

Town of Uxbridge
Planning Board
21 South Main Street, Room 203
Uxbridge, MA 01569
(508) 278-8600, ext 2013

Posted by
Uxbridge
Town Clerk

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Minutes of the Uxbridge Planning Board regular meeting held on **Wednesday, October 10, 2012**, at **7:00 P.M.** in the **Board of Selectmen's Room, Uxbridge Town Hall, 21 South Main Street, Uxbridge, MA:**

Planning Board Present: Joseph Leonardo, Julie Butler, Barry Desruisseaux, James Smith, Daniel Antonellis and Donna C. Hardy, Administrative Assistant

It being 7:00 pm, the meeting being properly posted, duly called and a quorum being present, Chairman Leonardo called the meeting to order and led the gathering in the Pledge of Allegiance.

Reorganization:

The board made a recommendation to request Mr. Daniel Antonellis to become a full Planning Board member.

Public Hearings:

FY13-01 Down East – Application for Definitive Subdivision Modification Plan – The applicant of record Down East Realty, LLC is seeking a Definitive Subdivision Modification Approval located off East Street, Uxbridge MA. The property has seven (7) lots with total acreage of tract 9.09 +/- acres eleven (11) and is shown on the Town of Uxbridge Assessor's Map 41, Parcels 1169, 1281, 2011, 2021, 2026, 2042, 2049 and 2117. The undersigned's title to said land is derived from Saul Ostroff by deed dated December 20, 2004 and recorded in the Worcester Registry of Deeds Book 35415, Page 303.

Chairman Leonardo opened the public hearing. Ms. Cheryl Peterson with Heritage Design Group was present. Discussions and areas of concern included the request to grant two (2) waivers.

- 1) **Section 5.E (Sidewalks)** Not less than one (1) sidewalk which is not less than five (5) feet in width shall be constructed on one side of each street.

The applicant is proposing to paint a white stripe down one side of the roadway four (4) feet from the edge of pavement to delineate a pedestrian area in lieu of the sidewalk.

Following discussion, **MOTION** by Mr. Desruisseaux to grant the waiver "Section 5.E (Sidewalks) Not less than one (1) sidewalk which is not less than five (5) feet in width shall be constructed on one side of each street" for the project listed as "FY13-01 Down East Definitive Subdivision Modification Plan". Seconded by Ms. Butler, the motion carried unanimously.

- 2) **Section 5.C.8 (Street and Roadway Specifications)** Curbing shall be sloped granite edging except at catch basins and intersection roundings where vertical granite curb shall be required. Granite transition sections shall be provided at transitions from sloped to vertical curb. Granite curb shall meet Uxbridge DPW specifications.

Applicant requests to waive the requirement for sloped granite curbing along both sides of the roadway. The applicant is proposing to use a monolithic modified cape cod berm along both sides of the roadway from Station 4+39 through the end of the roadway.

Following discussion, **MOTION** by Mr. Desruisseaux to grant the waiver "Section 5.C.8 - Curbing shall be sloped granite edging except at catch basins and intersection roundings where

vertical granite curb shall be required. Granite transition sections shall be provided at transitions from sloped to vertical curb. Granite curb shall meet Uxbridge DPW specifications; to allow the proposed monolithic modified cape cod berm along both sides of the roadway from Station 4+39 through the end of the roadway” for the project listed as “FY13-01 Down East Definitive Subdivision Modification Plan”. Seconded by Ms. Butler, the motion carried unanimously.

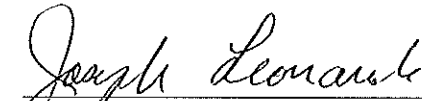
Following discussion, **MOTION** by Mr. Desruisseaux to close the public hearing for the project listed as “FY13-01 Down East – Application for Definitive Subdivision Modification Plan”. Seconded by Ms. Butler, the motion carried unanimously.

MINUTES. MOTION by Mr. Desruisseaux to approve the Planning Board Meeting Minutes dated September 26, 2012. Seconded by Mr. Smith, the motion carried unanimously.

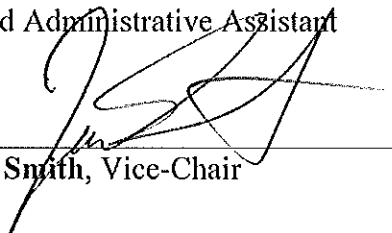
MINUTES. MOTION by Mr. Desruisseaux to approve the Planning Board Executive Board Meeting Minutes dated September 26, 2012. Seconded by Ms. Butler, the motion carried unanimously.

MOTION by Mr. Desruisseaux to adjourn at 7:20 P.M. into executive session to discuss strategy with respect to collective bargaining or litigation, an open meeting may have a detrimental effect on the government’s bargaining or litigation position, with no other business to follow. Seconded by Ms. Butler, the motion carried unanimously by roll call vote.

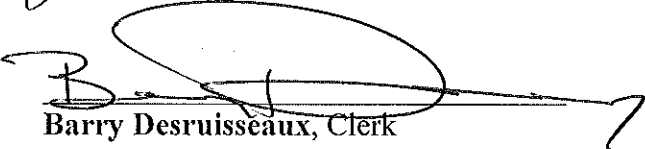
Respectfully Submitted by Donna C. Hardy, Planning Board Administrative Assistant



Joseph Leonardo, Chairman

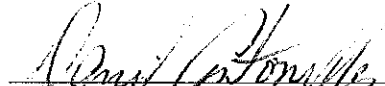


James Smith, Vice-Chair



Barry Desruisseaux, Clerk

Julie Butler, Member



Daniel Antonellis, Member

10/24/12

Date