

**Holliston Planning Board  
Meeting Minutes of September 8, 2011**

**In Attendance:** Chairman Jack Donovan, Parashar Patel, Jonathan Loya, Geoffrey Zeamer, and Warren Chamberlain. Also present was Richard Westcott, PE from Westcott Site Services.

**Call to Order:** The Chairman called the meeting to order at 7:30 p.m. in the Selectmen's Meeting Room of Town Hall, 703 Washington Street.

**General Business**

Approval of Minutes – 8/11/11

On a motion by Mr. Chamberlain, seconded by Mr. Patel the minutes were approved on a unanimous vote.

Approval Not Required Subdivision: Highlands at Holliston (Lots 50A and 50B Indian Circle and Lot 60B Mohawk Path)

Mr. Zeamer made a motion to empower the Agent to endorse the plan presented for these lots prepared by Guerriere and Halnon, Inc. dated September 6, 2011. Mr. Chamberlain seconded with all in favor.

Evergreen Square – Field Changes and Construction Schedule Update

The matter was tabled until 9/22. The Chairman noted that he had discussed issues (e.g. sidewalks, guardrails and plantings) with the developer and understood that neighborhood concern was building.

Surety Adjustment – Hollis Hills Preserve

Mr. Patel made a motion to approve the Form E's prepared by Paul Truax, PE of GLM Engineering for Walsh Brothers Building Co., Inc. dated August 24, 2011. The remaining totals are \$2,955.96 for Drive A Sta. 0+00 to 8+00 and \$2,216.97 for Drive B Sta. 0+00 to 6+00. Mr. Zeamer seconded with all in favor.

Open Space Plan Update

Mr. Patel agreed to serve on a working committee to update the five-year Open Space and Recreation Area Plan update.

Special Town Meeting Articles – Road Acceptances

Mr. Patel made a motion to reserve articles for acceptance of Springdale Circle in the Deer Run at Holliston Subdivision, Deer Run in the Courtland Square Subdivision and Indian Ridge South in the Clearview Estates II Subdivision. Mr. Chamberlain seconded with all in favor.

Continued Discussion Regarding Regulation Amendments

The Board revisited the Mr. Donovan's proposal to update the Form E unit prices utilizing the construction means publication. Mr. Westcott provided a second draft of a form update dated September 8, 2011 with attached explanatory memoranda. He noted that most line items calculated in the worksheet are higher than Mr. Smith's summary of bids and bidders for FY12. New items have been added based on regulations changes (e.g. 18' roadway widths) and suggestions (e.g. testing). The prices calculated for 2011 will be added to two separate forms, one for residential and one for industrial to be included in the Regulations. Additionally some text will support the Board's policy to update the numbers annually as well as language to further

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explain surety policies. The Board also reviewed administrative regulations to be added as a new section to the Regulations. Some additional text will be added to discuss various public hearing issues, including quorums.

A public hearing was scheduled for October 13<sup>th</sup>.

Lot Release – 17 Mohawk Path

A corrective covenant Lot Release was issued based on a request from a closing attorney. The house on the lot was constructed in 2003.

**Adjournment** - The meeting was adjourned at 8:49 p.m. on a motion made and duly seconded. The next meetings were scheduled for September 22<sup>nd</sup> and October 13<sup>th</sup>.

Respectfully submitted,

Karen L. Sherman, Town Planner

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