



## Town of Carver, Office of Planning and Community Development

*approved 6/13/17*

Planning Board Meeting Minutes, May 23, 2017, Carver Town Hall, Meeting Room #1. This meeting was videotaped for cable cast area 58, channel 15.

Attendees: Bruce Maki, Chairman; James Hoffman; Kevin Robinson

Absent: Chad Cavicchi; William Sinclair

Bruce Maki, Chairman, opened the meeting at 7:01 P.M, followed by the pledge of allegiance.

### Approval Not Required Plan:

JLK Realty / Jamie Emerson — 55 Wenham Road (Assessors Map 100 Lot 17) - Discussion and possible endorsement.

Jamie, Zenith Consulting Engineers – Before you, you have a Form A plan. We ask for a favorable endorsement on the plan and I am happy to answer any questions that you may have.

Mr. Maki - Minimum lot area and frontage are met as well as upland sq. ft.; I have no issue. Mr. Robinson – Set backs meet requirements and looks all conforming.

*Motion to endorse: Mr. Hoffman*

*Second: Mr. Robinson*

*Approved: Unanimous (3-0)*

### Other Business:

- A. Planning Board Member Notes:
  - None
- B. Planning Director Notes:
  - None
- C. Minutes – July 26, 2016 - Executive Session; April 25, 2017; May 9, 2017

July 26, 2016 –  
*Tabled until the next meeting*  
April 25, 2017

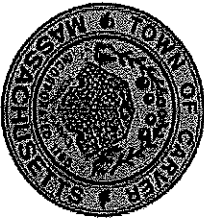
*Motion to approve the minutes of April 25, 2017, with changes: Mr. Robinson  
Second: Mr. Hoffman  
Approved: Unanimous (3-0)*

*May 9, 2017  
Motion to approve the minutes of May 9, 2017 as written: Mr. Hoffman  
Second: Mr. Robinson  
Approved: Unanimous (3-0)*

D. Correspondence:  
None

E. Next Meeting date:  
The next Planning Board meeting has been scheduled for June 13, 2017 at 7:00 PM

F. Adjournment:  
  
*A motion was made to adjourn the meeting at 7:16 PM: Mr. Robinson  
Second: Mr. Hoffman  
Approved: Unanimous (3-0)*



# TOWN OF CARVER

## Planning Board

### PUBLIC MEETING NOTICE

POSTED IN ACCORDANCE WITH THE PROVISIONS OF M.G.L. CHAPTER 30A, SECTION 20B

### PLANNING BOARD MEETING AGENDA

June 13, 2017

7:00 PM

Carver Town Hall Room #1

### Discussion:

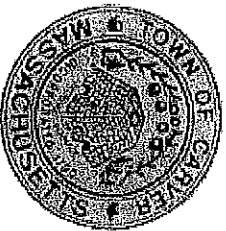
1. Sign Permit: "Yummy House" at 80 Main Street (Formerly Tans) – Discussion and possible vote
2. Sign Permit: Ground Effects Landscaping 68 Main Street – Discussion and possible vote
3. Gilbert Estates, Jack Williams, William Brothers, Inc. of Marshfield – north of High Street (Assessors Ma 30-10-S, 10-6 & 10-7) – Covenant, discussion and possible vote

### Approval Not Required Plan:

4. Richard J. Slavin — Main Street (Assessors Map 75 Lots 15-0 & 15-2) – Discussion and possible endorsement

### Other Business

- A. Planning Board Member Notes
- B. Planning Director Notes
- C. Minutes – July 26, 2016 (Executive Session Minutes), May 23, 2017
- D. Correspondence
- E. Next meeting date:
- F. Adjournment



TOWN OF CARVER PERMITTING DEPT  
PLANNING BOARD 2017 JUN -5 PM 12:35  
108 Main Street, TOWN HALL  
CARVER, MASSACHUSETTS 02330  
508-866-3450 Jack.Hunter@carverma.gov CARVER, MA

