



Town of Uxbridge
Planning Board
21 So. Main St.
Uxbridge, MA 01569
(508) 278.8603

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Minutes of the Uxbridge Planning Board regular meeting held on Wednesday, **January 10, 2007**, at 7:00 P.M. in the **Board of Selectmen's Meeting Room**, 21 So. Main St., Uxbridge, MA 01569:

Planning Board Members Present: **Chairman John Morawski, Vice-Chairman Susan Bloomberg, Clerk Debbie Bernier and Stanley Stefanick**

Planning Board Member(s) Absent: **Peter Petrillo**

Other(s) Present: **Floyd Forman, Director of Planning and Economic Development and Cheryl Brodeur, Admin Asst, Planning / Zoning Boards**

Others Absent: **None**

The meeting being duly called, properly posted, and a quorum being present, Chairman Morawski called the meeting to order at **7:00 P.M.**

Public Hearing(s) Continued:

King Street Estates Definitive Plan (Cont. from 12/13/06): Deborah Bernier made a motion, seconded by **Stanley Stefanick**, to accept the request of the applicant to continue the Public Hearing on this matter to January 24, 2007. The vote was **4-0-0 in favor** of the motion. (Cont. P/H to 01/24/07) (DRD = 01/31/07)

Mill On West River Pond Special Permit (Cont. from 12/13/06): Susan Bloomberg made a motion, seconded by **Stanley Stefanick**, to continue the Public Hearing on this matter to January 24, 2007. The vote was **4-0-0 in favor** of the motion. (Cont. P/H to 01/24/07) (DRD = N/A)

Cnossen LTI Corp. / Unilock Special Permit (Cont. from 12/13/06): Susan Bloomberg made a motion, seconded by **Stanley Stefanick**, to continue the Public Hearing on this matter to January 24, 2007. The vote was **4-0-0 in favor** of the motion. (Cont. P/H to 01/24/07) (DRD = N/A)

Quaker Industrial Park II Definitive Plan Modification (Cont. from 12/13/06): Deborah Bernier made a motion, seconded by **Stanley Stefanick**, to continue the Public Hearing on this matter to January 24, 2007. The vote was **4-0-0 in favor** of the motion. (Cont. P/H to 01/24/07) (New DRD = 02/28/07)

Old / New Business:

Reorganization: Deborah Bernier made a motion, seconded by **Stanley Stefanick**, to nominate Susan Bloomberg to serve as Planning Board Chairman. The vote was **4-0-0 in favor** of the motion. (New PB Chairman: **Susan Bloomberg**) **Stanley Stefanick** made a motion, seconded by **John Morawski**, to nominate Deborah Bernier to serve as Planning Board Vice-Chairman. The vote was **4-0-0 in favor** of the motion. (New PB Vice Chairman: **Deborah Bernier**) **John Morawski** made a motion, seconded by **Deborah Bernier**, to nominate Stanley Stefanick to serve as Planning Board Clerk. The vote was **4-0-0 in favor** of the motion. (New PB Clerk: **Stanley Stefanick**)

Anderson Estates – Dew Lane – Release of Funds: Mark Anderson of Heritage Design Group asked the Board members to continue this discussion to January 24, 2007. (Agenda 01/24/07)

Public Hearing(s) Continued:

Quaker Industrial Park II Definitive Plan Modification (Cont. from 12/13/06): Stanley Stefanick made a motion, seconded by **Deborah Bernier**, to accept the applicant's request to extend the time within which the Board must render a decision on this matter to February 28, 2007. The vote was **4-0-0 in favor** of the motion. (DRD = 02/28/07)

Cnossen LTI Corp. / Unilock Special Permit (Cont. from 12/13/06): Stanley Stefanick made a motion, seconded by **Deborah Bernier**, to accept the applicant's request to extend the time within which the Board

must render a decision on this matter to February 28, 2007. The vote was **4-0-0 in favor** of the motion. (DRD = 02/28/07)

81P(s):

“Plan of Land, 101 Aldrich Street, Uxbridge, Massachusetts, Prepared for Matthew Kennedy, 81 East Ebertaft Road, Uxbridge, MA 01569”, prepared by Heritage Design Group and dated December 20, 2006: Mark Allen of Allen Engineering, LLC represented the applicant. **John Morawski** made a motion, seconded by **Stanley Stefanick**, to endorse the above referenced ANR Plan. The vote was **4-0-0 in favor** of the motion. (Endorsed)

“Plan of Land in Uxbridge, Massachusetts owned by The King Family General Partnership”, prepared by Andrews Survey & Engineering and dated December 6, 2006: Scott Medeiros of Andrews Survey and Engineering, Inc. represented the applicants. **John Morawski** made a motion, seconded by **Deborah Bernier**, to endorse the above referenced ANR Plan. The vote was **4-0-0 in favor** of the motion. (Endorsed)

“Plan of Land in Uxbridge, Massachusetts owned by the King General Partnership”, prepared by Andrews Survey and Engineering and dated September 18, 2006, Revised December 12, 2006: Scott Medeiros of Andrews Survey and Engineering, Inc. represented the applicants. **John Morawski** made a motion, seconded by **Deborah Bernier**, to endorse the above referenced ANR Plan. The vote was **4-0-0 in favor** of the motion. (Endorsed)

