

**APPLICATION FORM**  
**STORMWATER AND EROSION CONTROL PERMIT**



To: The Topsfield Planning Board, Town Hall, Topsfield, MA 01983

The undersigned hereby applies for a Stormwater and Erosion Control Permit and herewith submits six (6) copies of a completed application package for a Stormwater Management Permit (SMP) and an electronic application in PDF format on a CD or DVD disc for approval.

The applicant certifies to the truth of the following facts as part of his application.

1. Name of Applicant: Montana Development, LLC, Frank Iovanella, Manager  
Address: 23 Aaron Drive  
Topsfield, MA 01983  
Telephone Number: 978-356-7600  
E-mail Address: \_\_\_\_\_
2. Name of Engineer or Surveyor Peter J. Ogren, P.E., P.L.S.  
Address Hayes Engineering, Inc., 603 Salem Street  
Wakefield, MA 01880  
Telephone Number: 781-246-2800  
E-mail Address: Pogren@hayeseng.com
3. Deed to property is dated 03/18/2019 and is recorded in Essex South District Registry, Book 32388 Page 92.
4. Location of Property for which permit is requested:  
Address 195 Rowley Bridge Road  
Topsfield, MA  
Zoning District ORA
5. Attach hereto a copy of the deed.
6. The exact names in which title to the property is held and the present addresses of persons named are: (If married, give spouse's name.)

Same as Applicant

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

7. A complete list of persons with their addresses known to have mortgages, attachments, encumbrances, or liens of any kind upon the property is as follows:

None

8. If the property is in the name of a trust, the complete and correct name of the trust, date of the trust declaration, book and page where it is recorded and names and addresses of all trustees are as follows:

N/A

9. If the property is in the name of a corporation, the complete and correct name of the corporation, the name and corporate capacity of all officers authorized to sign deeds and other instruments pertaining to real estate are as follows:

Montana Development, LLC, Frank Iovanella, Manager

10. Description of the project for which a Stormwater and Erosion Control Permit is requested. Include total square footage of land to be altered/cleared.

A new single-family house with driveway and septic system, as shown on Stormwater Management and Erosion Control Plan by

Hayes Engineering, Inc., dated April 1, 2019.

Total disturbance: 18,860 sq.ft.

Signature of Applicant



Date of Submission

4/11/19

Town Clerk Signature



SO.ESSEX #259 Bk:37388 Pg:092  
03/18/2019 01:50 PM DEED Pg 1/4  
eRecorded

MASSACHUSETTS EXCISE TAX  
Southern Essex District ROD  
Date: 03/18/2019 01:50 PM  
ID: 1284882 Doc# 20190318002590  
Fee: \$1,026.00 Cons: \$225,000.00

## QUITCLAIM DEED

Property Address: 195 Rowley Bridge Road, Topsfield, MA

We, Jeffory D. Begin of Mt. Dora, Florida, Christy A. Stusse of West Barnstable, Massachusetts, and Andrea J. DiNardo of Peabody, Massachusetts, Trustees of the Begin Realty Trust u/d/t January 13, 2003, recorded with the Essex South District Registry of Deeds at Book 20155, Page 39, with a mailing address of 5004 Greenbriar Trail, Mt. Dora, Florida, for consideration paid and in full consideration of Two Hundred Twenty Five Thousand and 00/100 (\$225,000.00) grant to Montana Development, LLC, a Massachusetts Limited Liability Company with a mailing address of 32 Wildes Road, Topsfield, Essex County, Massachusetts,

### *With quitclaim covenants*

The land in Topsfield, Essex County, Massachusetts shown as Lot 1 on a Plan entitled "Plan of Land in Topsfield, Massachusetts, Essex County", Scale 1"=40' dated May 15, 2002, Revised August 27, 2002, Prepared for Donald R. Begin & Nancy E. Begin, 199 Rowley Bridge Street, Topsfield, MA, by O'Neill Associates, Civil Engineers & Land Surveyors, 234 Park Street, North Reading, MA 01864, Recorded with the Essex South Registry of Deeds in Plan Book 365, Plan 78, to which plan reference is hereby made for a more particular description of said Lot 1.

Lot 1 contains approximately 87,500 square feet of land according to said plan.

This is non-homestead property for the within named grantors, as it is undeveloped land, and there are no person or persons entitled to the benefit of an estate of homestead in the property.

For title reference, see Deed of Andrea J. DiNardo, recorded with the Essex South District Registry of Deeds in Book 20155, Page 52, Christy A. Stusse recorded with the Essex South District Registry of Deeds in Book 20155, Page 49 and Jeffory D. Begin recorded with the Essex South District Registry of Deeds in Book 20155, Page 50.



