



PLANNING DEPARTMENT

**TOWN OF GRAFTON**  
GRAFTON MEMORIAL MUNICIPAL CENTER  
30 PROVIDENCE ROAD  
GRAFTON, MASSACHUSETTS 01519  
(508) 839-5335 ext 1120 • FAX (508) 839-4602  
planningdept@grafton-ma.gov  
www.grafton-ma.gov

**APPLICATION FOR SPECIAL PERMIT**

Application No. SP2022-07/SPA

**APPLICANT & PROPERTY OWNER INFORMATION**

NAME Jeanmarie Houghton  
STREET 16 Morgan Dr CITY/TOWN North Grafton  
STATE MA ZIP 01536 TELEPHONE 774-293-0391  
NAME OF PROPERTY OWNER (if different from Applicant) Jeanmarie Houghton  
Deed recorded in the Worcester District Registry of Deeds Book 48540 Page 198

**SITE INFORMATION:**

STREET AND NUMBER 16 Morgan Drive  
ZONING DISTRICT R4 ASSESSOR'S MAP 31 LOT #(S) 107  
LOT SIZE 1.10 FRONTAGE \_\_\_\_\_  
CURRENT USE residential

**RECEIVED**

**PROJECT/PLAN INFORMATION:**

PLAN TITLE \_\_\_\_\_  
PREPARED BY (name/address of PE/Architect) \_\_\_\_\_ AUG - 3 2022  
DATES \_\_\_\_\_

**Planning Board**

Use for which Special Permit is sought: (refer to § 3.2.3.1 of the Zoning Bylaw - Use Regulation Table) **Grafton, MA**

Keeping 3 domestic geese

Cite all appropriate sections of the Zoning By-Law which pertain to this Application, Use and Site:

**TO THE GRAFTON PLANNING BOARD:**

The undersigned, being the APPLICANT named above, hereby applies for a SPECIAL PERMIT to be granted by the Planning Board and certifies that, to the best of APPLICANT'S knowledge and belief, the information contained herein is correct and complete.

Applicant's Signature Amanda Kim Date: 8/03/22

Property Owner's Signature (if not Applicant) Jeanmarie Houghton Date: 8/03/22



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**APPLICATION FOR SITE PLAN APPROVAL**

Application No. \_\_\_\_\_

APPLICANT NAME: Jeanmarie Houghton

STREET 16 Morgan Drive CITY/TOWN North Grafton

STATE MA - ZIP 01536 TELEPHONE 774-293-0391

PROPERTY OWNER NAME: Jeanmarie Houghton

STREET 16 Morgan Drive CITY/TOWN North Grafton

STATE MA ZIP 01536 TELEPHONE 774-293-0391

Deed recorded in the Worcester District Registry of Deeds Book 48540 Page 198

CONTACT PERSON'S NAME: Jeanmarie Houghton

TELEPHONE \_\_\_\_\_

**SITE INFORMATION:**

STREET AND NUMBER 16 Morgan Drive

ZONING DISTRICT R4 ASSESSOR'S MAP 31 LOT #(S) 107

LOT SIZE 1.10 FRONTAGE \_\_\_\_\_

CURRENT USE residential

**PLAN INFORMATION:** NA

PLAN TITLE \_\_\_\_\_

PREPARED BY \_\_\_\_\_

DATE PREPARED \_\_\_\_\_ REVISION DATE \_\_\_\_\_

Describe proposed changes / additions: \_\_\_\_\_

**TO THE GRAFTON PLANNING BOARD:**

The undersigned, being the APPLICANT named above, hereby applies for approval of the above entitled SITE PLAN by the Planning Board and certifies that, to the best of APPLICANT'S knowledge and belief, the information contained herein is correct and complete and that said PLAN conforms with the requirements of the Zoning By-Law of the Town of Grafton.

Applicant's Signature Alison Kw Date: 8/03/22

Property Owner's Signature (if not Applicant) Jeanmarie Houghton Date: 8/03/22



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TREASURER / COLLECTOR

## Certificate of Good Standing

Applicants seeking permits with the Town of Grafton must submit this completed form at the time of application. When all obligations are paid to date, you must attach this "Certificate of Good Standing," with your application. Delinquent bills must be paid in full before the appropriate department accepts your application. Please make arrangements to pay these outstanding bills at the Collector's Office.

