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Posted by
Uxbridge
Town Clerk

TOWN OF UXBRIDGE

Meeting

Cancellation

Board or Commission: UXBRIDGE PLANNING BOARD AGENDA Revised

Meeting Date: WEDNESDAY, March 13, 2019 - 7:00 PM

Place: Board of Selectmen Meeting Room

Authorized Signature: Lynn Marchand

I. CALL TO ORDER

1. **Announcement:** Due to a quorum issue, there will be no meeting on March 27th. The next meeting date will be on April 10th.

II. PUBLIC HEARINGS

Continued from February 20, 2019, PH opened on 9/12/18

1. **FY19-03, Definitive Subdivision Application – The owner and applicant of record, ARIS Group, LLC/Odisefs Tsimogiannis, is seeking approval of a Definitive Subdivision Plan to create 23 Residential Building Lots, Elmdale Estates and (1) parcel of land,** which is not to be considered a building lot, to be served by the extension of Old Elmdale Road **and** the creation of **two roadways** having a total centerline length of 2,375± linear feet. Property is located on **0 Old Elmdale Road, Uxbridge, MA.** The property is shown on the Town of Uxbridge Assessor's Map 25, Parcel 3979. The title to said land is recorded in the Worcester District Registry of Deeds Book 55344 Page 172 and is free of encumbrances. Property is located in Residential A Zone.

a. **02/20/19 Graves Review**

Continued from February 20, 2019, PH opened on 9/12/18

2. **FY19-04 Exportation Application Exportation Application - The owner and applicant of record, ARIS Group, LLC/Odisefs Tsimogiannis, is seeking approval of an Exportation Permit to perform earthwork with project design results/volume estimate to be 621,381 cubic yards of cut, 35,640 cubic yards of fill with a net result of 585,741 cubic yards of cut.** Property is located on **0 Old Elmdale Road, Uxbridge, MA.** The property is shown on the Town of Uxbridge Assessor's Map 25, Parcel 3979. The title to said land is recorded in the Worcester District Registry of Deeds Book 55344 Page 172. Property is located in Residential A Zone.

a. **02/20/19 Graves Review**

Continued from February 20, 2019, PH opened on 1/9/19

3. **FY19-15 Definitive Subdivision Application - The Owner of record, 1025-1045 Quaker Highway Realty Trust, is seeking a Definitive Subdivision Approval to construct a five (5) lot industrial subdivision** including the construction of a roadway with grading, drainage, and utilities. Property is located on **1025 & 1045 Quaker Highway, Uxbridge MA.** The property is shown on the Town of Uxbridge Assessor's Map 56, Lots 2117 & 2853. The titles to said land are recorded in the Worcester Registry of Deeds Books 52700 Pages 79; Property is located in the Industrial Zone.

a. **12/27/18 Graves review**

UXBRIDGE PLANNING BOARD AGENDA continued
WEDNESDAY, March 13, 2019

III. BUSINESS

1. **FY18-12MOD, Special Permit Modification Application** - The Owner of record, **Richard Hurteau**, is seeking a **Special Permit modification** amending Condition #6 of the August 8, 2018 Planning Board Special Permit Decision. Property is located on **0 Quaker Street, Uxbridge, MA**. The property is shown on the Town of Uxbridge Assessor's Map 051, Parcel 2341. The title to said land is recorded in the Worcester District Registry of Deeds Book 17112, Page 323; Property is located in an agricultural zone.
 - a. Decision draft
2. **FY19-14, Eber Taft Road –Road Improvement site plan review**
 - a. 1/16/19 Graves Review #1
 - b. 1/18/19 DPW Review #1
 - c. Town Counsel's comments regarding public road status
3. **Down East Subdivision/Tabor Road**
 - a. Triparty Agreement
4. **2019 S.A.T.M. proposed General and Zoning Bylaw revisions, vote whether to put forth the following 7 Articles:**
 - a. **Three (3) Surety and Way Repair Articles (General Bylaws)**
 - i. Whether to accept G.L. c.40 s. 6n & adopt a GBL re: Temporary repairs to private ways
 - ii. Whether to accept Chapter 245 of the Acts of 1988: allows BOS to approve expenditures of up to \$100,000 of bonds or deposits held as surety for subdivisions to complete subdivision work
 - iii. Whether to accept G.L. c.44 s.53G1/2 & adopt GBL re: establishing a performance surety deposit revolving fund for cash or other surety required to secure satisfactory performance of obligations under a municipal contract or as a condition of issuance of municipal license, permit, approval or authorization
 - b. **Article VI , Special Non-Residential Regulations, Zoning Bylaws**
 - i. Revisions to and cleaning up of the bylaw language
 - c. **§ 400- 40 WMAROD Waucantuck Mill Adaptive Reuse Overlay District Zoning Bylaw**
 - i. Revisions to and cleaning up of the bylaw language
 - d. **Appendix A, Table of Use Regulations, Zoning Bylaws**
 - i. Revisions to and cleaning up of the bylaw language
 - e. **Appendix B, Table of Dimensional Requirements, Zoning Bylaws**
 - i. Revisions to and cleaning up of the bylaw language

IV. ANY OTHER BUSINESS, which may lawfully come before the Board

V. MINUTES/MAIL/INVOICES

1. 02/14/19 Meeting Minutes –Site Visit, Cobbler's Knoll
2. 02/20/19 Meeting Minutes
3. Invoices (over \$600)

VI. ADJOURNMENT: NEXT PLANNING BOARD MEETING, WEDNESDAY, April 10, 2019

MEETING POSTINGS:

Except in an emergency, a public body must post notice of a meeting at least 48 hours in advance, excluding Saturday's, Sunday's and legal holidays, except in emergencies. "Emergency" is a sudden, generally unexpected occurrence or set of circumstances demanding immediate action. In an emergency, a public body shall post notice as soon as reasonably possible prior to a meeting Notice must include date, time and place of meeting. Must include listing of topics the chair reasonably anticipates will be discussed at the meeting. Topics must give enough specificity so that the public will understand what will be discussed at the meeting. Public bodies are encouraged to update the notice when aware of new topics within the 48 hour period before the meeting. Chairs should not post notices so far in advance that there is a high likelihood that new topics will arise, unless the chair updates the notice with any such new topics 48 hours in advance of the meeting.