## TOWN OF TOPSFIELD

### BOARD OF ASSESSORS

8 West Common Street

Topsfield, Massachusetts 01983

Telephone: (978) 887-1514 Fax: (978) 887-1502

This form must be completed for a certified abutters list.

Submission Date **Monday, April 11, 2019** Issue Date **Tuesday, April 16, 2019**

Department requiring list: **Planning Board**

300 Ft. ☒ 100 Ft. ☐ (Conservation Only) ☐ Direct Abutters

Person/Party requesting list: **Peter J. Ogren**

Address: **Hayes Engineering, Inc., 603 Salem St., Wakefield, MA 01880**

Phone #: **781-246-2800** Email Address **Pogren@hayeseng.com**

Property Owner: **Montana Development, LLC - Frank Iovanella, Manager**

Assessor's Map(s) Lot(s): **75-21** Location: **195 Rowley Bridge Road**

Assessor's Fee Paid: ☒ YES ☐ NO

The Assessors' Office requires ten (10) working days to certify an Abutters List. This list is valid for sixty days only from date of issue.

Certified By:

\_\_\_\_\_  
Topsfield Assessors



### **Certification of Parties in Interest**

The Board of Assessors of the Town of Topsfield do hereby certify, in accordance with the provisions of Section 10 and 11 of Chapter 808 of the Acts of 1975, that the following named persons, firms and corporations are parties in interest, as in said Section 11 defined, with respect to the premises herein above described.





# 300 foot Abutters List Report

Topsfield, MA  
April 16, 2019



## Subject Property:

Parcel Number: 75-21  
CAMA Number: 75-21  
Property Address: 195 ROWLEY BRIDGE RD

Mailing Address: Montana Development LLC  
32 Wildes Road  
Topsfield, MA 019

## Abutters:

Parcel Number: 75-11  
CAMA Number: 75-11  
Property Address: 192 ROWLEY BRIDGE RD

Mailing Address: LIPTAK MARK A  
192 ROWLEY BRIDGE RD  
TOPSFIELD, MA 01983

Parcel Number: 75-12  
CAMA Number: 75-12  
Property Address: 194 ROWLEY BRIDGE RD

Mailing Address: MCDONALD MAUREEN  
194 ROWLEY BRIDGE RD  
TOPSFIELD, MA 01983

Parcel Number: 75-13  
CAMA Number: 75-13  
Property Address: 196 ROWLEY BRIDGE RD

Mailing Address: TOWN OF TOPSFIELD  
8 WEST COMMON ST  
TOPSFIELD, MA 01983

Parcel Number: 75-15  
CAMA Number: 75-15  
Property Address: 204 ROWLEY BRIDGE RD

Mailing Address: RAYMOND STEPHEN L  
204 ROWLEY BRIDGE RD  
TOPSFIELD, MA 01983

Parcel Number: 75-2  
CAMA Number: 75-2  
Property Address: 207 ROWLEY BRIDGE RD

Mailing Address: EVANS DOUGLAS T TR  
58 MAIN ST  
TOPSFIELD, MA 01983

Parcel Number: 75-23  
CAMA Number: 75-23  
Property Address: 190 ROWLEY BRIDGE RD

Mailing Address: ESSEX COUNTY GREENBELT ASSOCIA  
82 EASTERN AVE  
ESSEX, MA 01929

Parcel Number: 75-3  
CAMA Number: 75-3  
Property Address: 199 ROWLEY BRIDGE RD

Mailing Address: PATTEN JESSICA  
199 ROWLEY BRIDGE RD  
TOPSFIELD, MA 01983

Parcel Number: 75-4  
CAMA Number: 75-4  
Property Address: 189 ROWLEY BRIDGE RD

Mailing Address: RICH DENNIS M  
189 ROWLEY BRIDGE RD  
TOPSFIELD, MA 01983

Parcel Number: 75-5  
CAMA Number: 75-5  
Property Address: 183 ROWLEY BRIDGE RD

Mailing Address: DEXTER JONATHAN S  
183 ROWLEY BRIDGE RD  
TOPSFIELD, MA 01983

Parcel Number: 75-6  
CAMA Number: 75-6  
Property Address: 179 ROWLEY BRIDGE RD

Mailing Address: BRUNTON STEVE JOHN  
179 ROWLEY BRIDGE RD  
TOPSFIELD, MA 01983



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4/16/2019

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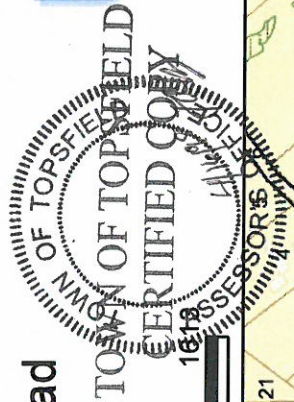
# 195 Rowley Bridge Road