SIGN PERMIT APPLICATION

FILE # \_\_\_\_\_

Applicant's Name: Ricky Zeng Date: 6/5/2017

Applicant's Address: 70 Old Colony Ave Boston MA Phone: 857-205-5678

Applicant's Email: CCsieghoston@gmail.com

Business Name: Alum Co Sign Inc

Business Address: 70 Old Colony Ave Boston MA 02127 Phone: \_\_\_\_\_

Contractors Name: Ricky Zeng CS Lic#: \_\_\_\_\_

Contractors Address: 70 Old Colony Ave Boston MA 02127 Phone: \_\_\_\_\_

Description of Sign: For Yummy House - 80 Main St

Measurements: 40" x 96"

Materials Used: Aluminum, PVC

Zoning District: \_\_\_\_\_

Color: Yellow, Red

Applicant's Signature Ricky Zeng Application Fee \$ \_\_\_\_\_

\*\*\*\*\*  
Planning Board Review and Decision

Date presented \_\_\_\_\_ Date of Review \_\_\_\_\_

Date of Decision \_\_\_\_\_ Approved \_\_\_\_\_ Denied \_\_\_\_\_

Conditions (if approved): \_\_\_\_\_

Reasons (if denied): \_\_\_\_\_

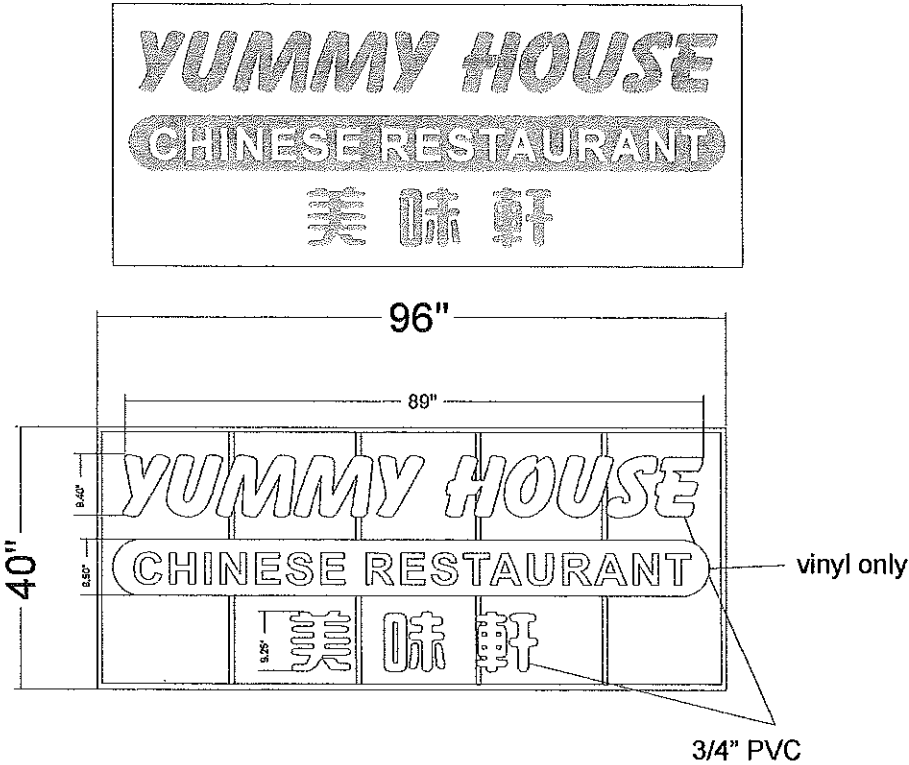
Carver Planning Board: \_\_\_\_\_

This drawing is the property of CC Sign. The information contained herein may not be used, or reproduced, without written permission from CC Sign. All reproductions, in whole or in part, must bear this statement or make reference to it. All work by CC Sign to be done in a timely and workmanlike manner according to standard industry practices. Any alteration or deviation from the specs described herein resulting extra costs will be executed upon approval with the client. All material is guaranteed to be as specified. We reserve the right to substitute components it deems comparable due to unavailability or unexpected supplier delays. Client is ultimately responsible for final approval of all proofs, as well as all taxes, insurance, and fees associated with the project. 50% down payment due upon signing the contract. Balance due upon completion of project regardless of any inspection. Unpaid balance over 30 days will subject to 15% APR interest. All agreements are contingent upon strikes, accidents, or delays beyond our control. Some restrictions may apply.

NEW CC SIGN INC.

