

MILLBURY PLANNING BOARD
MINUTES
June 20, 2016

The regularly scheduled meeting of the Millbury Planning Board was held on Monday, June 20 2016, at 7:00 p.m. in the Municipal Office Building, 127 Elm Street, Millbury, MA. Chairman Richard Gosselin presided.

Present: Richard Gosselin, Edd Cote, David Haak, Paul Piktelis, Michael Georges

Other Business:

A & D Pub – Release of Performance Bond/Surety

Edd Cote made a motion to approve the request for Release of Surety for plan entitled "Site Development Plan for A & D Pizza Located in Millbury, Massachusetts" dated November 9, 2012, last revised January 21, 2013 prepared by Land Planning, Inc. The total release is \$10,011.58 and the account will be held at zero, seconded by Paul Piktelis, voted unanimously.

7:00 p.m. Taniel Bedrosian, Casa Verde – Release of Lots, Tripartite Agreement

Kevin Flynn informed the Board that Mr. Bedrosian and attorneys have reviewed the documents and all information has been updated and all are aggregable to the content. Paul Piktelis recently visited the subdivision and commented how impressed he was at how neat and tidy the subdivision looks while under construction.

Edd Cote made a motion to authorize signature of the Tripartite Agreement between the Millbury Planning Board, Milford National Bank & Trust and applicant, HAYR LLC represented by Taniel Bedrosian dated June 15, 2016, seconded by Paul Piktelis, voted unanimously.

Edd Cote made a motion to authorize Release of Covenant for Lots 24 and 25 and Lots 42 through 52 on Nightview Place and Lots 19 through 23 on Skyview Drive on a plan of land entitled "Definitive Open Space Subdivision Casa Verde Villages Millbury, Massachusetts Applicant: HAYR LLC & Senek LLC, 12 Dudley Road Mendon, Massachusetts", seconded by Paul Piktelis, voted unanimously.

Other Business:

Associate Member

The Board received an email from Terry Burke Dotson requesting that discussions about the potential appointment of an Associate Member to the Planning Board be held off until the July meeting so that she may be present. The Board will place this item on the July 11, 2016 agenda.

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Consulting Services – Stantec

Kevin Flynn initiated discussions with regard to outsourcing of engineering services. Mr. Flynn has spoken with the DPW Director as well as the former Town Planner who indicated that this work has been outsourced for years. The DPW Director required full time inspections for sewer installation.

Dave Glenn of Stantec indicated that they are happy to provide services to the Town so long as the Town is aware that there will be increased costs to the developers for this work. Chairman Gosselin is concerned of increased costs for developers if they are not aware of full time inspections.

Mr. Flynn stated with regard to the Casa Verde Subdivision, Taniel is agreeable with full time inspections. The inspections had been requested at tech review meetings. Chairman Gosselin is more comfortable with the additional breakdown of costs rather than showing just one lump sum cost. The updated proposal includes hours and costs for services. Chairman Gosselin was not against inspection services but is more comfortable with the additional explanation of the costs. Dave Glenn will communicate with the Board on all future inspections and costs.

Edd Cote made a motion to approve the amended agreement to provide engineering services on behalf of the Town with regard to the Casa Verde Subdivision Plan per budget outlined on June 20, 2016, seconded by Paul Piktelis, voted unanimously

Adjournment

Paul Piktelis made a motion to adjourn, seconded by Edd Cote, voted unanimously. Meeting adjourned at 7:25 p.m.

Respectfully submitted,

Michelle T. Desorcy

ATTEST:








