

**GENERAL INFORMATION**

General Site Project Site Control Financial Qualifications & Certification Notifications & Fees

Contacts

Site Approval Application/Homeownership

Neponset Village LLC

General Information

Submit Print

General Information Additional Site Address Attachments

Upload

Attachment:

1.1 Location Map

Choose File

No file chosen

Upload

Uploaded Attachments

1.1 Location Map 10365 - Location Map.pdf	Delete
1.1 Location Map Site Directions Narrative.pdf	Delete
1.2 Tax Map 10365 - Tax Parcel Map.pdf	Delete
1.3 Directions Site Directions.pdf	Delete

1.1 Location Map:

Provide a USGS or other form of map clearly marked to show the site's location, and an approximate property boundary.

1.2 Tax Map:

Provide a copy of municipal tax map (assessor's plan) with subject parcels and parcel ID #'s clearly identified.

1.3 Directions:

Provide detailed written directions to the site, noting the entrance to the site, relevant boundaries and any prominent landmarks that can be used for identification purposes.

**Application for Chapter 40B Project Eligibility / Site Approval**

**for MassHousing-Financed and New England Fund ("NEF") Homeownership Projects**

**Section 1: GENERAL INFORMATION**

**Name of Proposed Project:** Neponset Village LLC

**Municipality:** Walpole

**County:** Norfolk

**Address of Site:** 0 Pleasant Street

**Cross Street:**

**Zip Code:** 02032

**Tax Parcel I.D. Number(s):** 10/2/2

**Name of Proposed Development Entity** Neponset Village LLC

*(typically a single purpose entity):*

**Entity Type:** Limited Dividend Organization

*\* If the Proposed Development Entity is a Non-Profit, please contact MassHousing regarding additional documentation that must be submitted.*

**Has this entity already been formed?** Yes

**State Formed:** Massachusetts

**Name of Applicant:** Neponset Village LLC

*(typically the Proposed Development Entity or its controlling entity or individual)*

**Applicant's Web Address:** conecobuilding.com

Does the Applicant have a related party relationship with any other member of the development team ?Yes

*If yes, please explain:*

Coneco Engineers & Scientists, Inc. and Coneco Building LLC are both owned by Robert Lincoln, also the 50% member of Neponset Village LLC.

