

**MARLBOROUGH PLANNING BOARD
MARLBOROUGH, MA 01752**

Call to Order

June 20, 2016

The Meeting of the Marlborough Planning Board was called to order at 7:00pm in Memorial Hall, 3rd Floor City Hall 140 Main Street, Marlborough, MA. Members present included: Barbara Fenby, Colleen Hughes, Shawn McCarthy & Philip Hodge.

Also in attendance were Board Secretary Melissa Peltier & City Engineer Thomas DiPersio
Sean Fay, Brian DuPont & Edward Coveney were absent

1. Meeting Minutes:

A. Regular Meeting June 6, 2016

On a motion made by Ms. Hughes, seconded by Mr. Hodge it was voted to approve the minutes of the June 6, 2016 Regular Meeting. Motion carried with Chairperson Fenby Abstaining.

2. Chair's Business:

A. Update regarding Planning Board Page – Calendar

Chairperson Fenby noted that there is no update at this time.

B. Planning Board Member Term Expirations

Chairperson Fenby noted that she will be speaking with the Mayor regarding reappointments of sitting members as necessary.

3. Approval Not Required: None

4. Public Hearings (7:15): None

5. Pending Sub Division Plans: Updates and Discussion:

A. Engineers Report

City Engineer DiPersio reported out to the Board that he had met with the developer of Walker Brook Estates. The Howe's Landing subdivision is progressing on houses but not on the roadway currently. Blackhorse Farms is still stockpiling fill material including large rocks. Attorney Beattie noted the fill material is for grading issues that need to be corrected due to the orders of conditions that have been received. Also of note the camera work for the underground pipes is scheduled to be done tomorrow.

B. Request for Extension Walker Brook Estates (Melanson)

Ms. Hughes read the communication from the Code Enforcement Officer into the record.

Mr. Edward Melanson was in attendance to answer any questions pertaining to the request for extension.

On a motion made by Ms. Hughes, seconded by Mr. Hodge it was voted to approve the request of the developer to extend the Approval of the Walker Brook Estates Subdivision until November 1, 2016. Motion carried.

C. Request for Extension Cider Mill (FRE Builders)

Attorney Beattie handed out to all members present the current construction schedule that was left out of the request for extension packet.

On a motion made by Ms. Hughes, seconded by Mr. Hodge it was voted to refer the construction schedule to the Engineering Department as well as extend the subdivision approval until July 26, 2016 to allow the City Engineer time to review the submitted construction schedule. Motion carried.

6. Preliminary/Open Space Submissions/Limited Development Subdivisions: None

7. Definitive Subdivision Submission: None

8. Signs: None

9. Unfinished Business:

A. Discussion Mauro Farms

City Engineer DiPersio noted that the requested meeting between the developer, Engineering Department and Conservation Officer has not taken place yet.

There is some confusion regarding the intended ownership of the Open Space Parcels. Clarification is being sought out.

On a motion made by Ms. Hughes, seconded by Mr. McCarthy it was voted extend the Subdivision Approval until July 26, 2016 in anticipation of final completion. Motion carried.

10. Informal Discussions: None

11. Correspondence:

A. Directions Spring 2016

On a motion made by Ms. Hughes, seconded by Mr. Hodge it was voted to accept correspondence A and place it on file. Motion carried

12. Public Notices of other Cities and Towns:

A. Town of Framingham, Planning Board Notices (5)

On a motion made by Ms. Hughes, seconded by Mr. Hodge it was voted to accept notice A and place it on file. Motion carried.

Adjournment: On a motion made by Mr. McCarthy, seconded by Mr. Hodge it was voted to adjourn at 7:27pm. Motion carried.

Respectfully submitted,

Colleen Hughes
Clerk

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