

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

Minutes of the Uxbridge Planning Board regular meeting held on **Wednesday, September 11, 2013**, 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, James Smith and Daniel Antonellis

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.

**Public Hearings:**

**Hecla Village, Application for a Definitive Subdivision Plan Approval** - The owner/applicant of record, ARIS Group, LLC, is seeking a Definitive Subdivision Plan Approval located in Hecla Village, Bailey Street, Uxbridge Massachusetts. The property has ten (10) proposed lots and is shown on the Town of Uxbridge Assessor's Map 25, Parcel 1454, and recorded in the Worcester District Registry of Deeds Book 47589, Page 223. A letter dated September was submitted to the Uxbridge Planning Board by the Engineer on behalf of ARIS Group to continue this meeting until the next meeting of the Planning Board, scheduled for September 25, 2013, due to potentially inadequate abutter notification of the Definitive Subdivision application. **MOTION** by Mr. Smith to continue the public hearing until the next Planning Board meeting. Seconded by Mr. Antonellis. The motion carried unanimously.

**Old/New Business:**

**Down East Subdivision** - Mr. Bruce Taylor, Owner of Down East Realty LLC, presented the Tri Party agreement (Down East Realty LLC, Town of Uxbridge, and Milford National Bank) for the recommended bond amount of \$147,848 to the Planning Board. **MOTION** by Mr. Smith to accept the agreement. Seconded by Mr. Antonellis. The motion carried unanimously. The agreement was signed by the Planning Board members present and properly notarized. The applicants were advised by the Planning Board that they needed to file the Tri Party agreement at the Worcester Registry of Deeds prior to lot releases before lot development can begin.

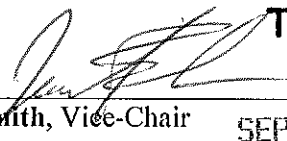
**MOTION** by Mr. Smith to adjourn the Planning Board meeting at 7:07 P.M. Seconded by Mr. Antonellis. The motion carried unanimously.

The Board noted that Executive Session will not convene.

Respectfully Submitted by Amy DiBattista, Administrative Assistant

**Received by  
Uxbridge  
Town Clerk**

  
\_\_\_\_\_  
Joseph Leonardo, Chairman

  
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James Smith, Vice-Chair

SEP 26 '13 AM 10:56

  
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Daniel Antonellis, Member

September 25, 2013  
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Date