

Dean E. Harrison
59 Lockwood Avenue
Attleboro, MA, 02703
(508) 813.1388

November 3, 2017

Michael Busby
40B Specialist
Masshousing
One Beacon Street, 5th Floor,
Boston, MA 02108

RE: Comprehensive Site Approval Application
Goodridge Brook Estates
Sterling Road, Lancaster, MA

Dear Mr. Busby:

Crescent Builders Inc. is pleased to submit to Masshousing our application for a Comprehensive Permit Site Approval.

The property is identified as Assessors Map 41, Lot 34B containing approximately 45 +/- acres and is serviced by municipal water and sewer. We are proposing both a rental and homeownership component on separate lots. The rental portion of Goodridge Brook Estates will consist of 120 apartment homes situated on approximately 10 acres of the existing 19.32 acre with the balance of the property to remain in its natural state. While, the homeowner portion will consist of 40 duplexes situated on approximately 10% of the existing 26.10 acre with the balance of the property also to remain in its natural state.

The Sponsor and the Consultant met with the Town Planner, Noreen on November 1, 2017. We discussed the development and the 40B process with the Town for submission of the application. Per the suggestion of the Planner, a meeting will be scheduled with the Town's department heads in the next few weeks. In addition, an informal presentation will be made to the Zoning Board of Appeals on November 30, 2017.

We are hopeful that the Masshousing will look favorable upon the application and approve our request for Site Approval. Feel free to contact me if you have any questions. Thank you for your attention to this matter. We look forward to hearing from you soon.

Sincerely,



Dean E. Harrison
Consultant

cc: Stanley B. Starr, Jr., Chairman, Board of Selectman, Town of Lancaster
Chrystal Kornegay, Undersecretary, DHCD.
Iqbal Ali, President, Crescent Builders Inc.