

**WARRANT
ANNUAL TOWN MEETING
TOWN OF DRACUT
NOVEMBER 7, 2011**

TO: ANY CONSTABLE IN THE TOWN OF DRACUT

Greetings:

In the name of the Commonwealth of Massachusetts you are hereby required to notify and warn the inhabitants of said Town who are qualified to vote in elections and in Town affairs to meet at the Lester G. Richardson Auditorium, Dracut High School, 1540 Lakeview Avenue, on Monday, November 7, 2011 at 7:30 P.M., then and there to act on the following articles:

ARTICLE #1:

To see if the Town will vote to waive the reading of the Town Meeting articles as printed in the warrant; or act in any other way relative thereto.

Submitted by Kathleen M. Graham, Town Clerk
Recommendations:

ARTICLE #2:

To see if the Town will vote to hear the report of previous Town Meetings and any other committee having a direction from previous Town Meetings; or act in any other way relative thereto.

Submitted by Kathleen M. Graham, Town Clerk
Recommendations:

ARTICLE #2-1:

To see if the Town will vote to hear the report of the Agricultural Commission referred from the June 6, 2011 Town Meeting, Article #2-1, referred from the June 2, 2008 Town Meeting, Article #24, as follows:

ARTICLE #24:

To see if the Town will vote to petition the Legislature to transfer any restrictions related to a building envelope, described in a Certificate of Approval for Construction of a Residential Dwelling on Land Subject to an Agricultural Preservation Restriction dated October 19, 1994, to other land owned by Margaret Ogonowski in a manner sufficient to satisfy the Commonwealth's no net loss policy under Article 97 of the Massachusetts Constitution; or act in any other way relative thereto.

Submitted by Voter Petition
Recommendations:

ARTICLE #2-2:

To see if the Town will vote to hear the report of the Sewer Commission referred from June 6, 2011 Town Meeting, Article #20 as follows:

ARTICLE #20:

To see if the Town will vote to take by Eminent Domain the Summer Hill Home Owners Association Sewer Lift Stations 1 & 2 System presently owned and maintained by the Summer Hill Home Owners Association; or act in any other way relative thereto.

Submitted by Michael Buxton, Director, Department of Public Works
Recommendations:

**WARRANT
ANNUAL TOWN MEETING
TOWN OF DRACUT
NOVEMBER 7, 2011**

ARTICLE #2-3:

To see if the Town will vote to hear the report of the Committee formed by June 1, 2009 Town Meeting on the Summer Hill Home Owners Association Sewer Lift Stations 1 & 2 System, referred from Article #2-2 of the June 6, 2011 Town Meeting, originally referred from June 7, 2010 Town Meeting, Article #22 as follows:

ARTICLE #22:

To see if the Town will vote to take over the Summer Hill Home Owners Association Sewer Lift Stations 1 & 2 System presently owned and maintained by the Summer Hill Home Owners Association; or act in any other way relative thereto.

Submitted by Voter Petition
Recommendations:

ARTICLE #3:

To see if the Town will vote to authorize the Dracut Sewer Commission on behalf of the Town to acquire by purchase, gift, eminent domain or otherwise, a permanent easement over Parcel AR-1 as identified on plan titled, "Plan Showing Taking for Utility Easement in Dracut, Mass.; Date: August 10, 2011; Scale: 1" – 40'; Andover Consultants, Inc., 1 East River Place, Methuen, Mass. 01844; Peter D. Goodwin, Reg. Prof. Land Surveyor," as well as taking by eminent domain the pumping station and improvements thereon.

Description of Easements over land owned by Jeffrey A. & June M. Berard, in Dracut, Mass., as shown on a plan entitled, "Plan Showing Taking for Utility Easement in Dracut, Mass." Dated August 10, 2011, prepared by Andover Consultants, Inc.

Parcel AR-1:

Beginning at a point in the southerly side line of Autumn Road, which point is 28.69' southwest of a stone bound as shown on said plan, thence;
Running S47-37-32E a distance of 20.00' to a point, thence;
Running S42-22-28W a distance of 61.55' to a point, thence;
Running N47-37-32W a distance of 20.00' to a point on the westerly side line of Autumn Road, thence;
Running N42-22-28E a distance of 61.55' by the sideline of Autumn Road to the point of beginning.
Containing 1,231 s.f. +/- as shown on said plan;

Or act in any other way relative thereto.

Submitted by Michael Buxton, Commissioner, Dracut Sewer Commission
Recommendations:

ARTICLE #4:

To see if the Town will vote to authorize the Dracut Sewer Commission on behalf of the Town to acquire by purchase, gift, eminent domain or otherwise, a permanent easement over Parcel CD-1 as identified on plan titled, "Plan Showing Taking for Utility Easement in Dracut, Mass.; Date: August 9, 2011; Scale: 1" – 40'; Andover Consultants, Inc., 1 East River Place, Methuen, Mass. 01844; Peter D. Goodwin, Reg. Prof. Land Surveyor," as well as taking by eminent domain the pumping station and improvements thereon.

