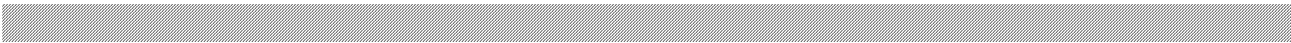


Approved
3/23/16



Town of Northborough
Earthwork Board
63 Main Street, Northborough, MA 01532
Conference Room B
Wednesday, April 1, 2015



Present: Fred Philcox, Anthony Ziton, and Tony Pini

Also Present: Fred Litchfield - Town Engineer
Kathy Joubert – Town Planner

At 7:00 pm, Mr. Philcox called to order the Earthwork Board meeting.

Kathy Joubert discussed the background for the change to the Earthwork Bylaw, which brings permits for Earthwork in the Industrial District back to this Board. This meeting has been posted and advertised for this change. This change will allow for more consistency in the review of projects regarding earthwork and will need to be approved at the Annual Town Meeting in April. Ms. Joubert asked the Board to vote at some point which will be presented to the Town Moderator to verify this board is in support of this change. Ms. Joubert indicated the Planning Board is also in favor of this change. This change actually returns to the Earthwork Board the same jurisdiction which had been given to the Planning Board approximately ten years ago. Mr. Pini moved to approve the amendment of section 2-28-020 of the Town Code as drafted in the warrant for Town Meeting, the motion was seconded by Mr. Ziton and unanimously approved.

Public Hearings:

New Permit (continued)
Mohamad Z. Ramadan
0 Newton Street
Map 7, Parcel 1

Vito Colonna with Connorstone Engineering presented the green cards to Mr. Litchfield and then explained the project is to construct an 8 lot common driveway which has been approved by the Planning Board, with some wetlands on site. The common driveway 22 feet wide for 750 feet and then 18 feet wide for another 900 feet. There will be on-site septic systems and two retention basins, one of which is a bio-retention basin at the edge of Newton Street. The only exported material will be any unsuitable material encountered on site.

Mr. Philcox asked about how much material will be exported and Mr. Colonna said they do not anticipate much material being removed. Mr. Colonna said they will be disturbing approximately 2.5 acres for the driveway and 8.5 acres for all lots and driveways .

Mr. Litchfield explained some history of this area and Mr. Ramadan’s project to repair and improve Newton Street. Mr. Litchfield explained the estimate for the bond as follows:

Bulldozing: \$6,700, Hydro seeding: \$5,600, As-built plans: \$2,500 with 15% contingency bringing the bond to a total of \$17,000

Mr. Litchfield explained that the as-built plan will be required for the entire property. Mr. Ziton made a motion to issue a permit to Mr. Ramadan at 0 Newton Street with a bond in the amount of \$17,000, seconded by Mr. Pini and the vote was unanimously approve.

New Permit
Mali I Realty, LLC
25 West Main Street
Map 63, Parcels 154 & 166

Mr. Colonna explained the project at 25 West Main Street which was two parcels of land now being combined with access to both Main Street and Gale Street. The existing building is currently accessed through the Shattuck property but with the additional land they now have access from the rear of the property. A small portion of the building will be demolished and rebuilt. The lot now contains 15,559 s.f. with 11,000 s.f. being disturbed. The site will have 4,800 s.f. of new impervious area and a new drywell was added to collect runoff along with the existing drainage system. Most material to be removed will be demolition from the building and that schedule is being worked out with Mr. Shattuck and may possibly be done on Sundays to avoid disturbing the Shattuck's business. Mr. Colonna said the project should take about a year to complete.

Mr. Litchfield explained the estimate for the bond as follows:

Bulldozing: \$1,000, Hydro seeding: \$560, As-built plans: \$2,000 with 15% contingency bringing the bond to a total of \$4,500

Mr. Ziton moved to issue a permit with a bond amount of \$4,500, the motion was seconded by Mr. Pini and was unanimously approved.

FYI:

- Tentative date for the next meeting, Wednesday, April 22, 2015. Board members discussed and agreed to meet if needed on April 22nd.

Review Minutes of February 25, 2015:

Board members discussed the minutes of February 25, 2015.

Mr. Pini motioned to approve the minutes subject to some minor changes, Mr. Ziton seconded, and it was unanimously voted, "To approve the February 25, 2015 minutes of the Earthwork Board."

Adjourn:

Board members agreed to adjourn and Mr. Philcox requested action.

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

The Earthwork Board meeting ended at 8:15 pm.

Respectfully submitted,

Fred Litchfield
Town Engineer