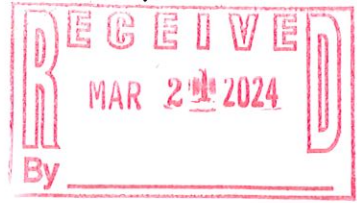


PB2024-12



TOWN OF HARWICH PLANNING DEPARTMENT

PLANNING BOARD APPLICATION COVENANT RELEASE REQUEST FORM B-4



TO THE TOWN CLERK, HARWICH, MA DATE 3/20/24

Table with 2 columns: Applicant Name(s), Organization, Street/PO Box, Town, ST, Zip, Phone, Fax, E-mail. Row 1: Susan Ladue, Regulatory Specialist; Row 2: Eastward Companies; Row 3: 155 Crowell Road; Row 4: Chatham, MA 02633; Row 5: 508-326-3684; Row 6: N/A; Row 7: sladue@eastwardco.com

The applicant is one of the following: (please check appropriate box) [X] Owner [ ] Tenant\* [ ] Prospective Buyer\* [X] Representative for Owner/Tenant/Buyer [ ] Other\*

\*Written permission of the owner(s) and municipal lien certificate is required.

Please release from covenant the lots requested as follows:

Table with 2 columns: Original Planning Board Case #, Covenant #, Lot #'s being requested for release, Is this a request for full release or partial?, Please attach:; Row 1: PB2022-12 PB Decision Book 35326, Page 17; Row 2: Book 35326, Page 14; Row 3: Lot 4 and put Lot 3 back into the Covenant; Row 4: Partial Plan Book 697, Page 14; Row 5: List of attachments including As-built Plan, Road Inspection Form, Estimate for unfinished work, and other forms.

Authorization

Your signature hereby asserts, to the best of your knowledge, that the information submitted in this application is true and accurate; that you agree to fully comply with the Town of Harwich Zoning By-laws and the terms and conditions of any approval of this application by the Planning Board; and authorizes the Members of the Planning Board and Town Staff to visit and enter upon the subject property for the duration of the consideration of this application.

Susan B. Ladue Eastward Companies, Regulatory Specialist Applicant

For Eastward Companies/Eastward MBT LLC Trustee Eastward Cos. Business Trust Owner(s) - Authorization must accompany application if the owner is not the applicant.

# EASTWARD COMPANIES

March 20, 2024

Harwich Planning Board  
732 Main Street  
Harwich, MA 02645

**RE: Turtle Run - Lot 4 Release Request  
Swap for Lot 3/Return Lot 3 to Covenant**

Dear Members of the Board:

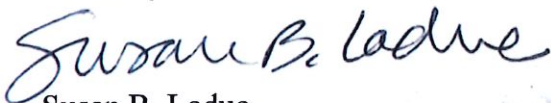
Eastward Companies is requesting the release of Lot 4 from the Turtle Run Agreement & Covenant. We have completed all required road & subdivision work but still need to address the comments of VHB outlined in their road construction report dated 1/4/23. Lot 4 is under agreement with a buyer and the closing is scheduled for May 1, 2024. Therefore, we are requesting a swap of Lot 4 for Lot 3/put Lot 3 back into the Covenant. The Planning Board approved a similar lot swap request with the Bascom Hollow subdivision in 2019.

The following items are attached for review and discussion at your next available meeting:

1. Completed and Signed Lot Release Request Form
2. Revised Road Construction Cost Estimate
3. Recorded Planning Board Agreement & Covenant
4. Recorded Release Form
5. Check for \$265.00 Filing Fee

Please let me know if you have any questions or need additional information. We'll be happy to complete and record a new Agreement & Covenant form for Lot 3. Thank you in advance for your consideration of our request.

Sincerely,



Susan B. Ladue  
Regulatory Specialist  
[sladue@eastwardco.com](mailto:sladue@eastwardco.com)  
508-326-3684

**155 CROWELL ROAD, CHATHAM, MA 02633 508-945-2300**