Description of Easements over land owned by Vincent and Kristin L. Panniello in Dracut, Mass., as shown on a plan entitled, "Plan Showing Taking for Utility Easement in Dracut, Mass," dated August 9, 2011, prepared by Andover Consultants, Inc.

**WARRANT
ANNUAL TOWN MEETING
TOWN OF DRACUT
NOVEMBER 7, 2011**

ARTICLE #4 (Cont'd):

Parcel CD-1:

Beginning at a point in the westerly side line of Clough Drive, which point is marked by a stone bound, thence;

Running N56-41-32W a distance of 45.40' to a point, thence;

Running N34-51-17E a distance of 103.86' to a point, thence;

Running N67-58-48E a distance of 50.00' to a point on the westerly sideline of Clough Drive, thence;

Running S27-43-52W a distance of 145.63' by the side line of Clough Drive to the point of beginning.

Containing 4,709 s.f. +/- as shown on said plan;

Or act in any other way relative thereto.

Submitted by Michael Buxton, Chairman, Dracut Board of Sewer Commissions
Recommendations:

ARTICLE #5:

To see if the Town will vote to authorize the Sewer Commission to expend from the Sewer Enterprise Fund a sum of money for the acquisition, design, repair, prior repairs, reconstruction, and operation of the pumping stations and other related costs for the acquisition of the two parcels, CD-1 and AR-1 taken in the previous Articles; and for the payment of any damages thereon; and further to authorize the Sewer Commission to assess a betterment for one hundred per cent (100%) of the cost of the project and to assess every property that benefits therefrom its pro-rata share of cost, utilizing the uniform unit method; and to allow the Dracut Sewer Commission to use the betterment assessment process under Ch. 80, S. 12, if it so chooses; or act in any other way relative thereto.

Submitted by Michael Buxton, Chairman, Dracut Board of Sewer Commissioners
Recommendations:

ARTICLE #6:

To see if the Town will vote to raise and appropriate, borrow, and/or transfer from available funds an additional sum of money, said amount to be added to the prior appropriation for the 2012 fiscal year charges and expenses; or act in any other way relative thereto.

Submitted by Dennis E. Piendak, Town Manager
Recommendations:

ARTICLE #7:

To see if the Town will vote to appropriate and transfer from free cash a sum of money to defray expenses for the fiscal year beginning July 1, 2011; or act in any other way relative thereto.

Submitted by Dennis E. Piendak, Town Manager
Recommendations:

ARTICLE #8:

To see if the Town will vote to accept Mass. General Law Ch. 64G, Sec. 3A, to impose a local meals tax; or act in any other way relative thereto.

Submitted by Dennis E. Piendak, Town Manager
Recommendations:

**WARRANT
ANNUAL TOWN MEETING
TOWN OF DRACUT
NOVEMBER 7, 2011**

ARTICLE #9:

To see if the Town will vote to appropriate a sum of money to be expended under the direction of the Permanent Building Committee for the following purposes: (a) planning and constructing a new Town Hall, including any design, architecture and engineering costs associated therewith, the cost of construction, original equipment and furnishings in connection therewith, the acquisition of any land or interests in land necessary therefore by gift, purchase, eminent domain or otherwise and the costs associated with the related relocation of the existing town hall offices to a temporary location; (b) remodeling, reconstructing, and making extraordinary repairs to the former police station located at 1600 Lakeview Ave. to be used for municipal offices, including any design, architecture and engineering costs associated therewith; (c) leasing a temporary facility to be used as a Town Hall; (d) the costs of relocating existing offices in the Town Hall Annex and Sewer Department to the new Town Hall; (e) costs associated with the demolition and/or preparation for closure and/or sale of the Town Hall Annex and Sewer Department buildings; to determine whether this appropriation shall be raised by borrowing or otherwise; or act in any other way relative thereto.

Submitted by Dennis E. Piendak, Town Manager
Recommendations:

ARTICLE #10:

To see if the Town will vote to exempt property located at 1500 Lakeview Avenue, Dracut Senior High School, from the provisions of the Zoning Bylaw Section 3.11.00 and to authorize the Town of Dracut to install an electronic illuminated sign for the purpose of displaying community and school-wide functions and activities, emergency protocol, as well as all pertinent community informational notices; or to act in any other way relative thereto.

