PLANTATION RD	OXFORD	MA	01540-1258	BRINK, STEPHANIE R	
17	B07.03.0013.050	50 PLANTATION RD	50 PLANTATION RD	OXFORD	MA	01540	MAESTO, SAMANTHA	
17	B07.03.0013.051	51 PLANTATION RD	51 PLANTATION RD	OXFORD	MA	01540	RAINVILLE, ALLISON MARIE	
17	B07.03.0013.052	52 PLANTATION RD	52 PLANTATION RD	OXFORD	MA	01540-1258	CIAMPI, PATRICIA	
17	B07.03.0014.053	53 PLANTATION RD	53 PLANTATION RD	OXFORD	MA	01540	BROOKS, CHRISTOPHER	BROOKS, LEONA ROSE
17	B07.03.0014.054	54 PLANTATION RD	54 PLANTATION RD	OXFORD	MA	01540-1258	JORGE, NICOLE M	
17	B07.03.0014.055	55 PLANTATION RD	55 PLANTATION RD	OXFORD	MA	01540	BROWN-SANSOUCY, LARA LEE	
17	B07.03.0014.056	56 PLANTATION RD	56 PLANTATION RD	OXFORD	MA	01540-1258	ENO, MARION F	
17	B07.03.0015.057	57 PLANTATION RD	57 PLANTATION RD	OXFORD	MA	01540-1258	CAPONE, MICHAEL A	CHRISTINE M O'LEARY
17	B07.03.0015.058	58 PLANTATION RD	58 PLANTATION RD	OXFORD	MA	01540-1258	CARELLI, VIRGINIA M	
17	B07.03.0015.059	59 PLANTATION RD	PO BOX 287	NORTH OXFORD	MA	01537-0287	MAROHIN, STEVEN J	EUGENIA A MAROHIN
17	B07.03.0015.060	60 PLANTATION RD	3701 REGENT BLVD STE #200	IRVING	TX	75063	US BANK TRUST, NA, TRUSTEE	LSF9 MASTER PARTICIPATION TRUST
17	B07.03.0016.061	61 PLANTATION RD	61 PLANTATION RD	OXFORD	MA	01540	KATE M CONDON	
17	B07.03.0016.062	62 PLANTATION RD	62 PLANTATION RD	OXFORD	MA	01540-1258	AMMENHEUSER, ROBERT C	
17	B07.03.0016.063	63 PLANTATION RD	63 PLANTATION RD	OXFORD	MA	01540-1258	COULARD, ROSE MARIE	
17	B07.03.0016.064	64 PLANTATION RD	64 PLANTATION RD	OXFORD	MA	01540-1258	PELOQUIN, CYNTHIA R	
17	B07.03.0017.065	65 PLANTATION RD	65 PLANTATION RD	OXFORD	MA	01540-1259	KOTOMSKI, ALLEN F	
17	B07.03.0017.067	67 PLANTATION RD	75 COURTNEY DR	HOLDEN	MA	01520-3007	M & D MAINE, LLC	GERIANN M MADORE-DUMAS