70 Old Colony Ave., Boston, MA 02117  
Tel:617-210-7982 Fax:617-210-7983

Aluminum Panel:



Specifications:

- \* 040 yellow aluminum panel w/ Welded 1"x1" Galvanized tubing frame
- \* 3/4" PVC letter, print in red
- Sign installed in location shown on attached photo

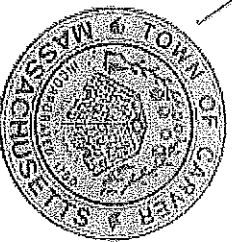


Existing



Proposed

Client Must Review & Approve all Drawing BEFORE production <small>The price, specifications and are hereby accepted. CC Sign is authorized to execute the project in this agreement.</small>		CLIENT	Che Hon Mah	JOB	06130
CLIENT SIGNATURE		COMPANY	Yummy House	DRAWN	Ricky
PRINT NAME		ADDRESS	80 Main St.	TITLE	
DATE		CITY	Carver	ORDER DATE	06-01-2017
		TEL	857-258-9010	FILED ID	



**TOWN OF CARVER  
PLANNING BOARD**  
108 Main Street, TOWN HALL  
CARVER, MASSACHUSETTS 02330  
508-866-3450 Marlene.McCollema@carverma.org

### **SIGN PERMIT INSTRUCTIONS**

No sign shall be erected, displayed, altered, or enlarged until a Sign Permit has been issued by the Planning Board. In addition, some signs may require a Building Permit from the Building Inspector.

An application for a Sign Permit may be filed by the owner of the land or building, or any person who has the authority to erect a sign on the premises. At a minimum, all applications shall include a Sign Permit form and a scale drawing specifying dimensions, materials, illumination, letter sizes, color, support systems, and location on land or buildings with all relevant measurements. In addition, a filing fee of \$50.00 is required.

The applicant shall submit three (3) copies of the application to the Planning Board at a regular meeting. The Planning Board shall act within thirty (30) days. Permits shall be issued only if the Planning Board determines that the sign complies with all applicable provisions of Section 3500 (Signs) of the Carver Zoning Bylaws.

After the Planning Board has endorsed the Sign Permit Application, a copy of the Permit and drawings shall be transmitted to the Building Inspector, who shall assign a registration number to the sign, issue a Building Permit if required, and monitor compliance with the terms of the permit.

*Note: The Signs are Banners  
They will Be hung up at  
Certain Times of the Season.  
we will Bring Banners to  
meeting for the Board to See. They  
are not a Permanent Structure.*

ASOI



TOWN OF CARVER  
PLANNING BOARD  
108 Main Street, TOWN HALL  
CARVER, MASSACHUSETTS 02330  
508-866-3450 Marlene.McColem@carverma.org

\$ 150

SIGN PERMIT APPLICATION  
Sean P. Bishop

Applicant's Name: Ground Effects Landscaping FILE # \_\_\_\_\_  
Applicant's Address: 68 Main St. Carver, MA Date: June 5, 2017  
Applicant's Email: SBishop@GFLandscaping.com M-Phone: 781-834-1118 ext 6  
Business Name: Ground Effects Landscaping Map \_\_\_\_\_ Lot \_\_\_\_\_  
Business Address: 68 Main St. Carver, MA Phone: \_\_\_\_\_  
Contractors Name: \_\_\_\_\_ CS Lic#: \_\_\_\_\_  
Contractors Address: \_\_\_\_\_ Phone: \_\_\_\_\_

Description of Sign: Seasonal Banners 6x10 Vinyl  
Measurements: 6x10 Materials Used: Vinyl  
Zoning District: \_\_\_\_\_ Color: Brown w/white lettering  
Applicant's Signature: [Signature] Application Fee \$ 50.00

\*\*\*\*\*  
Planning Board Review and Decision

Date presented \_\_\_\_\_ Date of Review \_\_\_\_\_  
Date of Decision \_\_\_\_\_ Approved \_\_\_\_\_ Denied \_\_\_\_\_

Conditions (if approved): \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
Reasons (if denied): \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Carver Planning Board:



Invoice

799 Chief Justice Cushing Highway  
Cohasset, MA 02025  
hassansign.com  
781 383-6075

Bill To
Ground Effects Landscaping, Ltd 68 Main Street Carver, MA 02330

Date	Invoice #	Terms	Due Date	Project
4/25/2017	8574		4/25/2017	

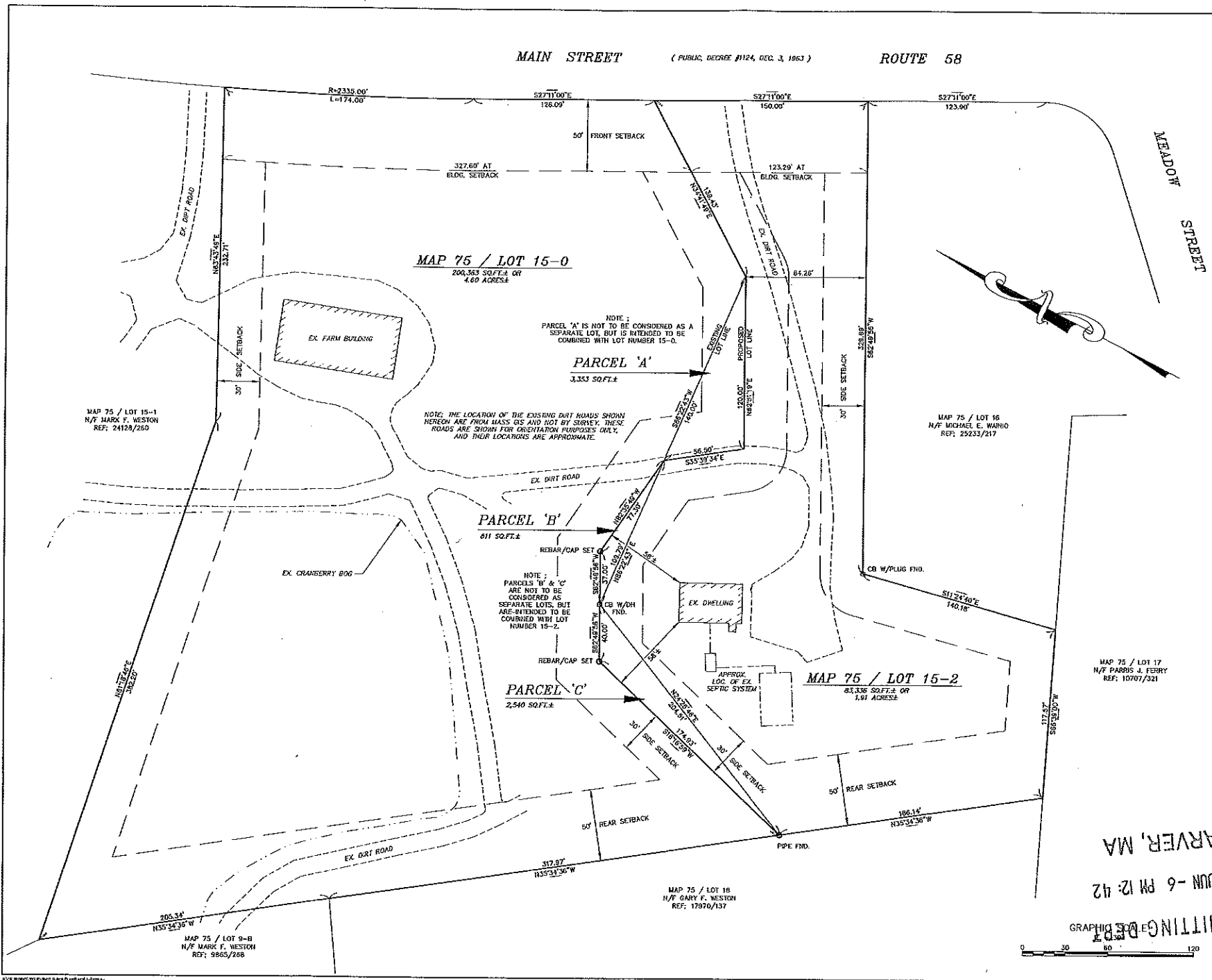
Description	Amount
2 - 72" x 120" Banners with Ropes & Grommets "got mulch" "Call Us" "781-834-1118"	540.00T
ENTERED 6/2/17 Supplier	

Thanks, I appreciate your business.

david@hassansign.com  
office@hassansign.com

Subtotal	\$540.00
Sales Tax (6.25%)	\$33.75
Total	\$573.75
Payments/Credits	\$0.00
Balance Due	\$573.75





LOCUS MAP : SCALE 1" = 2000'

LOTS 15-0 AND 15-2 ARE NOTE WITHIN A FLOOD ZONE AREA, AS SHOWN ON FEMA FLOOD INSURANCE RATE MAPS. SEE PANEL NUMBER 25023004574, DATED JULY 17, 2012.

