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November 18, 2013

VIA HAND DELIVERY

Ms. Sherrill Gould, Esq.
Littleton Zoning Board of Appeals
37 Shattuck Street
Littleton, MA 01460

VIA HAND DELIVERY

Ms. Diane Crory, Town Clerk
37 Shattuck Street
Littleton, MA 01460

Dear Ms. Gould and Ms. Crory:

Fifteen Great Road II, LLC ("FGR") is hereby submitting an application pursuant to 760CMR56.05(11) for changes to the Comprehensive Permit for the property at 15 Great Road, Littleton, Massachusetts previously approved by the Littleton Board of Appeals ("Project"). The changes requested are required to make the Project economically feasible.

In summary, FGR is requesting changes to the Comprehensive Permit:

- 1) A site plan change to allow three 48 unit garden style, 4 story slab on grade, elevator serviced apartment buildings on the eastern portion of the site and 56 town home or single units on the more westerly portions of the site. The garden style apartments will consist of 66 one bed, 66 two bed and 12 three bed units while the town home or single will be made up of 12 two bedroom units and 44 three bedroom units.
- 2) A change to Condition 14 of the decision to increase the maximum height by 4 feet from 49 to 53 feet.
- 3) A change in unit mix and total bedrooms as described in the chart below:


	Approved Units	Amended	Change	% Change
One bedroom	48	66	18	38%
Two Bedroom	78	78	0	0%
Three bedroom	64	56	-8	-13%
Total Units	190	200	10	5%
Total Bedrooms	396	390	2	-1%

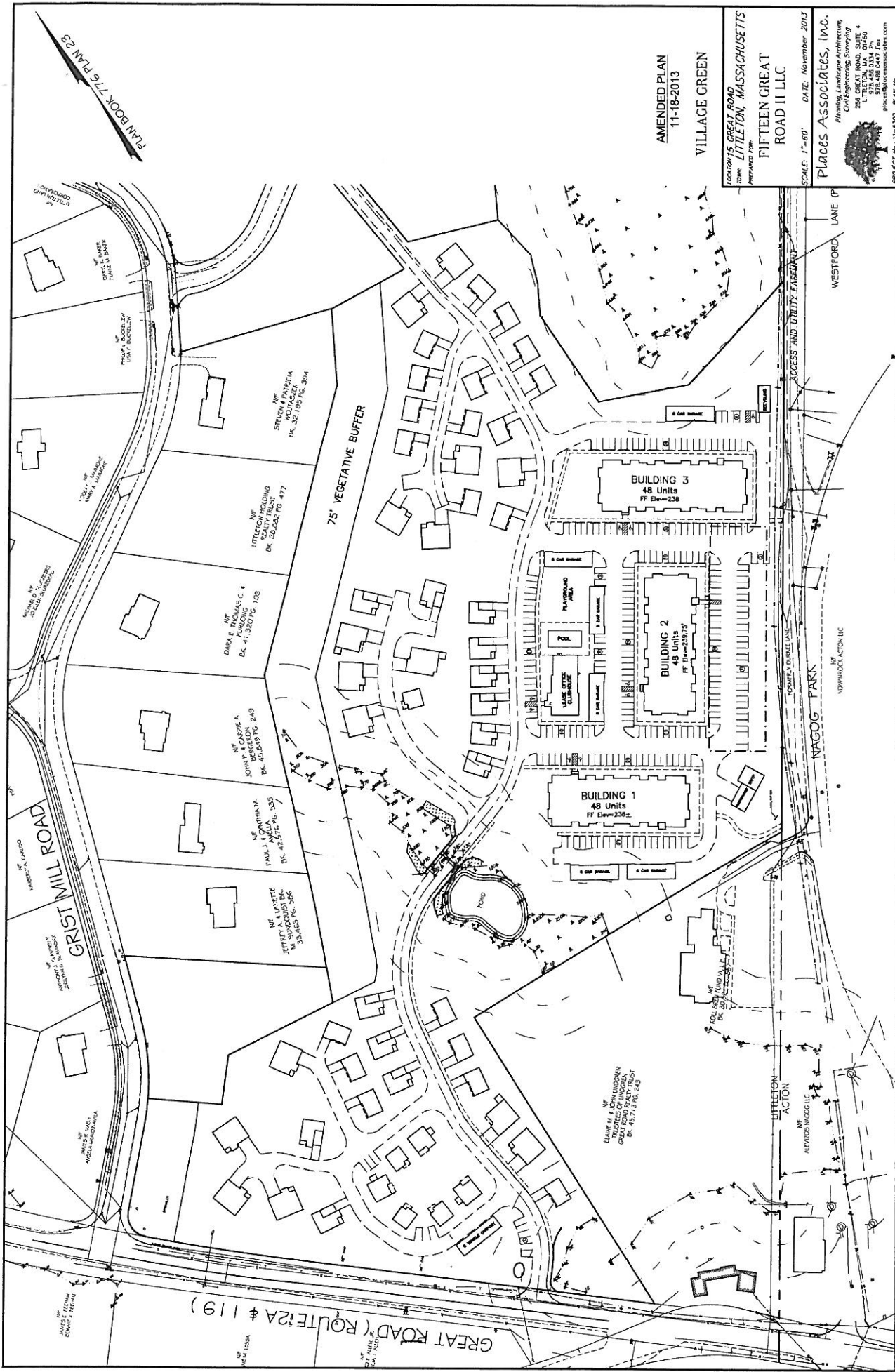
- 4) To delete Condition 52 of the Comprehensive Permit which reads "Perpetual Rental Restriction: All residential units within the Project shall remain rental units in perpetuity" and allow the units to be "for rent" or "for sale" at the option of the applicant from the inception or upon a future conversion, so long as the Project complies with Section 14 of the Host Community Agreement.
- 5) To make other such changes to the Comprehensive Permit and grant such waivers as may be necessary for economic feasibility and to expedite the issuance of building permits.

Enclosed please find plan entitled "Amended Plan 11-18-2013 - Village Green" generally depicting the amended Project site plan.

Sincerely,

FIFTEEN GREAT ROAD II, LLC

By: 
David E. Hale, Manager



PLAN BOOK 716 PLAN 23

AMENDED PLAN
11-18-2013
VILLAGE GREEN

LOCATION: 15 GREAT ROAD
TOWN: LITTLETON, MASSACHUSETTS
PREPARED FOR: FIFTEEN GREAT ROAD II LLC
SCALE: 1"=60' DATE: November 2013
PLACES ASSOCIATES, INC.
Planning, Landscape Architecture,
Civil Engineering, Surveying
100 WESTFORD LANE
LITTLETON, MA 01450
978.486.0347 Fax
978.486.0347 E Mail
places@placesassociates.com
PROJECT No. 11-0303 PLAN No.

GREAT ROAD (ROUTE 2A # 119)

GRIST MILL ROAD

WESTFORD LANE (P)

LILIAN M F NEILSON
RESIDENT OF THE TOWN
OF LITTLETON
CITY AND REALTY TRUST
BK 45-171-3 PG 243

JEFFREY A LARTE
M SHOOK PG 566
33 WED PG 566

PAULI ANGLA
BK 42-575 PG 7

JOHN P LLOYD
BK 40-249 PG 249

DANA E THOMAS C 4
BK 41-320 PG 103

LITTLETON HOLDING
QUALITY FUND
BK 20-608 PG 477

STEPHEN R PATRICK
WOLFAGEN
BK 26-199 PG 384

PHILIP A BOCKLEY
TOM BOYLEY
BK 16-100 PG 100

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TOM BOYLEY
BK 16-100 PG 100

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