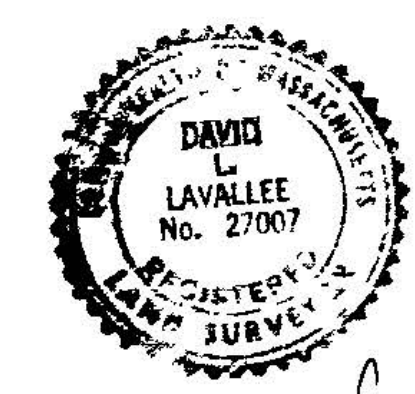
17	B07.03.0017.068	68 PLANTATION RD	68 PLANTATION RD	OXFORD	MA	01540-1259	TRIBOSKI, THERESE M	EDWARD H TRIBOSKI
17	B07.04	580 MAIN ST	6 EDGEWOOD RD	WESTBOROUGH	MA	01581-3629	ANSARI BUILDERS INC	
17A	H01	2 BURBANK ST	2 BURBANK ST	OXFORD	MA	01540-1206	DOLEGIEWICZ, ROBERT L	MIRANDA C
17A	H02	4 BURBANK ST	4 BURBANK ST	OXFORD	MA	01540-1206	PARKER, SHERYL A	
17A	H03	6 BURBANK ST	6 BURBANK ST	OXFORD	MA	01540-1206	ROOD, MICHAEL J	MARION I
17A	H04	8 BURBANK ST	37 FEDERAL HILL RD	OXFORD	MA	01540-1301	MECHANIC STREET ASSOCIATES REALTY TRUST	HENRY J LAMOUNTAIN SR, TRUSTEE
17A	H05	10 BURBANK ST	10 BURBANK ST	OXFORD	MA	01540	MATTHEWS, DILLON	GAGNE, KRISTEN
17A	H06	12 BURBANK ST	12 BURBANK ST	OXFORD	MA	01540-1206	PERRA, CONSTANCE E	
17A	H07	14 BURBANK ST	14 BURBANK ST	OXFORD	MA	01540-1206	SOMERS, JO ANN	
17A	H15	15 BEVERLY ST	15 BEVERLY ST	OXFORD	MA	01540-1203	SURBITO, FERNANDO J	TERRY A
17A	H16	13 BEVERLY ST	13 BEVERLY ST	OXFORD	MA	01540-1203	STAFFORD, CONSTANCE C	
17A	H17	11 BEVERLY ST	11 BEVERLY ST	OXFORD	MA	01540-1203	PLANTE, ERIN	
17A	H18	9 BEVERLY ST	40 CONLIN RD	OXFORD	MA	01540	SALCE III, LUIGI	LAURA MCGILL
17A	H19	7 BEVERLY ST	7 BEVERLY ST	OXFORD	MA	01540-1203	BOUTHOT, SUSAN	RICHARD D BREMER & CAROL A
17A	H20	5 BEVERLY ST	5 BEVERLY ST	OXFORD	MA	01540-1203	CORTIS, DIANE M & TAYLOR, BONNIE L	
17A	H21	3 BEVERLY ST	3 BEVERLY ST	OXFORD	MA	01540	JARYD BELANGER	
17A	H22	8 OLD WORCESTER RD	PO BOX 20742	WORCESTER	MA	01602-0742	KNOWLTON, KIRK A	CHERYL A
17A	J01	4 OLD WORCESTER RD	4 OLD WORCESTER RD	OXFORD	MA	01540	PETER LABONNE, DIANE LABONNE	ROBIN E LABONNE & DAVID P LABONNE
17A	J02	6 OLD WORCESTER RD	PO BOX 255	OXFORD	MA	01540-0255	BALCUNAS, STEPHEN	JUNE BOOKER
17A	J03	0 BEVERLY ST	48 OLD OXFORD RD	CHARLTON	MA	01507-1418	UNITED STATES OF AMERICA	
17A	J04	6 BEVERLY ST	6 BEVERLY ST	OXFORD	MA	01540-1204	MORIN LIVING TRUST	RONALD J MORIN & SHARON MORIN, TRUSTEES
17A	J04.01	8 BEVERLY ST	8 BEVERLY ST	OXFORD	MA	01540-1204	LANCEY, DONNA E	CHRISTOPHER LANCEY
17A	J05	10 BEVERLY ST	10 BEVERLY ST	OXFORD	MA	01540	FRACALOSS, FERNANDO P	
17A	J06	0 BEVERLY ST	10 BEVERLY ST	OXFORD	MA	01540	FRACALOSS, FERNANDO P	
17A	J07	14 BEVERLY ST	14 BEVERLY ST	OXFORD	MA	01540-1204	ST GERMAIN, DAVID L	RENEE D
17A	J08	16 BEVERLY ST	16 BEVERLY ST	OXFORD	MA	01540-1204	DODGE, ROBYN	
Count:		101						



SEE RECORD BOOK 8865-176
8864-188
SEE PLAN BOOK 200-20
205-22
210-180
214-120
41-55

WORCESTER DISTRICT REGISTRY
OF DEEDS - WORCESTER, MA
PLAN BOOK 569 PLAN 9
Received DEC 31, 1986
12 h 23 m P M
ATTEST: *[Signature]*
Register

PLAN of LAND
in
OXFORD, MASS
PREPARED FOR
FORROW BUILDERS INC
1 IN = 100 FT 6 DEC 1986
LAVALLEE BROTHERS INC
497 CENTRAL TURNPIKE
SUTTON, MASS



APPROVAL UNDER SUBDIVISION
CONTROL LAW NOT REQUIRED
OFFICIAL PLANNING BOARD
[Signature] 12/23/86
DATE