

Meeting Agenda

Tuesday, May 9, 2017
Town Hall Conference Area 6:30 PM

- A. "Homework:" Identify your top 3 priorities for a 5 year plan from
 - 1. Strengthening Community Connections, pages 202-203
 - 2. Zoning & Policy, pages 187-191
 - 3. Improve Municipal Infrastructure and Services, pages 194-197
- B. Call to order
- C. Minutes from March 21 meeting
- D. News/Progress?
 - 1. Education and Outreach, pages 180-183
 - 2. Other?
- E. Bernardston 4 arch bridge - deed attached
- F. Summary Table of Recommendations - Tier 1- Top 3
 - 1. Strengthening Community Connections, pages 202-203
 - 2. Zoning & Policy, pages 187-191
 - 3. Improve Municipal Infrastructure and Services, pages 194-197
- G. Bringing the BMP into action: Outcomes will be prioritize, support/defend, identify stakeholder and how to begin moving forward
 - **Option 1:** Begin whole committee discussion and action plan
 - Pro: Hear everyone's concerns/ideas, Con: Time consuming
 - **Option 2:** Breakout groups of two for each category
 - Pro: Time saving, Con: Could miss opportunities for overlap with stakeholders
- F. Other
 - 4. What would we like to bring to the annual town meeting?
- G. Next meeting Tuesday, June 13 @ 6:30 PM
- H. Adjourn

Franklin County - 20/20 Perfect Vision i2 Document Detail Report

Current datetime: 3/23/2017 8:08:06 AM

Doc#	Document Type	Town	Book/Page	File Date	Consideration
3077	DEED		02988/289	04/07/1995	99000.00
Property-Street Address and/or Description					
43 RIVER ST					
Grantors					
ATWILL STEVEN D					
Grantees					
SCHOENBERGER PATRICIA A, GRYBKO MICHAEL V					
References-Book/Pg Description Recorded Year					
05185/111 REL 2006					
Registered Land Certificate(s)-Cert# Book/Pg					



1995 00003077

Bk: 2988 Pg: 289 Doc:DEED
Page 1 of 4 04/07/1995 09:23AM

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**AFFECTED PREMISES
43 RIVER STREET
BERNARDSTON, MA 01337**

KNOW ALL MEN BY THESE PRESENTS

THAT I, STEVEN D. ATWILL,

of Bernardston, Franklin County, Massachusetts

For Consideration Paid, and in full consideration of NINETY-NINE THOUSAND AND 00/100 (\$99,000.00) DOLLARS

GRANT TO PATRICIA A. SCHOENBERGER and MICHAEL V. GRYBKO
as tenants in common

of 320 South Pleasant Street
Amherst, MA 01002

WITH QUITCLAIM COVENANTS

DEEDS REG 11
FRANKLIN
04/07/95
TAX 451.44
CASH 451.44
0631A135 09:20
EXCISE TAX

Apr 7 9 23 AM '95

The land in Bernardston, Franklin County, Massachusetts, consisting of 25,307 square feet and shown as LOT 1 on plan entitled "Plan of Land in Bernardston, MA Surveyed for Steven D. Atwill" prepared by Edward C. Muszynski, P.L.S. dated February 15, 1995, filed with Franklin County Registry of Deeds in Plan Book 91, Page 13, being more particularly bounded and described as follows:

BEGINNING at an iron pin marking the northeast corner of the parcel herein described at the intersection of the westerly line of River Street and southerly line of land of Boston and Maine Railroad;

thence in a westerly direction along the southerly line of said railroad property a distance of 219.25 feet to an iron pin marking the northwesterly corner of the parcel herein described;

thence S. 9° 04' 08" W., a distance of 105.33 feet to an iron pin marking the southwesterly corner of the parcel herein described;

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thence S. 80° 55' 52" E., a distance of 200.00 feet to an iron pin in the westerly line of said River Street, said iron pin marking the southeasterly corner of the parcel herein described;

thence N. 16° 28' 00" E., along the westerly line of said River Street a distance of 135.00 feet to the place of beginning.

The above described LOT 1 in conveyed together with the following two easements:

1. A permanent easement sixty (60) feet wide and two hundred (200) feet deep running from the westerly line of River Street across other land of Steven D. Atwill located immediately south of and abutting the entire southerly line of the aforesaid LOT 1. The Grantees, their heirs, successors, assigns, invitees, and licensees shall have the right to use said easement in common with the Grantor, his heirs, successors, assigns, invitees, and licensees for passing and repassing on foot or by vehicle, together with the right but not the obligation to grade, pave, and otherwise improve, maintain and repair said easement at their discretion and expense. The Grantor, his heirs, successors, assigns, invitees, and licensees shall retain the right to use said easement for any purpose, including, but not limited to its use as a street or way, and for the installation of utilities below ground, provided, however, no such use shall materially interfere with the rights of the Grantees described herein.

2. A permanent easement for the purpose of maintaining, inspecting, repairing and replacing a septic pipe and leaching facility used in connection with the aforesaid LOT 1, which is located on the easterly side of River Street at the approximate location shown on the attached sketch made a part hereof. The area within which the above described easement is to be exercised is limited to that which is reasonably necessary to maintain, inspect, repair and replace such pipe and leaching facility as it now exists, and in no event shall exceed the area comprised of a 30 foot wide by 30 foot deep square comprising the northwesterly corner of LOT 1 on the easterly side of River Street as shown on the attached sketch. The Grantor, his heirs, successors, assigns, invitees, and licensees shall not undertake any activity on the premises which might materially interfere with, or otherwise unduly burden the Grantees with regard to such easement. Following any repairs or replacement of the existing septic pipe and/or leaching facility, the Grantees agree to return the premises to a condition substantially similar to its condition as of the date of this deed.