**Primary Contact Information:**

**StateDesc**

**Contact Name:** Robert Lincoln

**Relationship to Applicant:**

**Company Name:** Neponset Village LLC

**Address:** c/o Coneco, 4 1st Street

**Municipality:** Bridgewater

**State:** Massachusetts

**Zip:** 02324

**Phone:** 508-279-0067

**Cell Phone:** 508-962-6291

**Email:** rlincoln@coneco.com

**Secondary Contact Information:**

**Contact Name:**

**Relationship to Applicant:**

**Company Name:**

**Address:**

**Municipality:**

**State:**

**Zip:**

**Phone:**

**Cell Phone:**

**Email:**

**Additional Contact Information:**

**Contact Name:**

**Relationship to Applicant:**

**Company Name:**

**Address:**

**Municipality:**

**State:**

**Zip:**

**Phone:**

**Cell Phone:**

**Email:**

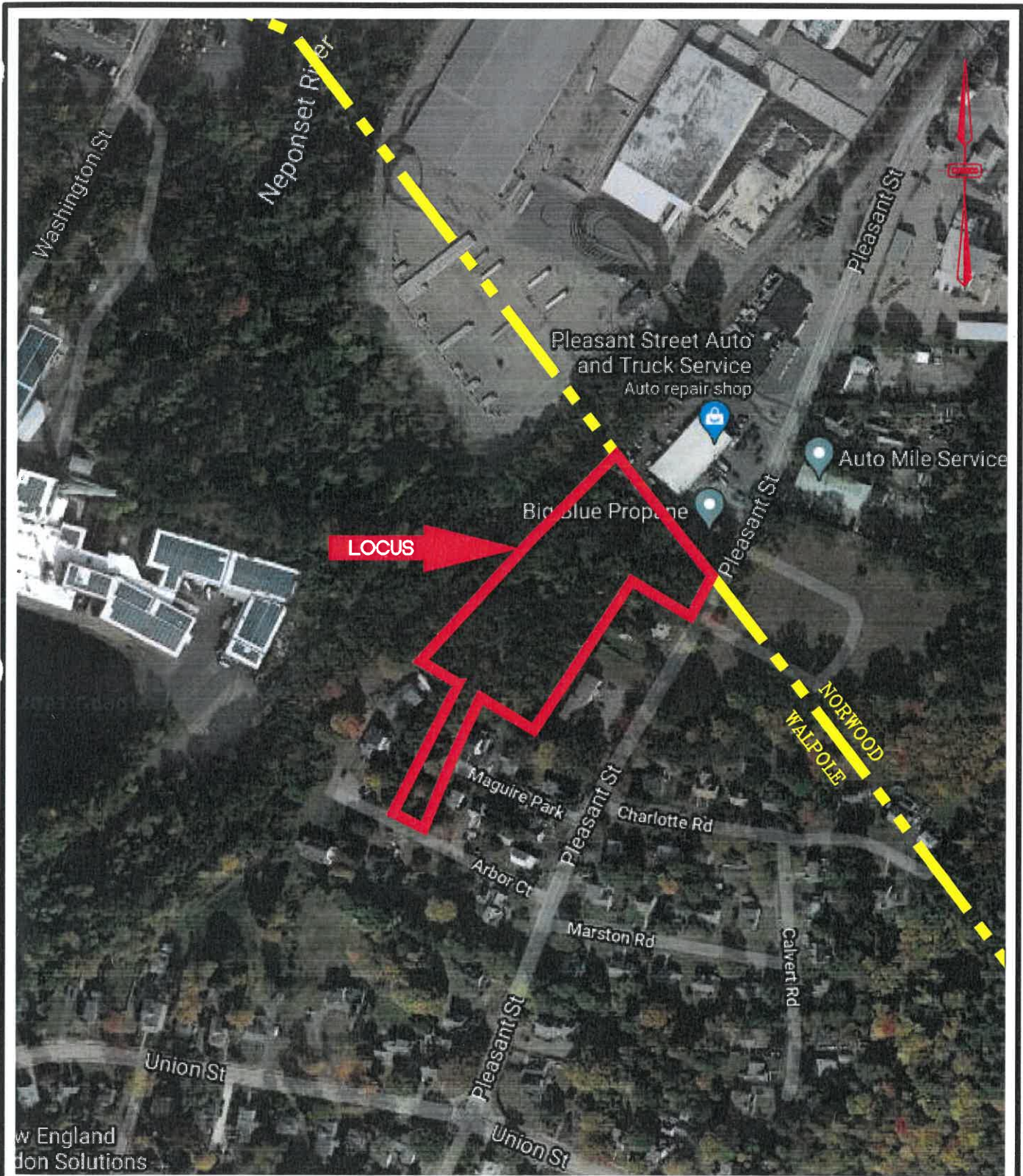
**Anticipated Financing:** MassHousing

**If NEF, Name of Bank:**

**Age Restriction:** None

**Brief Project Description:**

24 unit , for sale, townhome development containing four 3-unit buildings and three 4-unit buildings. Units consist of 2 and 3 bedroom units, 2-stories, with surface parking. The site consists of 2.8 acres of treed upland on the Walpole Norwood town line, with no existing structures



5 PLEASANT STREET, WALPOLE, MA 02032



PREPARED FOR:

NEPONSET VILLAGE LLC

LOCATION MAP

SCALE  
1"=250'

DATE  
6/16/21

PROJECT NO.  
10365

TITLE:

AERIAL

PHONE: 800-548-3385 WEBSITE: www.coneco.com



### One Beacon Street

1 Beacon St, Boston, MA 02108

#### Get on I-93 S from Congress St

5 min (1.1 mi)


- ↑ 1. Head east on Beacon St toward Freedom Trail  
164 ft
- ↑ 2. Continue onto School St  
0.1 mi
- ↶ 3. Turn left onto Washington St  
108 ft
- ↷ 4. Turn right onto Water St  
463 ft
- ↷ 5. Turn right onto Congress St  
0.3 mi
- ↷ 6. Use the 2nd from the right lane to turn right onto Purchase St  
43 ft
- ↶ 7. Use the left lane to take the I-93 S ramp to I-90 W/Quincy/Worcester  
0.5 mi
- ↷ 8. Keep left at the fork, follow signs for I-93 S and merge onto I-93 S  
417 ft

#### Follow I-93 S and I-95 S to Coney St in Walpole. Take exit 10 from I-95 S

21 min (21.3 mi)

- ↶ 9. Merge onto I-93 S  
9.0 mi
- ↷ 10. Keep right to stay on I-93 S  
6.6 mi
- ↷ 11. Use the right 2 lanes to take exit 1A for I-95 S toward Providence Ri  
0.8 mi
- ↑ 12. Continue onto I-95 S  
4.5 mi





