



APPROVED
12/19/18

Town of Northborough

Earthwork Board

Meeting Minutes

Wednesday, November 28, 2018

63 Main Street

Selectmen's Meeting Room

7:00 PM

Members Present: Janet Sandstrom (Chair), Fred Philcox, Tony Pini, Tom Beals, Ronald Doucett

Members Absent: None

Others Present: Fred Litchfield (Town Engineer), see attached Sign-In Sheet

At 7:00 p.m. Ms. Sandstrom called the meeting to order. Ronald Doucett was welcomed as the newest member of the board.

Review Meeting Minutes of October 17, 2018 – Mr. Philcox made a motion to approve the October 17, 2018 Meeting Minutes; Mr. Beals seconded; all voted in favor; motion approved.

Public Hearing – New Permit:

Abu Construction, Inc.
222 West Main Street
Map 75, Parcel 170

The applicant requested a continuance to the December 19th meeting.

Public Hearing – Renewal Permit:

Clark Woods
Off Washburn Street
Map 37, Parcels 93/94

Craig Callahan (owner) was present. There are five lots; two have existing houses. Mr. Callahan is building on 5 Harrington Lane (Lot 2); no work has been done on the remaining two lots. He plans to finish the road next year. The road has to be paved before he can occupy the house. There is a \$16,500 bond in place. Mr. Pini made a motion to renew the Earthworks Permit for 172A Howard Street and continue with the \$16,500 bond amount; Mr. Philcox seconded; all voted in favor; motion approved.

Public Hearing – New Permit:

Northborough Land Realty Trust
330-350 Bartlett Street
Map 67, Parcel 6

Scott Weiss and Robert Weidnecht were present. Construction is planned for the spring on two 300,000 square foot warehouse buildings. Approval was received from both the Planning Board and Conservation Commission. In 2015 it was a combined Special Permit, Site Plan Review and Earthwork Permit issued by the Planning Board. At that time the two buildings totaled 690,000 square feet. The width of the buildings are now narrower and smaller. The square footage today is 600,000. Everything on the downgradient side remains intact from the original permit. The stormwater system and detention basins that were designed for the larger buildings will remain. The grades at the top of the hill were changed. They reduced the impervious area, the building size, and the number

of vehicle parking. Tractor trailer parking spaces was increased to forty. 86,000 cubic yards of material will be exported; the area of disturbance is approximately 55 acres (the total site is 98 acres); there is a planting plan and slope stabilization plan (there will be riprap slope protection).

Mr. Litchfield said the bond amount for stabilization of the site would be \$289,000. Mr. Weiss felt that was a substantial amount and asked the board if the bonding could be phased. Mr. Litchfield recommended the permit be issued with a \$289,000 bond amount and told Mr. Weiss that the bond could be amended. It was suggested that he work with his engineer on a phasing plan that the board could review. Mr. Pini made a motion to issue an Earthworks Permit for 330-350 Bartlett Street (Crossroads Industrial Park) with a bond amount of \$289,000; Mr. Beals seconded; all voted in favor; motion approved.

Public Hearing – Renewal Permit:

Kimball Sand
200 Southwest Cutoff
Map 106, Parcel 3

Wayne Kimball was present. They are finishing the slope abutting Wegmans, bringing it up to grade. They are progressing nicely. Mr. Kimball requested an amendment to the hours of operation for Saturdays. Previous permits had limited hours until noon. He would like to work until 3:30 p.m. Mr. Litchfield had no objections; the site is well maintained and there are no tracking issues.

Amy Poretzky (47 Indian Meadow Drive) asked if truck travel could be limited on Davis Street. Mr. Kimball can request that any trucks working with them take another route. Anthony Ziton (17 Franklin Circle) also asked if truck travel could be limited on Lincoln Street and Pleasant Street. If there is an ability to navigate around deeply populated neighborhoods it would be appreciated. Mr. Kimball will try to keep them out of the school areas. Mr. Pini made a motion to renew the Earthworks Permit for 200 Southwest Cutoff, continue with the \$47,000 bond amount, and allow extending Saturday hours to 3:30 p.m.; Mr. Philcox seconded; all voted in favor; motion approved.

Bond Release/Reduction Discussions:

150 Church Street – Mr. Litchfield received the as-built and recommended releasing the bond. Mr. Philcox made a motion to release the \$10,000 bond for 150 Church Street; Mr. Pini seconded; all voted in favor; motion approved.

920 LLC – Mr. Litchfield received the as-built and recommended releasing the bond. Mr. Pini made a motion to release the \$10,000 bond for 920 LLC (370 Southwest Cutoff); Mr. Beals seconded; all voted in favor; motion approved.

The 2019 Meeting Schedule was reviewed.

Wednesday, December 19, 2018 was confirmed as the next meeting date.

Having no further business to discuss, Mr. Philcox made a motion to adjourn; Mr. Beals seconded; all voted in favor; motion approved. The meeting was adjourned at 7:52 p.m.

Respectfully submitted,

Melanie Rich
Board Secretary