**Please note: it can take up to three (3) business days to process each request.**

Please check all that apply and indicate if permit(s) have been issued.

	Permit Issued?			Permit Issued?	
	Yes	No		Yes	No
<input type="checkbox"/> Building - Inspection(s)	___	___	<input type="checkbox"/> Septic System	___	___
<input type="checkbox"/> Building - Electric	___	___	<input type="checkbox"/> Conservation	___	___
<input type="checkbox"/> Building - Plumbing	___	___	<input type="checkbox"/> Planning	___	___
<input type="checkbox"/> Board of Health	___	___	<input checked="" type="checkbox"/> Other	___	___

Other Permit: Pending special permit

Jeanmarie Houghton  
Petitioner Name

Jeanmarie Houghton  
Property Owner / Company Name

16 Morgan Drive  
Petitioner Address

16 Morgan Drive  
Property Address

Grafton MA 01536  
City, State, Zip

Grafton, MA , 01536  
City, State, Zip

774 - 293 - 0391  
Phone

Date:	Current	Delinquent	N/A
Real Estate	✓		
Personal Property			✓
Motor Vehicle Excise	✓		
Disposal			✓
General Billing			✓

Both Schrottman  
Treasurer / Collector Name (please print)

Both Schrottman  
Treasurer / Collector Signature

7/26/2022  
Date

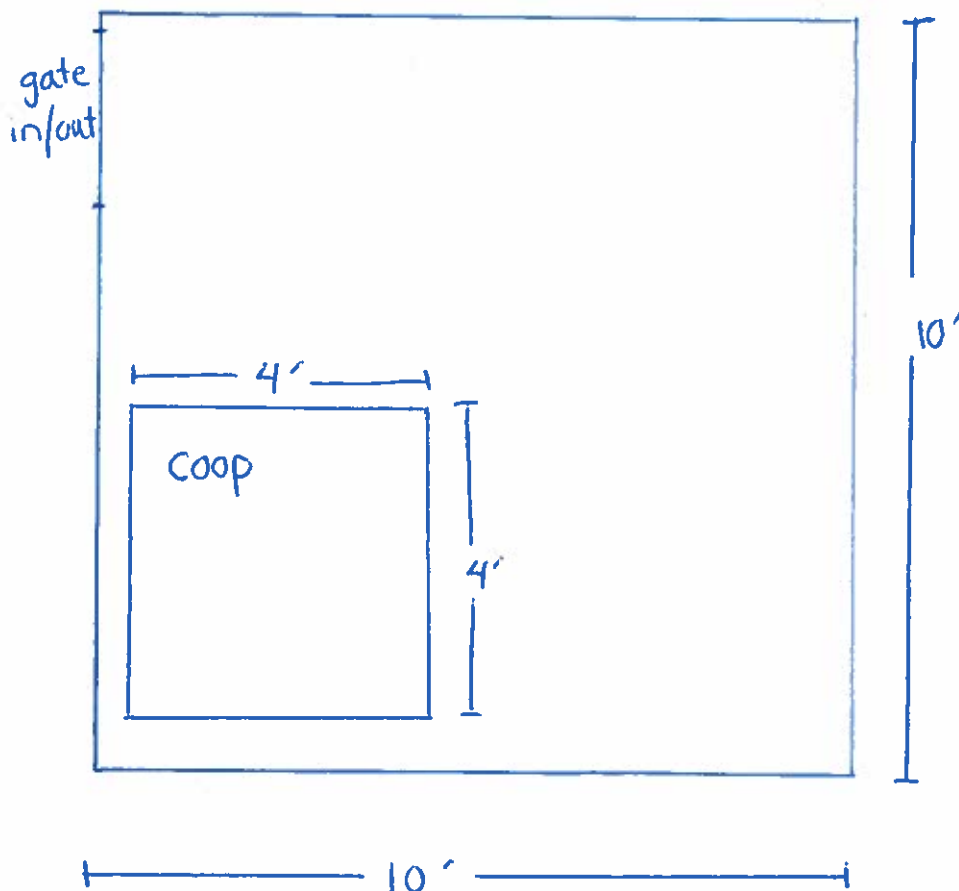
16 MORGAN DRIVE  
MAP 31 LOT 107

Todd Bernard  
Data Collector

PARCEL ID	LOCATION	OWNER_1	OWNER_2	ADDRESS	City	State	Zip	BK	PG
023.0-0000-0105.0	12 MORGAN DRIVE	MARINO BRIAN & JULIE TRUSTEES	BJM REALTY TRUST	12 MORGAN DRIVE	N GRAFTON MA		01536	40142	295
031.0-0000-0003.0	8 MORGAN DRIVE	WHITNEY EDWARD F		129 OLD WESTBORO ROAD	N GRAFTON MA		01536	40519	119
031.0-0000-0003.A	116 OLD WESTBORO ROAD	ADCOCK CHARLES F	ADCOCK DEBORAH P	116 OLD WESTBORO ROAD	N GRAFTON MA		01536	21638	40
031.0-0000-0003.B	118 OLD WESTBORO ROAD	CALDES CHRISTOPHER	MASON LEAH R	118 OLD WESTBORO ROAD	N GRAFTON MA		01536	44782	166
031.0-0000-0004.0	114 OLD WESTBORO ROAD	JOHANSSON KENNETH L & CARLA B LIFE	JOHANSSON DANIEL TRUSEE	JOHANSSON FAMILY 2015 TRUST	N GRAFTON MA		01536	53990	276