I CERTIFY THAT THIS PLAN WAS PREPARED IN CONFORMANCE WITH THE RULES AND REGULATIONS OF THE REGISTERS OF DEEDS.

THE CERTIFICATION MADE HEREON IS INTENDED TO MEET THE REGISTRY OF DEEDS REQUIREMENTS AND IS NOT A CERTIFICATION TO THE TITLE OR OWNERSHIP OF THE PROPERTY SHOWN.

ABUTTERS SHOWN ARE ACCORDING TO THE TOWN OF CARVER TAX ASSESSMENT RECORDS

RIB 4617  
ROBERT A. BRAHMAN, JR.  
P.L.S. # 45850

CARVER PLANNING BOARD  
APPROVAL NOT REQUIRED  
UNDER SUBDIVISION CONTROL LAW

DATE

"THE PLANNING BOARD ENDORSEMENT OF THIS PLAN IS MADE PURSUANT TO THE LIMITATIONS OF M.G.L. C. 41B, § 27B AND SHALL NOT BE INTERPRETED AS GRANTING APPROVAL PURSUANT TO THE CARVER ZONING BY-LAW FOR ANY LOTS OR STRUCTURES SHOWN ON THE PLAN OR TO BE CONSTRUCTED IN THE FUTURE. NOTHING IN THIS ENDORSEMENT SHALL BE READ AS GRANTING APPROVAL OR ACKNOWLEDGING CONFORMANCE WITH THE CARVER ZONING BY-LAW."

RESIDENTIAL/AGRICULTURAL  
MINIMUM LOT SIZE = 60,000 SQ.FT.  
MINIMUM FRONTAGE = 150'  
MINIMUM FRONT SETBACK = 50'  
MINIMUM REAR SETBACK = 50'  
MINIMUM SIDE SETBACK = 30'  
MINIMUM LOT WIDTH AT BLDG. LINE = 80Z  
MINIMUM LOT WIDTH = 75'  
MAXIMUM BUILDING HEIGHT = 35'  
MAXIMUM BUILDING COVERAGE = 30%

PLYMOUTH COUNTY REGISTRY OF DEEDS  
DEED REFERENCES :  
DEED BOOK 16101, PAGE 44  
DEED BOOK 29701, PAGE 93  
PLAN REFERENCES :  
PLAN BOOK 34, PAGE 186  
PLAN BOOK 41, PAGE 39  
PLAN BOOK 44, PAGE 513  
PLAN BOOK 46, PAGE 311

PLAN STATEMENT : THIS PLAN HAS BEEN PREPARED TO REVISE THE PROPERTY LINE BETWEEN LOTS 15-0 & 15-2 BY MEANS OF A PARCEL SWAP.

APPROVED BY :  
DATE: MAY 31, 2007  
DRAWN BY: JH  
CHECKED BY: RAB  
JOB NO.: 17-8838  
SCALE: 1" = 25'

APPROVED BY :  
DATE: JUN 17, 2007  
DRAWN BY: JH  
CHECKED BY: RAB  
JOB NO.: 17-8838  
SCALE: 1" = 25'

APPROVED BY :  
DATE: JUN 17, 2007  
DRAWN BY: JH  
CHECKED BY: RAB  
JOB NO.: 17-8838  
SCALE: 1" = 25'

CARVER, MA  
JUN - 6 PM 12:42  
GRAPHIC SCALE  
0 20 40 60 80 100 120

APPROVAL NOT REQUIRED  
PLAN OF LAND

PREPARED FOR  
RICHARD J. SLAVIN

MAIN STREET  
CARVER, MA

NO. 17-8928  
DWG.  
1 OF 1