Public Hearing(s) Continued:

West River Estates Phase V Definitive Plan (Cont. from 12/13/06): Scott Medeiros of Andrews Survey and Engineering, Inc. represented the applicant. Mr. Medeiros explained to the Board members that he had met with the Director of Planning and Economic Development and the Conservation Commission and that changes made to the Plan were based on comments from Cullinan Engineering and the Assistant DPW Superintendent (Plan Revision Date = 01/08/07). He further indicated that he awaited written comments on the revised Plan and noted that his applicant was requesting an extension of the Board’s decision rendering deadline, currently at 01/31/07. **Deborah Bernier** made a motion, seconded by **Stanley Stefanick**, to grant the request of the applicant to extend the time within which the Board must render a decision on this matter to March 14, 2007. The vote was **4-0-0** in favor of the motion. **Deborah Bernier** made a motion, seconded by **Stanley Stefanick**, to continue the Public Hearing on this matter to February 14, 2007. The vote was **4-0-0** in favor of the motion. (Cont. P/H to 02/14/07) (DRD = 03/14/07)

Meadow Valley Estates Definitive Plan (Cont. from 12/13/06): Mike Dryden of Heritage Design Group represented the applicant. Mr. Dryden told the Board that his client wished to continue with a full board present, that he wanted to submit some discussion items to the Board members for them to absorb prior to discussing and that his client was seeking an extension of the Board’s decision rendering deadline, currently at 01/31/07. **Stanley Stefanick** made a motion, seconded by **John Morawski**, to continue the Public Hearing on this matter to January 24, 2007. The vote was **4-0-0 in favor** of the motion. **Stanley Stefanick** made a motion, seconded by **John Morawski**, to grant the request of the applicant to extend the time within which the Board must render a decision on this matter to February 28, 2007. The vote was **4-0-0 in favor** of the motion. (Cont. P/H to 01/24/07) (DRD = 02/28/07)

Old / New Business:

North Court Estates Bond Reduction: **John Morawski** made a motion, seconded by **Deborah Bernier**, to reduce the Performance Bond on Gervais Way of the North Court Estates subdivision, from Station 0+00 to Station 719.97, from \$89,996.25 to \$69,477.10, as per the Asst. DPW Superintendent’s Sub-Division Bonding sheet. The vote was **4-0-0 in favor** of the motion. (Letter Needed)

Discussion with Floyd Forman, Dir. of Planning & Economic Development:

Reminder of Planning Board’s Two-Week Submission of Materials Rule: Mr. Forman reminded all present that the Board requires that all materials to be addressed at any given Planning Board Meeting be submitted two (2) weeks prior to the meeting. Chairman Bloomberg re-iterated and confirmed Mr. Forman’s reminder.

Discussion with Floyd Forman, Dir. of Planning & Economic Development (cont.):

Savers Bank Traffic Discussion: Mr. Forman indicated that this was originally to be a discussion item on this evening's agenda but that Jack Gillen, the traffic engineer for Savers Bank, had been ill. Mr. Forman further indicated that a meeting with Kien Ho of BETA Group and Mr. Gillen was scheduled for the week of the 15th and that he planned to discuss results of same at the meeting on 01/24/07. **(Agenda 01/24/07)**

Accept & Endorse Meeting Minutes, Sign Invoices, Review Mail, Miscellaneous

09/13/06 PB Mtg. Min.: **Stanley Stefanick** made a motion, seconded by **Deborah Bernier**, to accept as written and endorse the 09/13/06 Planning Board Meeting Minutes. The vote was **4-0-0 in favor** of the motion. **(Endorsed)**

10/11/06 PB Mtg. Min.: **Stanley Stefanick** made a motion, seconded by **Deborah Bernier**, to accept as written and endorse the 10/11/06 Planning Board Meeting Minutes. The vote was **4-0-0 in favor** of the motion. **(Endorsed)**

10/25/06 PB Mtg. Min.: **Deborah Bernier** made a motion, seconded by **Stanley Stefanick**, to accept as written and endorse the 10/25/06 Planning Board Meeting Minutes. The vote was **4-0-0 in favor** of the motion. **(Endorsed)**

11/08/06 PB Mtg. Min.: **Deborah Bernier** made a motion, seconded by **Stanley Stefanick**, to accept as written and endorse the 11/08/06 Planning Board Meeting Minutes. The vote was **4-0-0 in favor** of the motion. **(Endorsed)**

12/13/06 PB Mtg. Min.: **Deborah Bernier** made a motion, seconded by **Stanley Stefanick**, to accept as written and endorse the 12/13/06 Planning Board Meeting Minutes. The vote was **4-0-0 in favor** of the motion. **(Endorsed)**

Adjournment: **John Morawski** made a motion, seconded by **Stanley Stefanick**, to adjourn. The vote was **4-0-0 in favor** of the motion. The meeting adjourned at **8:35 P.M.**

Susan Bloomberg, Chairman

Date

Deborah Bernier, Vice-Chairman

Date

Stanley Stefanick, Clerk

Date

John Morawski, Member

Date

Peter Petrillo, Member

Date