Topsfield, MA

April 16, 2019

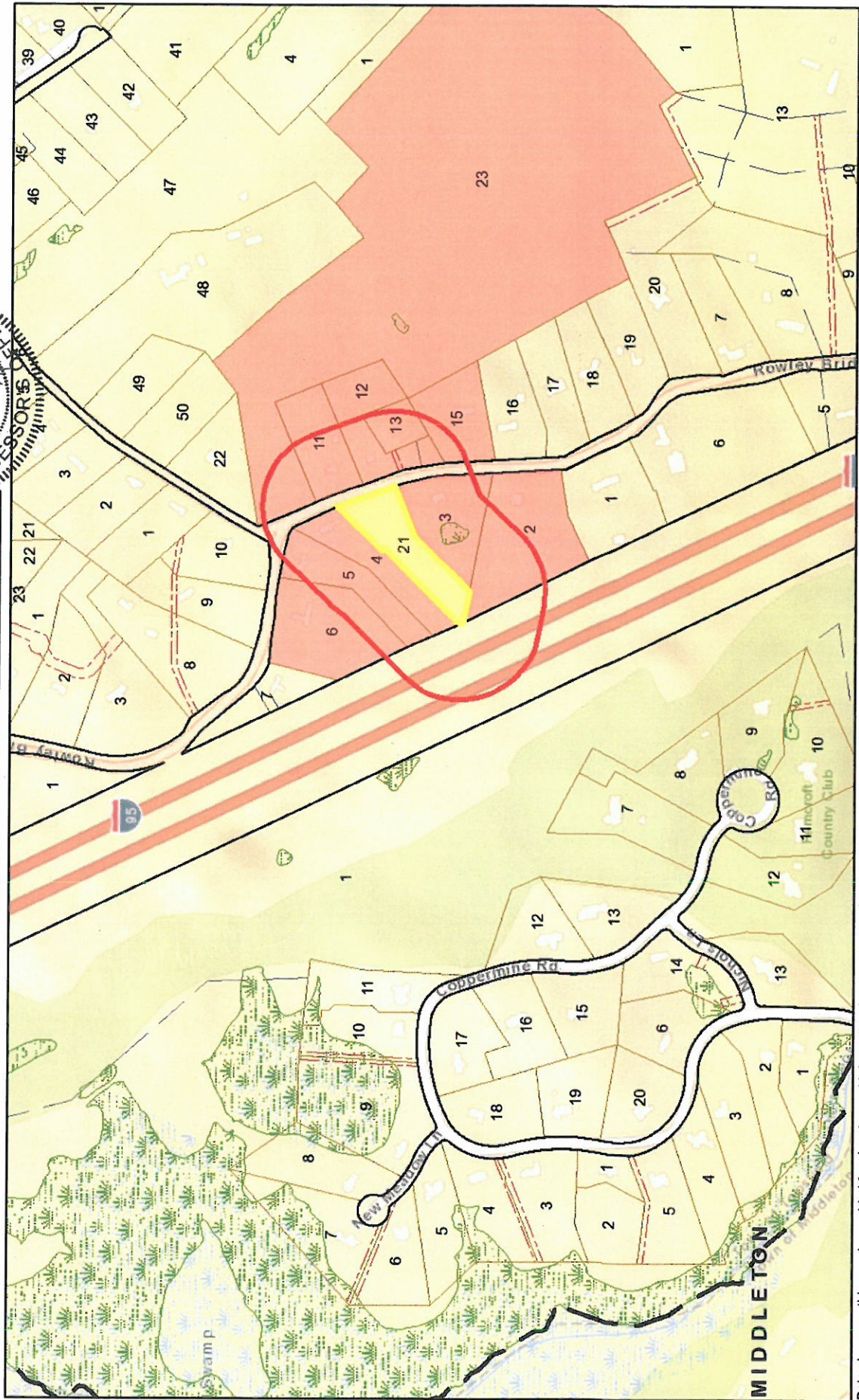
1 inch = 537 Feet

0 537 1075



CAI Technologies  
Precision Mapping Geospatial Solutions

www.cai-tech.com



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