Submitted by Andrew G. Graham, Supervisor of Bldgs & Grounds/Dracut Pubic Schools
Recommendations:

ARTICLE #11:

To see if the Town will vote to amend Section 2.11.30 (Table of Permitted Uses) of the current Town of Dracut Zoning Bylaw by replacing under the B-4 District column the phrase "O" with the notation of "P11", and by inserting a new footnote #11 which states as follows:

"#11 Notwithstanding anything to the contrary in this Zoning Bylaw, a Single Family Dwelling Use and Structure existing as of June 1, 2011 shall be permitted by right to be located on the same Lot as other principal uses allowed in a B-4 Zoning District, provided that such other non-Single Family Dwelling uses and structures comply with the requirements of the B-4 Zoning District as well as other provisions of the Zoning Bylaw. Any modification to said Single Family Dwelling after June 1, 2011, whether or not another use permitted in the B-4 District is located on such Lot, shall be subject to approval by Site Plan Special Permit issued by the Planning Board."; or act in any other way relative thereto.

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Recommendations:

**WARRANT
ANNUAL TOWN MEETING
TOWN OF DRACUT
NOVEMBER 7, 2011**

ARTICLE #12:

To see if the Town will vote to rezone a parcel of land from R1, Residential, to B3, Business, described herein as follows:

1400 Broadway Road:

Beginning at a point on Broadway Road, in said Dracut, said point being the southeast corner of the demised premises and continuing N 55-18-10 W, a distance of 175 feet to a point;

Thence N 06-00-00 E, a distance of 162.00 feet to a point;

Thence N 81-00-00 E, a distance of 80.00 feet to a point;

Thence N 12-00-00 W, a distance of 24.66 feet to a point;

Thence N 74-14-12 E, along a stone wall a distance of 17.46 feet to a drill hole;

Thence N 49-02-25 E, a distance of 64.56 feet to a point;

Thence S 55-18-10 E, a distance of 40.50 feet to a point;

Thence southeasterly, as shown on said plan, a distance of 323.77 feet to the point of beginning.

Said parcel containing 40,022 square feet of land, more or less, according to said plan.

Said parcel being further described as Lots 20 and 23 on a Plan of Land entitled "Subdivision Plan of Land in Dracut and Methuen, Mass."; compiled by Ross Engineering Company; dated April 10, 1987, Scale: 1" = 100'; and recorded with Middlesex North District Registry of Deeds in Plan Book 159, Plan 86.

Also a certain parcel of land beginning at a point on Broadway Road, in said Dracut, said point being the southwest corner of the demised premises and continuing along a curve a distance of 107.63 feet on a radius of 327.13 to a point being the southeast corner of the demised premises:

Thence N 34-07-51 E, a distance of 45.63 feet to a drill hole;

Thence N 34-07-51 E, a distance of 261.61 feet to a point;

Thence S 55-18-10 E, a distance of 116.01 feet to a point;

Thence in a southwesterly direction, along Lot 23 on said plan, a distance of 64.56 feet to a drill hole;

Thence in a southwesterly direction, along a stone wall, a distance of 17.46 feet to a point;

Thence in a southeasterly direction a distance of 24.60 feet to a point;

Thence in a southwesterly direction a distance of 80.00 feet to a point;

Thence in a southwesterly direction, according to said plan, a distance of 162.00 feet to the point of beginning.

Said parcel containing 25,469 square feet of land, more or less.

Said parcel being further described as Lot 22 and Lot 21 on a Plan of land entitled "Subdivision of Plan of Land in Dracut and Methuen, Mass.", compiled by Ross Engineering Company, dated April 10, 1987, Scale 1" = 100'; and recorded with Middlesex North District Registry of Deeds in Plan Book 159, Plan 86;

Or act in any other way relative thereto.

Submitted by Voter Petition
Recommendations:

ARTICLE #13:

294 Tyngsboro Road:

To see if the Town will vote to amend, change, and extend the B1 zoning of real estate having a post office address of 294 Tyngsboro Road, Dracut, Massachusetts, being shown on Assessor's Map 30, Lot 62 to include the entire Lot. Currently the Lot is located partially in a B1 zone and partially in an R1 zone. Said real estate being further described as follows:

**WARRANT
ANNUAL TOWN MEETING
TOWN OF DRACUT
NOVEMBER 7, 2011**

ARTICLE #13 (Cont'd):

294 Tyngsboro Road (cont'd):

The land in Dracut situated on the westerly side of Tyngsboro Road, with the buildings thereon, consisting of the following parcels:

PARCEL 1: Beginning at a steel pin on the westerly line of Tyngsboro Road at land now or formerly of John's By the Lake, Inc.; thence northwesterly along the westerly line of Tyngsboro Road twenty and 8/10 (20.8) feet to a stone bound; thence southwesterly at a 90° angle to Tyngsboro Road along land now or formerly of P. & K. Development Corp. two hundred thirty-seven (237) feet more or less to Lake Mascuppic; thence southeasterly along the shore of Lake Mascuppic thirty (30) feet more or less to a stake; thence northeasterly along land of the said John's By the Lake, Inc. two hundred seventeen (217) feet more or less to the point of beginning.