031.0-0000-0005.0	112 OLD WESTBORO ROAD	REEVES REBECCA L & KOTWICA MICHELLE	CF BUDROE IRREVOCABLE TRUST	112 OLD WESTBORO ROAD	N GRAFTON MA		01536	56842	207
031.0-0000-0006.0	110 OLD WESTBORO ROAD	CHRISTIAN, MICHAEL F	CHRISTIAN, MEREDITH	110 OLD WESTBORO ROAD	N GRAFTON MA		01536	50754	239
031.0-0000-0106.0	14 MORGAN DRIVE	BARKSDALE DAVID A	BARKSDALE JANET A	14 MORGAN DRIVE	N GRAFTON MA		01536	35928	130
031.0-0000-0107.0	16 MORGAN DRIVE	HOUGHTON JEAN MARIE		16 MORGAN DRIVE	N GRAFTON MA		01536	48540	198
031.0-0000-0108.A	18 MORGAN DRIVE	TY NI-ONE	TY SAMANTHA M	18 MORGAN DRIVE	N GRAFTON MA		01536	35116	77
031.0-0000-0108.B	20 MORGAN DRIVE	GARG, SHIVANK	KRISHNAN, SUSHMITHA S	20 MORGAN DRIVE	N GRAFTON MA		01536	65748	352
031.0-0000-0108.C	22 MORGAN DRIVE	WANG JIE QIONG	ZHU REN GUA	22 MORGAN DRIVE	N GRAFTON MA		01536	37379	331
031.0-0000-0109.0	21 MORGAN DRIVE	WIZA JOSEPH C & WIZA JENNIFER L	JCW LEGACY REVOCABLE LIVING TRUST	JENNIFER WIZA REVOCABLE LIVING TRUS	N GRAFTON MA		01536	54572	43
031.0-0000-0110.0	19 MORGAN DRIVE	YOUNG BRADLEY J		19 MORGAN DRIVE	N GRAFTON MA		01536	51030	125
031.0-0000-0111.0	2 APPALOOSA DRIVE	OH HYUN	OH YANG	2 APPALOOSA DRIVE	N GRAFTON MA		01536	57586	331
031.0-0000-0147.0	3 APPALOOSA DRIVE	KNOBLOCK KENNETH	TALLON MAUREEN	3 APPALOOSA DRIVE	N GRAFTON MA		01536	27249	43
031.0-0000-0148.0	1 APPALOOSA DRIVE	BURKE STEPHEN F	BURKE SALLY H	1 APPALOSSA DRIVE	N GRAFTON MA		01536	27000	82
031.0-0000-0149.0	15 MORGAN DRIVE	BHAN PURSHOTAM	BHAN ANILA	15 MORGAN DRIVE	N GRAFTON MA		01536	54181	121
031.0-0000-0232.0	5 SADDLE HILL CIRCLE	SUBRAMANIAM, SELVARAJ	RAJAGOPAL, ANURADHA	5 SADDLE HILL CIRCLE	N GRAFTON MA		01536	60953	284
031.0-0000-0233.0	3 SADDLE HILL CIRCLE	FARRIS SCOTT	FARRIS PATRICIA	3 SADDLE HILL CIRCLE	N GRAFTON MA		01536	54562	381
031.0-0000-0234.0	23 MORGAN DRIVE	PATEL, ANIRUDDH	PATEL, ARPITA	23 MORGAN DRIVE	N GRAFTON MA		01536	60421	172

This is our proposal to house three (3) adult Toulouse geese on our property.