 13. Take exit 10 to merge onto Coney St toward Walpole  
0.4 mi

**Follow Coney St to Pleasant St**

4 min (1.3 mi)

 14. Merge onto Coney St  
0.8 mi

 15. Turn right onto Pleasant St  
476 ft

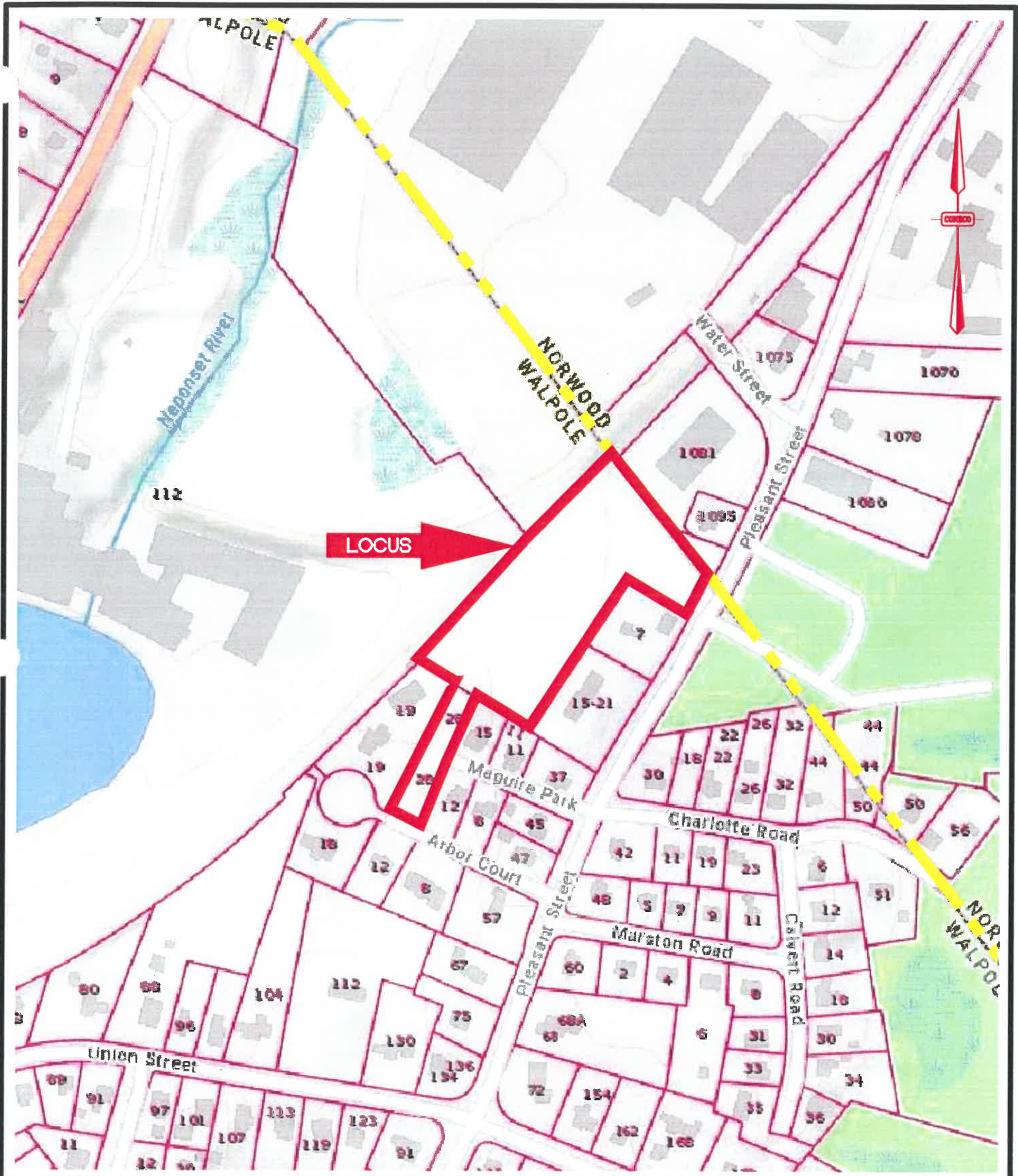
 16. Turn right to stay on Pleasant St  
 Destination will be on the left  
0.4 mi

**5 Pleasant St**

Norwood, MA 02062

These directions are for planning purposes only. You may find that construction projects, traffic, weather, or other events may cause conditions to differ from the map results, and you should plan your route accordingly. You must obey all signs or notices regarding your route.