Containing 4,930 square feet more or less and being shown on "Plan of Land in Dracut, Massachusetts, Property of John H. Ferron, Dracut Associates, Dracut, Massachusetts, February 1969", recorded with Middlesex North District Registry of Deeds, Book of Plans 109, Plan 3A.

PARCEL 2: Beginning at a point on the westerly line of Tyngsboro Road about opposite the southerly line of a road known as Swamp Road and now called Stuart Street also known as Stewart Street and at the division line of land now or formerly of John H. Ferron and land now or formerly of Grady; thence running westerly along land of said Grady eighty-two (82) feet more or less to Lake Mascuppic; thence running northwesterly along Lake Mascuppic two hundred twenty (220) feet more or less to a point of land formerly of one Jeoffroy and one Phaneuf; thence running easterly along land formerly of said Jeoffroy and Phaneuf two hundred nine (209) feet more or less to said Tyngsboro Road; thence at a right angle running southerly along the westerly line of said Tyngsboro Road one hundred eighty-five (185) feet to the point of beginning. Being shown as the land of John H. Ferron on the above mentioned plan. Containing 23,316 square feet, more or less.

PARCEL 3: All the right, title and interest acquired under a deed from Eastern Massachusetts Street Railway Company, a corporation duly organized under the laws of the Commonwealth of Massachusetts, and recorded in said Registry of Deeds at Book 1592, Page 600, for an easement to use, operate and maintain, for the purposes of providing ingress and egress to and from the property described, for cars, buses, and passengers:

Beginning at a point on the westerly line of Tyngsboro Road 33.5 feet north of the southerly division line of land formerly of John's By the Lake, Inc. and land now or formerly of John Bowers; thence turning with an interior angle of 53 degrees to the street line and running sixty-three and 5/10 (63.5) feet to a point; thence turning with an interior angle of 163 degrees and running one hundred twenty-six (126) feet to a point; thence turning and running by a curve to the right of 75 foot radius one hundred eighty and 5/10 (180.5) feet to a point on the westerly side line of Tyngsboro Road; thence turning and running southeasterly by the westerly side line of Tyngsboro Road two hundred five (205) feet to the point of beginning. Containing 188,700 square feet more or less.

Being the same premises conveyed to Debra L. Leaver and John H. Burke, Sr., Trustees of B & L Realty Trust by Deed of Andrew Graham, Trustee of A & A Realty Trust, dated October 4, 2000, and recorded in Middlesex County North District Registry of Deeds, in Book 11100, Page 067;

Or act in any other way relative thereto.

Submitted by Voter Petition
Recommendations:

**WARRANT
ANNUAL TOWN MEETING
TOWN OF DRACUT
NOVEMBER 7, 2011**

ARTICLE #14:

14 Vinal Street:

To see if the Town will vote to amend and change the zoning of one (1) parcel of real estate, having a post office address of 14 Vinal Street, and being a portion of the parcel shown on Tax Map 33, Parcel 215 from a R3 Residential Zone to a B3 Business Zone, said real estate being further described as follows:

The land in Dracut, with the building thereon, situated on Vinal Street, the buildings thereon being number 14 on said Vinal Street, and thus bounded and described as follows:

Beginning at the Northwesterly corner of the premises on the Easterly side of said Vinal Street and the Southerly side of Lakeview Avenue; thence running southerly along said Vinal Street, 320 feet to Lot 423 on plan hereinafter mentioned; thence running Easterly along said Lot 423 on said plan, 47.59 feet to other land of said Batista Passalacqua; thence running Northerly along other land of said Batista Passalacqua, 320 feet to said Lakeview Avenue; thence running Westerly along said Lakeview Avenue, 114.45 feet to the point of beginning.

Being 16 certain lots of land numbered 1, 2, 3, 4, 5, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, and 434 as shown on plan entitled: "Collins Park," Dracut, Mass. Belonging to Fred C. Tobey Land Co., June 1913, and recorded with Middlesex North District Registry of Deeds, Plan Book 3, Plan 7.

Containing 25,784 square feet of land, more or less, and being all the same premises conveyed to JRV Homes, Inc. by deed dated June 10, 2011 and recorded with Middlesex North District Registry of Deeds in Book 25034, Page 248.

Dracut Assessors Tax Reference: Tax Map 33, Parcel 215;

Or act in any other way relative thereto.

