



Town of Northborough

Earthwork Board
63 Main Street, Northborough, MA 01532
Conference Room B
Wednesday, March 28, 2012

Present: Janet Sandstrom, Fred Philcox, Anthony Ziton, and Tom Beals

Absent: Nick Howorth

Also Present: Fred Litchfield - Town Engineer; Eileen Dawson – Recording Secretary; Bob Gleeson – Island Builders; Andrew Manning – Bohler Engineering; and Mr. James Magennis – 172 Otis Street

At 7:04 pm, Ms. Sandstrom called to order the Earthwork Board meeting.

Public Hearings:

7:05 pm **Renewal Permit**

Abu Construction
100 Lincoln Street
Map 110, Parcels 3 & 4

Mr. Gleeson, project manager for the construction, gave the abutter list and signature cards to Mr. Litchfield. Mr. Gleeson explained the plans including: construction of a 3-plex just framed (building #12), 2 units sold, construction for a quad building planned next, and anticipation for the project's completion by spring 2013.

Board members asked questions about the increase in units being sold and the economy.

Ms. Sandstrom asked about abutters; no one was present.

Earthwork Board members discussed the property and renewal of the permit and bond. Ms. Sandstrom requested action.

Mr. Philcox motioned, Mr. Ziton seconded, and it was unanimously voted, "To renew the Earthwork Board Permit for Abu Construction for property at 100 Lincoln Street, Map 62, Parcel 44 with the bond amount the same at \$25,000."

7:08 pm **Renewal Permit**

Wal-Mart
184 & 200 Southwest Cutoff
Map 106, Parcel 3

Mr. Manning, representative from Bohler Engineering, gave the abutter list and signature cards to Mr. Litchfield. Mr. Manning explained that work began on Monday with silt

fence and staging installed, most of the earthwork planned for this summer, and anticipated completion next spring or early summer 2013.

Earthwork Board members discussed the plans remaining the same as last year's permit, just a delay in construction starting, and had no further questions. Board members discussed traffic and trucks in the back, new driveways, and utility plans.

Ms. Sandstrom requested audience sharing; Mr. Megennis, abutter at 172 Otis Street, commented that he had no questions.

Ms. Sandstrom requested action.

Mr. Ziton motioned, Mr. Philcox seconded, and it was unanimously voted, "To renew the Earthwork Board permit for Walmart for property at 184-200 Otis Street with the bond remaining the same at \$33,500."

7:16 pm **New Permit**
JSJTS Company, LLC
162 Main Street
Map 53, Parcel 130

Mr. Gleeson gave the abutter list and signature cards to Mr. Litchfield. Mr. Gleeson explained the plans to remove the commercial building, build a 19,000 square foot one-story building for a medical practice. Mr. Gleeson and Board members discussed the plans including: landscaping for the front and side, need for more loam on the property, infiltration chamber, ability to tie into the sewer easement, and parking lot to be constructed in the back of the property. Mr. Gleeson commented that communication with abutters has been open and plans will benefit all.

Mr. Litchfield calculated the bond amount of \$4,500 to include bulldozing, hydro seeding, as built plan, and 20% contingency. Ms. Sandstrom requested action.

Mr. Beals motioned, Mr. Philcox seconded, and it was unanimously voted, "To issue an Earthwork Board Permit for JSJTS Company, LLC for property at 162 Main Street, Map 53, Parcel 130 with the bond amount at \$4,500."

7:30 pm **New Permit**
Tim Shay, LLC
130 Main Street
Map 53, Parcel 152

Mr. Litchfield explained that the applicant, Tim Shay, received approval from the ZBA last night and was not present this evening. Board members discussed the mixed used property and agreed to continue the public hearing until April 18th, 2012. Ms. Sandstrom requested action.

Mr. Philcox motioned, Mr. Ziton seconded, and it was unanimously voted, "To continue the public hearing for Tim Shay, LLC for property at 130 Main Street, Map 53, Parcel 152 until April 18th, 2012 at 7:00 pm."

Old Business:

- 73-85 West Main Street – Earthwork Board members and Mr. Litchfield discussed the property and back slope (needs to be repaired possibly by repacking the soil, mesh, and hydro seeding).
- Kimball Sand – Mr. Litchfield gave an update on Kimball Sand’s selecting a new bonding company. Board members discussed the \$47,000 bond and keeping the amount the same.
- Town Meeting on April 23rd and April 24th - Mr. Litchfield reminded all of the upcoming Town meeting and commented on Ms. Sandstrom’s and his planning to attend.

Review Minutes of February 29, 2012:

Board members discussed the minutes and had no changes. Ms. Sandstrom requested action on the minutes.

Mr. Philcox motioned, Mr. Beals seconded, and it was unanimously voted, “To approve the February 29, 2012 minutes of the Earthwork Board.”

FYI:

- Tentative date for the next meeting Wednesday, April 18th, 2012. Board members discussed and agreed to meet on the 3rd Wednesday of the month in April (April 18th) due to Town meeting the following week.

Adjourn:

Board member agreed that no further business needed to be discussed.

Mr. Philcox motioned, Mr. Ziton seconded, and it was unanimously voted, “To adjourn the Earthwork Board meeting.”

The Earthwork Board meeting ended at 8:07 pm.

Respectfully submitted,

Eileen Dawson
Board Secretary