These geese have been raised by humans and are tame/domesticated. They were purchased from breeders in western MA. They have been trained to remain on property and no longer need to be corrected on this. These geese are for eggs and companionship, are housed in backyard in a 10'x10' dog kennel with a 4'x4' shelter inside for birds to sleep in at night. Cage is a little under 6' tall. There is netting over the top to prevent any birds of prey from entering and disturbing the geese. There have been no issues with predators once the geese reached maturity and are large enough to be safe from hawks. There was a known fox den in the house across the street's backyard, but no issues with foxes have occurred so far. In all, these geese take up 100 square feet of ground total.





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**WAIVER REQUEST FORM**

Please select the waivers you are requesting, followed by a brief explanation as to why the waiver is needed:

Site Plan Requirements (Section 1.3.3.3.d.)

A Site Plan prepared by a professional architect or registered professional engineer, at a scale of one inch equals forty feet (1" = 40'), or at such other scale as may be necessary to show all detail clearly and accurately. Sheet sizes shall not exceed twenty-four inches by thirty-six inches (24" x 36"), and shall not be less than eleven inches by seventeen inches (11" x 17"). If multiple sheets are used they shall be accompanied by an index sheet showing the entire parcel at an appropriate scale.

Click here to enter text.

(1.) Name and address of the person(s) submitting the application;

*Jean Houghton  
16 Morgan Dr*

Click here to enter text.

(2.) Name and address of the owner(s) of the subject property(ies), if different;

Click here to enter text.

(3.) Present use(s) of the land and description and use(s) of existing building(s) thereon, if any;

Click here to enter text.

(4.) Proposed use(s) of the land;

Click here to enter text.

(5.) Proposed use(s) of existing buildings, if any;

Click here to enter text.

(6.) Description and proposed use(s) of the proposed building(s), if any;

Click here to enter text.

(7.) Zoning District(s) in which the parcel is located, including floodplain, if applicable;

Click here to enter text.

(8.) Locus Map (scale of 1"=1,000') and north arrow;

Click here to enter text.

(9.) Title Block containing: name of the project; applicant; property owner; property address and Assessor's Map/Lot number; date (with revisions); name, address and phone number, and the signature and seal of the professional architect or engineer preparing the plan;

Click here to enter text.

(10.) Wetlands, Ponds, Streams, or other water bodies, including all applicable buffer zones;

Click here to enter text.

(11.) Ownership of all abutting land and approximate location of buildings, driveways, and parking areas thereon within a maximum distance of two hundred feet (200') of the property lines;

Click here to enter text.

(12.) Existing and proposed topography at two-foot (2') elevation intervals;

Click here to enter text.

(13.) All property lines of the subject property, and all setbacks of buildings and parking areas from said lines, and existing and proposed easements, if any;

Click here to enter text.

Earthwork Calculations (Section 1.3.3.3f.)

A report, if applicable, showing calculations of the volume of earth material to be removed from or delivered to the site, including a description of such removal or fill activity. Depending upon the volume of material to be removed or filled, the Planning Board may require the Applicant to submit additional information (if not submitted in the report) regarding, but not limited to, the following: the hours of fill/removal activity; proposed route(s) of transporting materials to and from the site; and measures for dust and erosion control (both on- and off-site) for the proposed activity.

[Click here to enter text.](#)

Written statements from the following:

[Click here to enter text.](#)

(1.) The engineer and/or architect preparing the plans indicating that the building(s) and site have been designed to comply with the performance standards set forth in Section 4.2 of the Zoning By-Law.

[Click here to enter text.](#)

(2.) The applicant(s) and owner(s) of the property indicating that the building(s) and site will be maintained, and the activities on the site will be conducted in accordance with the performance standards set forth in Section 4.1 of the Zoning By-Law.

[Click here to enter text.](#)

Traffic Study (Section 8.2)

A traffic study shall be submitted with each application for a subdivision of greater than 20 units, special permit or special permit with site plan review, or where required by the Planning Board, unless otherwise waived by a four-fifths (4/5) vote of the SPGA.

[Click here to enter text.](#)



the bird on the map shows approximately where the coop is