Submitted by Voter Petition

Recommendations:

ARTICLE #15:

Brisette Street:

To see if the Town will vote to accept a portion of Brisette Street described as follows:

A certain parcel of land situated in Dracut, Massachusetts shown as Brisette Street on a plan prepared by Andover Consultants entitled "Plan of Land in Dracut, Mass." prepared for Town of Dracut, dated May 5, 2011, bounded and described as follows:

Beginning at a point on the northerly line of Brisette Street approximately 704.59 feet west along the northerly line of Brisette Street from the intersection of the northerly line of Brisette Street and the westerly line of Old Meadow Road;

Thence S29°-12'-02"W a distance of 40.00 feet to the southerly line of Brisette Street;

Thence N60°-47'-58"W a distance of 24.95 feet to a stone bound;

Thence by a curved line to the right having a length of 48.69 feet and a radius of 87.33 feet;

Thence N28°-57'-42"W a distance of 19.38 feet;

Thence by a curved line to the left having a length of 79.28 feet and a radius of 241.56 feet;

Thence N42°-14'-02"E a distance of 50.00 feet;

Thence by a curved line to the right having a length of 25.14 feet and a radius of 80.10 feet;

Thence S29°-47'-07"E a distance of 89.47 feet;

Thence by a curved line to the left having a length of 25.57 feet and a radius of 47.24 feet;

Thence S60°-47'58"E a distance of 25.10 feet to the point of beginning;

**WARRANT
ANNUAL TOWN MEETING
TOWN OF DRACUT
NOVEMBER 7, 2011**

ARTICLE #15 (Cont'd):
Brissette Street (cont'd):

Or act in any other way relative thereto.

Submitted by Michael Buxton, Director/Department of Public Works
Recommendations:

ARTICLE #16:
Hearthstone Lane:

To see if the Town will accept a portion of Hearthstone Lane as described as follows:

A certain parcel of land situated in Dracut, Massachusetts shown as a portion of Hearthstone Lane on a plan entitled "Definitive Subdivision Plan, Primrose Hill Estates, Hearthstone Lane, Dracut, MA" dated 21 July 2003, revised 31 August 2004, recorded at Middlesex North Registry of Deeds in Plan Book 216 Plan 67 bounded and described as follows:

Beginning at a stone bound on the southerly side of Primrose Hill Road and on the easterly side of Hearthstone Lane;
Thence running 46.44 feet southwesterly along a curve to the left with a radius of 30 feet to a stone bound;
Thence running S 0°-00'-00" E 128.14 feet along the easterly side of Hearthstone Lane to a stone bound;
Thence running 418.75 feet southwesterly along a curve to the right with a radius of 275 feet to a stone bound;
Thence running S 87°-14'-48" W 402.42 feet along the southerly side of Hearthstone Lane to a stone bound;
Thence running 115.27 feet westerly along a curve to the right with a radius of 275 feet to a point;
Thence running N 68°-36'-12" W 72.79 feet along the southerly side of Hearthstone Lane to a point on a stone wall;
Thence running N 1°-44'-35" E 53.27 feet across Hearthstone Lane to a stone bound on the northerly side of Hearthstone Lane;
Thence running S 68°-44'-15" E 90.59 feet along the northerly side of Hearthstone Lane to a stone bound;
Thence running 94.31 feet easterly along a curve to the left with a radius of 225 feet to a stone bound;
Thence running N 87°-14'-48" E 402.42 feet along the northerly side of Hearthstone Lane to a stone bound;
Thence running 342.61 feet northeasterly along a curve to the left with a radius of 225 feet to a stone bound;
Thence running N 0°-00'-00" E 131.30 feet along the westerly side of Hearthstone Lane to a stone bound;
Thence running 45.21 feet northwesterly along a curve to the left with a radius of 30 feet to a stone bound;
Thence running by two courses S 84°-20'-54" E 65.43 feet and S 88°-42'-52" E 42.11 feet along the southerly side of Primrose Hill Road across Hearthstone Lane to the point of beginning;

Or act in any other way relative thereto.

Submitted by Voter Petition
Recommendations:

**WARRANT
ANNUAL TOWN MEETING
TOWN OF DRACUT
NOVEMBER 7, 2011**

ARTICLE #17:

To see if the Town will vote to accept a certain parcel of land known as Presidential Circle and a certain parcel of land known as Parcel A described as follows:

Parcel A:

A certain parcel of land situated in the Town of Dracut, Middlesex County, Commonwealth of Massachusetts, containing 1.058 acres and being shown as Parcel "A" on a plan entitled "Plan of Land, Definitive Subdivision, Redstone Park, Dracut, MA", prepared for the Prime Group, Inc. by CFS Engineering and Odone Survey & Mapping, dated October 7, 2004, revised through January 7, 2005, scale 1" = 40' recorded in M.N.D.R.D. Plan Book 218, Plan No. 28. Said parcel bounded and described as follows:

Beginning at a stone bound on the westerly sideline of Presidential Circle at the point on the cul-de-sac curve with a radius of fifty and zero hundredths (50.00) feet and total length of forty six and thirty six hundredths (46.36) feet thence;

N77° 24' 47" W A distance of three hundred twenty nine and thirty seven hundredths (329.37) feet to a point, thence;

S12° 16' 19" W A distance of three hundred forty two and twenty five hundredths (342.25) feet to a point on stone wall, thence;

N46° 55' 02" W A distance of forty and twenty one hundredths (40.21) feet to a drill hold on stone wall, thence;

N47° 26' 56" W a distance of ten and seventy one hundredths (10.71) feet to a point, thence;

N53° 01' 30" E A distance of one hundred eighty three and sixteen hundredths (183.16) feet to a point, thence;

N19° 20' 16" W A distance of one hundred five and ninety eight hundredths (105.98) feet to a point, thence;

N15° 59' 35" E A distance of one hundred eighteen and eighty five hundredths (118.85) feet to a point, thence;

S77° 24' 47" E A distance of two hundred thirty and twenty four hundredths (230.24) feet to a stone bound on said westerly sideline of said Presidential Circle, thence;

N26° 07' 27" W A distance of nineteen and eighty four hundredths (19.84) feet, to a point of curvature, thence;

Northwesterly on a curve to the left along said westerly sideline of Presidential Circle with a radius of fifty and zero hundredths (50.00) feet a length of six and ten hundredths (6.10) feet to the point of beginning.

Presidential Circle:

A certain parcel of land situated in the Town of Dracut, Middlesex County, Commonwealth of Massachusetts, containing 0.805 acre and being shown as Presidential Circle on a plan entitled "Plan of Land, Definitive Subdivision, Redstone Park, Dracut, MA", prepared for The Prime Group, Inc. by CFS Engineering and Odone Survey & Mapping, dated October 7, 2004, revised through January 7, 2005, scale 1" = 40' recorded in M.N.D.R.D. Plan Book 218, Plan No. 28. Said parcel bounded and described as follows:

Beginning at a stone bound on the northerly sideline of Methuen Street and westerly sideline of Presidential Circle at a point of curvature, thence;

**WARRANT
ANNUAL TOWN MEETING
TOWN OF DRACUT
NOVEMBER 7, 2011**

ARTICLE #17 (Cont'd):

Presidential Circle (cont'd):

Northwesterly on a curve to the left along said westerly sideline of Presidential Circle with a radius of twenty and zero hundredths (20.00) feet a length of thirty one and forty two hundredths (31.42) feet to a stone bound at point of tangency, thence;

N37° 17'51"W A distance of one hundred seventeen and twenty three hundredths (117.23) feet to a stone bound at point of curvature, thence;

Northwesterly on a curve to right along said westerly sideline of Presidential Circle with a radius of three hundred twenty five and zero hundredths (325.00) feet a length of sixty three and thirty eight hundredths (63.38) feet to a stone bound at point of tangency, thence;

N26° 07'27"W A distance of one hundred seventeen and eighty hundredths (117.80) feet to a stone bound at point of curvature, thence;

Northwesterly on a curve to the left along said westerly sideline of Presidential Circle with a radius of fifty and zero hundredths (50.00) feet a length of forty six and thirty six hundredths (46.36) feet to a stone bound at point of reverse curvature, thence;

Northeasterly on a curve to the right along the Presidential Circle cul-de-sac with a radius of seventy five and zero hundredths (75.00) feet a length of one hundred seventy five and zero hundredths (175.00) feet to a stone bound at point of reverse curvature, thence;

Southeasterly on a curve to left along easterly sideline of Presidential Circle with a radius of fifty and zero hundredths (50.00) feet a length of forty six and thirty six hundredths (46.36) feet to a stone bound at point of tangency, thence;

S26° 07'27"E A distance of one hundred seventeen and eighty hundredths (117.80) feet to a stone bound at point of curvature, thence;

Southeasterly on a curve to the left along easterly sideline of Presidential Circle with a radius of two hundred seventy five and zero hundredths (275.00) feet a length of fifty three and sixty three hundredths (53.63) feet to a stone bound at point of tangency, thence;

S37° 17'51"E A distance of one hundred seventeen and twenty three hundredths (117.23) feet to a stone bound at point of curvature, thence;

Southeasterly on a curve to the left along said easterly sideline of Presidential Circle with a radius of twenty and zero hundredths (20.00) feet a length of fourteen and forty five hundredths (14.45) feet to a stone bound on said northerly sideline of Methuen Street, thence;

S52° 42'09"W A distance of ninety and zero hundredths (90.00) feet along said northerly sideline of Methuen Street to the point of beginning;

Or act in any other way relative thereto.

