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Paul F. Alphen, Esquire
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September 21, 2023

Groton Zoning Board of Appeals
c/o Mr. Takashi Tada
Town of Groton
173 Main Street
Groton, MA 01450

RE: Heritage Landing 40B Comprehensive Permit Application (Submitted May 23, 2023)

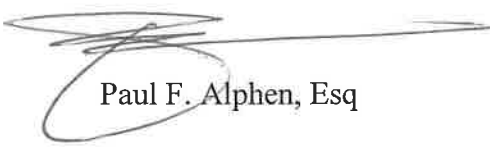
Dear Members of the Board:

Please accept this as request that the time period for the Board to conduct a public hearing on the above referenced application be extended to allow the traffic study to be performed (during appropriate times when fall sports are in swing), and time thereafter for the peer review to be performed, and to complete follow-up on the peer review comments. This morning we received the first report from the engineering peer reviewer, and we may need additional time to review and respond to same. We expect that the traffic study and follow- up peer reviews could take 2-3 months, and therefore we are proposing an extension to April 24, 2023.

A proposed extension agreement is attached. As voted by the Board last night, I am sending this letter to Town Counsel for his review of the attached, revised, extension agreement.

Thank you for your attention to this matter.

Very truly yours,
Alphen & Santos, P.C.



Paul F. Alphen, Esq

AGREEMENT TO EXTEND TIME
FOR A COMPREHENSIVE PERMIT PURSUANT TO
MGLA CH. 40B, SEC. 21

AGREEMENT, this ____ of September, 2023 by and between Heritage Landing, LLC (“Applicant”) and the Groton Massachusetts Zoning Board of Appeals (“Board”).

The Applicant and the Board wish to extend the time available to the Board to conduct and complete the public hearing pertaining to: "Heritage Landing" on the easterly side of Cow Pond Brook Road, Groton, MA Road, Application submitted May 23, 2023, and as most recently amended (“40B Application”), and they further agree as follows:

1. As provided by the provisions of Massachusetts General Laws, Chapter 40B, Section 21, the Board hereby accepts this request from the Applicant that the time period for the Board to conduct and complete the public hearing on the 40B Application be extended.
2. As the Board and the Applicant have agreed, said extension shall be for the period ending midnight the 24th day of April, 2024.

Executed in their respective capacities, on the day and date first above written.

APPLICANT:

ZONING BOARD:

By: _____
Paul F. Alphen,
Attorney for Applicant
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