5 PLEASANT STREET, WALPOLE, MA 02032



PREPARED FOR:

NEPONSET VILLAGE LLC

SCALE  
1"=250'

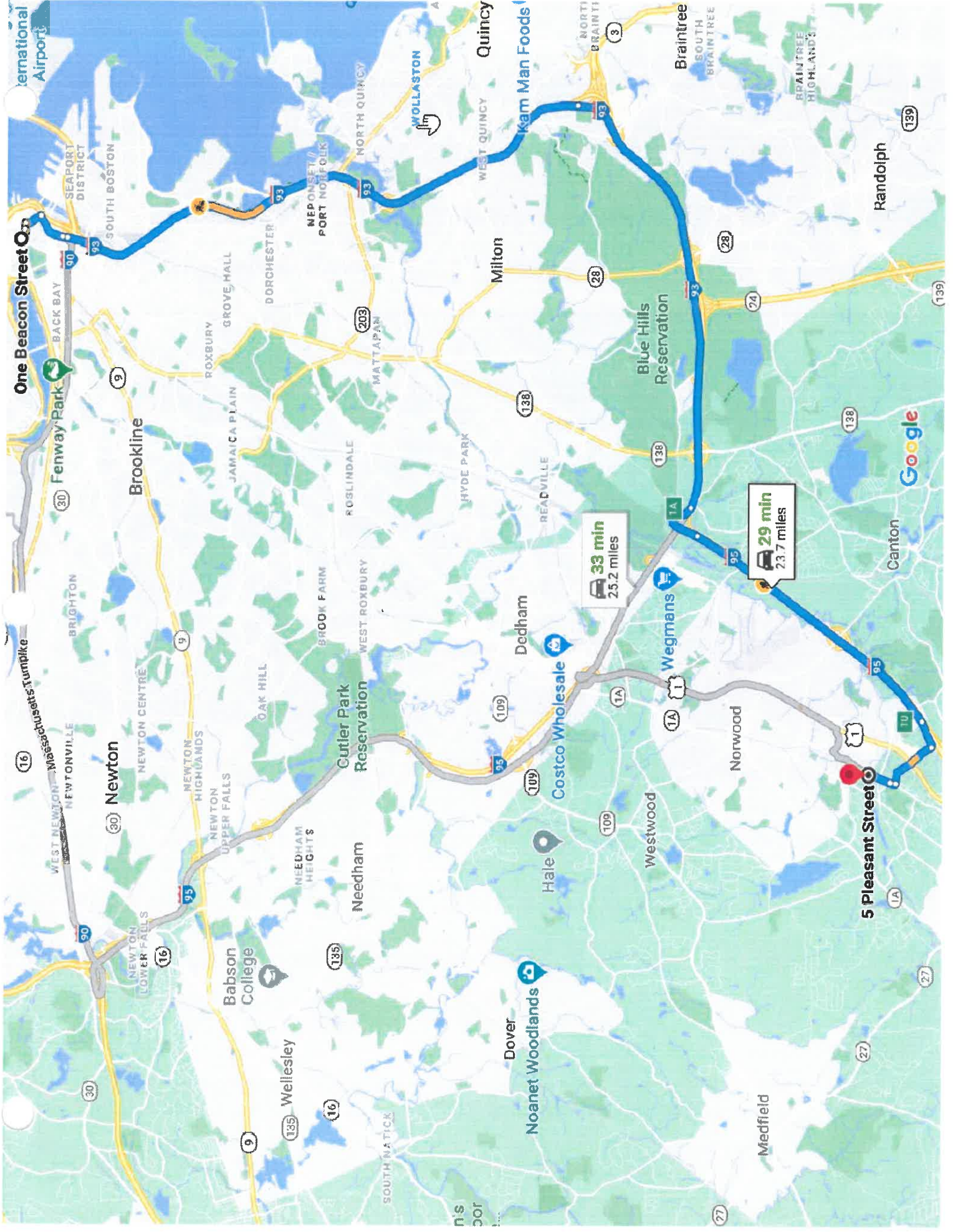
DATE  
6/16/21

PROJECT NO.  
10365

TITLE:

TAX PARCEL MAP





One Beacon Street

33 min  
25.2 miles

29 min  
23.7 miles

5 Pleasant Street

Google