Submitted by Voter Petition
Recommendations:

**WARRANT
ANNUAL TOWN MEETING
TOWN OF DRACUT
NOVEMBER 7, 2011**

ARTICLE #18:

Cleo Drive

To see if the Town will vote to accept Cleo Drive in its entirety as described as follows:

The land in Dracut, Middlesex County, Massachusetts located westerly of Hildreth Street, and being shown as Cleo Drive on a plan of land entitled "Plan of Land – ANR Westview Farm Estates, Westview Farm Road, Cleo Drive & Daphne Circle, Dracut, MA" dated

January 25, 2011, by Landtech Consultants and recorded with the Middlesex North District Registry of Deeds in Plan Book 232, Plan 82, and described as follows:

Beginning at a Granite Bound Set on the northeasterly side of Westview Farm Road at the northwesterly corner of Cleo Drive, thence;

By a curve to the left with a radius of 30.00 feet a distance of 31.42 feet to a Granite Bound Set, thence;

N 72° 35'45"E along Cleo Drive a distance of 262.76 feet to a Granite Bound Set, thence;

By a curve to the left with a radius of 100.00 feet a distance of 123.68 feet to a Granite Bound Set, thence;

N 01° 43'52"W along Cleo Drive a distance of 335.68 feet to a Granite Bound Set at the intersection with Brianna Way, thence;

S 78° 36'43"E a distance of 50.72 feet to a Granite Bound Set at the intersection with Cleo Drive, thence;

S 01° 43'52"W along Cleo Drive a distance of 327.17 feet to a Granite Bound Set, thence;

By a curve to the right with a radius of 150.00 feet a distance of 185.52 feet to a Granite Bound Set, thence;

S 72° 35'45"W along Cleo Drive a distance of 199.25 feet to a Granite Bound Set, thence;

By a curve to the left with a radius of 30.00 feet a distance of 62.83 feet to a Granite Bound Set, thence;

N 47° 24'15"W along Westview Farm Road a distance of 127.02 Feet (Tie Line) to a Granite Bound Set at the point of beginning;

Or act in any other way relative thereto.

Submitted by Voter Petition
Recommendations:

ARTICLE #19:

Daphne Circle:

To see if the Town will vote to accept Daphne Circle in its entirety as described as follows:

The land in Dracut, Middlesex County, Massachusetts located westerly of Hildreth Street, and being shown as Daphne Circle on a plan of land entitled "Plan of Land – ANR Westview Farm Estates, Westview Farm Road, Cleo Drive & Daphne Circle, Dracut, MA" dated January 25, 2011, by Landtech Consultants and recorded with the Middlesex North District Registry of Deeds in Plan Book 232, Plan 82, and described as follows:

**WARRANT
ANNUAL TOWN MEETING
TOWN OF DRACUT
NOVEMBER 7, 2011**

ARTICLE #19 (Cont'd):

Daphne Circle (cont'd):

Beginning at a Granite Bound Set on the southerly side of Westview Farm Road at the northeasterly corner of Daphne Circle, thence;

By a curve to the left with a radius of 30.00 feet a distance of 38.24 feet to a Granite Bound Set, thence;

S 59° 10' 14"W along Daphne Circle a distance of 7.50 feet to a Granite Bound Set, thence;

By a curve to the left with a radius of 30.00 feet a distance of 41.83 feet to a Granite Bound Set, thence;

By a curve to the left with a radius of 75.00 feet a distance of 378.54 feet to a Berntsen marker, thence;

By a curve to the left with a radius of 30.00 feet a distance of 15.34 feet to a Granite Bound Set, thence;

N 59° 10' 14"E along Daphne Circle a distance of 61.08 feet to a Granite Bound Set, thence;

By a curve to the left with a radius of 30.00 feet a distance of 37.38 feet to a Granite Bound Set, thence;

By a curve to the left with a radius of 150.00 feet to a distance of 93.17 feet (Tie Line) to a Granite Bound Set at the point of beginning;

Or act in any other way relative thereto.

