

## **Holliston Planning Board Meeting Minutes of October 18, 2018**

**In Attendance:** Chairman David Thorn, Karen Apuzzo-Langton, Warren Chamberlain, and Josh Santoro. Jason Santos was absent. Also present was the Board's consulting engineer, Ali Parand of AP Assoc. (AP).

**Call to Order:** The Chairman called the regular meeting to order at 7:00 p.m. in the Selectmen's Meeting Room #105 of the Town Hall, 703 Washington Street.

### **General Business:**

#### Approval of Minutes

On a motion by Mrs. Langton, seconded by Mr. Chamberlain, the minutes of October 4, 2018 were approved as drafted.

#### Approval Not Required Subdivision

On a motion by Mr. Santoro, seconded by Mr. Chamberlain, members endorsed the plan prepared by Connorstone Engineering for O'Leary Builders (dated October 15, 2018). The plan creates 4 lots on Spring and School Streets on the former Andrews School site.

#### Constitution Village 6 Review of Construction Management Plan

Dale McKinnon, PE of Guerriere & Halnon, Inc. was present to discuss the Construction Management Plan (revisions dated October 17<sup>th</sup>) for the approved phasing of the subdivision. He noted areas along the north side of Old Cart Path designated for stockpiles of materials as well as equipment storage. It was noted that AP had raised concerns about the cape-cod berm proposed in their letter of October 15<sup>th</sup> and that a written response had been submitted (dated October 18<sup>th</sup>). Mr. McKinnon noted that a modified detail had been proposed for a mountable curb with a 6" reveal (previously 3" reveal). He suggested that an additional layer of erosion control (wire-backed erosion control fence) could be added street-side on Old Cart Path and he will provide a revised plan with the change implemented.

Discussion was continued until November 15<sup>th</sup>. Mr. McKinnon will relay the request for Mr. Harrington to attend that meeting to answer questions from the members and provided a status report on Phase I tasks.

### **Continued Public Hearing**

#### **Definitive OSRD Subdivision – Liberty Estates, 289 Hollis Street**

The Chairman re-opened the public hearing at 7:55 p.m. Present with the applicants from Ron and Chetak Patel of RCVA, LLC was Ted Gowdy of Gowdy Group. Plan revisions dated October 17<sup>th</sup> and a Connorstone Peer Review Comment Letter dated October 18<sup>th</sup> were entered into the record. A draft Certificate of Action dated October 4<sup>th</sup> was reviewed. An additional waiver was contemplated regarding the underdrain in the infiltration basin. Conditions regarding the hours of construction and open space disposition and timing were discussed in detail.

On a motion by Mr. Santoro, seconded by Mr. Chamberlain, members approved the Certificate of Action as amended through discussion.

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**Adjournment** - The meeting was adjourned at 8:45 p.m. on a motion made and duly seconded. The next meeting was scheduled for November 15, 2018 at 7:00 p.m.

Respectfully submitted,

Karen L. Sherman, Town Planner