FOR TITLE REFERENCE PURPOSES see deed by Steven D. Atwill and Susan J. Atwill to Steven D. Atwill dated December 21, 1989, recorded in the Franklin County Registry of Deeds, Book 2406, Page 140.

EXECUTED as a sealed instrument this 6th day of April, 1995.

Witness

STEVEN D. ATWILL

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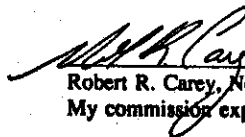
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THE COMMONWEALTH OF MASSACHUSETTS

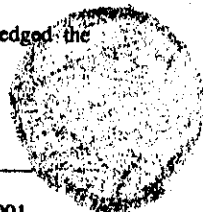
Franklin, ss.

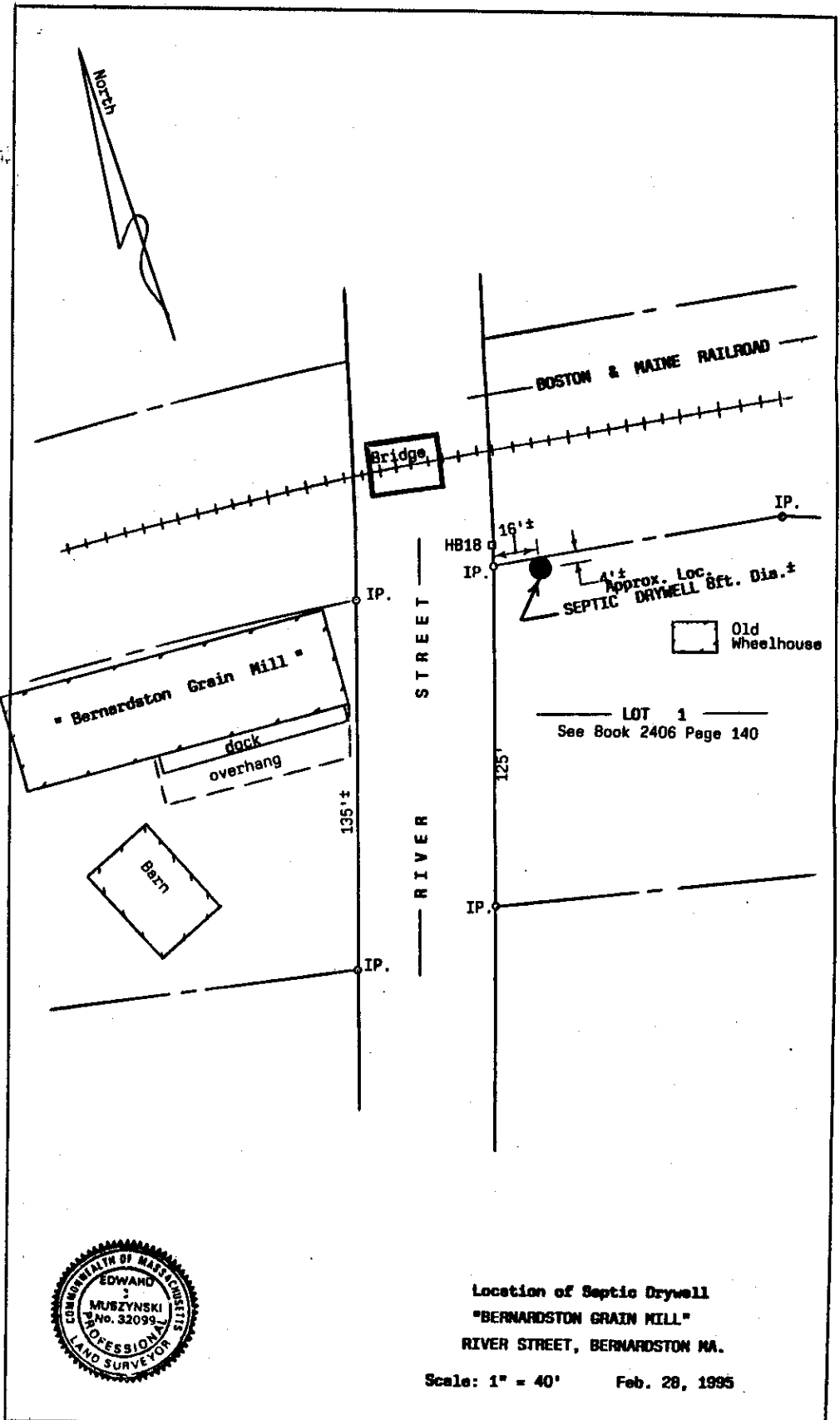
April 6, 1995

Then personally appeared the above named Steven D. Atwill and acknowledged the foregoing instrument to be his free act and deed, before me



Robert R. Carey, Notary Public
My commission expires 03-16-2001





Location of Septic Drywell
 "BERNARDSTON GRAIN MILL"
 RIVER STREET, BERNARDSTON MA.

Scale: 1" = 40' Feb. 28, 1995

ATTEST: FRANKLIN COUNTY, MASS. H. Peter Wood, Register