Submitted by Voter Petition
Recommendations:

ARTICLE #20:

Westview Farm Road:

To see if the Town will vote to accept Westview Farm Road in its entirety as described as follows:

The land in Dracut, Middlesex County, Massachusetts located westerly of Hildreth Street, and being shown as Westview Farm Road on a plan of land entitled "Plan of Land – ANR Westview Farm Estates, Westview Farm Road, Cleo Drive & Daphne Circle, Dracut, MA" dated January 25, 2011, by Landtech Consultants and recorded with the Middlesex North District Registry of Deeds in Plan Book 232, Plan 82, and described as follows:

Beginning at a Berntsen marker on the westerly side of Hildreth Street in the Town of Dracut at the southwesterly corner of Westview Farm Road, thence;

By a curve to the left with a radius of 45.00 feet a distance of 61.58 feet to a Granite Bound Set, thence;

N 64° 43' 12"W along Westview Farm Road a distance of 134.84 feet to a Granite Bound Set, thence;

By a curve to the left with radius of 125.00 feet a distance of 45.55 feet to a Granite Bound Set, thence;

**WARRANT
ANNUAL TOWN MEETING
TOWN OF DRACUT
NOVEMBER 7, 2011**

ARTICLE #20 (Cont'd):

Westview Farm Road (cont'd):

N 85° 35'59"W along Westview Farm Road a distance of 110.28 feet to a Granite Bound Set, thence;

By a curve to the right with a radius of 150.00 feet a distance of 98.95 feet to a Granite Bound Set, thence;

By a curve to the right with a radius of 150.00 feet a distance of 93.17 feet (Tie Line) to a Granite Bound Set, thence;

By a curve to the right with a radius of 150.00 feet 43.50 feet to a Granite Bound Set, thence;

N 4° 24'01"E along Westview Farm Road a distance of 343.30 feet to a Granite Bound Set, thence;

By a curve to the left with a radius of 200.00 feet a distance of 180.83 feet to a Granite Bound Set, thence;

N 47° 24'15"W along Westview Farm Road a distance of 507.68 feet to a Granite Bound Set, thence;

By a curve to the left with a radius of 30.00 feet a distance of 37.13 feet to a Granite Bound Set, thence;

By a curve to the right with a radius of 75.00 feet a distance of 385.90 feet to a Granite Bound Set, thence;

By a curve to the left with a radius of 30.00 feet a distance of 22.98 feet to a Granite Bound Set, thence;

S 47° 24'15"E along Westview Farm Road a distance of 318.83 feet to a Granite Bound Set, thence;

S 47° 24'15"E along Westview Farm Road a distance of 127.02 feet (Tie Line) to a Granite Bound Set, thence;

S 47° 24'15"E along Westview Farm Road a distance of 88.27 feet to a Granite Bound Set, thence;

By a curve to the right with a radius of 250.00 feet a distance of 226.04 feet to a Granite Bound Set, thence;

S 04° 24'01"W along Westview Farm Road a distance of 343.30 feet to a Granite Bound Set, thence;

By a curve to the left with a radius of 100.00 feet a distance of 157.08 feet to a Granite Bound Set, thence;

S 85° 35'59"E along Westview Farm Road a distance of 110.28 feet to a Granite Bound Set, thence;

By a curve to the right with a radius of 175.00 feet a distance of 63.77 feet to a Granite Bound Set, thence;

S 64° 43'12"E along Westview Farm Road a distance of 105.50 feet to a Granite Bound Set, thence;

**WARRANT
ANNUAL TOWN MEETING
TOWN OF DRACUT
NOVEMBER 7, 2011**

ARTICLE #20 (Cont'd):

Westview Farm Road (cont'd):

By a curve to the left with a radius of 45.00 feet a distance of 80.01 feet to a Drill Hole Set at the intersection of Hildreth Street, thence;

S 13° 24' 13"W along Hildreth Street a distance of 122.85 feet to a point, thence;

S 13° 41' 31"W along Hildreth Street a distance of 20.41 feet to the point of beginning;

Or act in any other way relative thereto.

Submitted by Voter Petition
Recommendations:

Hereof fail not and make due return of this warrant with your doings thereon to the Town Clerk at the time and place of said meeting aforesaid.

Given under our hands this 11^h day of October, 2011:

DRACUT BOARD OF SELECTMEN

Signature on file _____
George A. Malliaros, Chairman

Signature on file _____
Robert O. Cox, Vice-Chairman

Signature on file _____
Joseph DiRocco, Jr., Clerk

Signature on file _____
John J. Zimini, Member

Signature on file _____
Cathy Richardson-Brown, Member

**WARRANT
ANNUAL TOWN MEETING
TOWN OF DRACUT
NOVEMBER 7, 2011**

October 12, 2011 I have this date posted up attested copies of the above Warrant at the following places as designated in the By-Law of the Town.

- Precincts 1 & 6A - Senior Center, 951 Mammoth Rd.
- Precincts 2 & 6 - Lakeview Junior High School, 1570 Lakeview Ave.
- Precincts 3 & 8 - Moses Greeley Parker Library, 28 Arlington St.
- Precincts 4 & 7 - Campbell School, 1021 Methuen St.
- Precincts 5 & 9 - Lakeview Junior High School, 1570 Lakeview Ave.

Also, at Town Hall and Town Hall Annex, inside and outside.

A TRUE COPY ATTEST: _____
Virginia Courtenay, Constable