



Town of Boylston Planning Board planning@boylston-ma.gov

221 Main Street, Boylston MA 01505 ** Telephone (508) 869-6019 ** Fax (508) 869-6210

MEETING MINUTES Monday, June 3, 2019

CHAIRMAN: William Manter,
MEMBERS PRESENT: Peter Caruso, Corinna Javier, Homaira Naseem, Judith White
Richard Baker-Assoc. member
MEMBERS ABSENT: None
RECORDER: Nina Gardner

Mr. Manter called the meeting to order at 6:30 p.m.

The Board reviewed minutes from May 8, 2019. Mr. Caruso motioned to approve as amended; Ms. Naseem seconded; all voted in favor and Ms. White was not present to vote or at the May 8th meeting.

The Board reviewed the minutes from May 15, 2019. Mr. Caruso motioned to approve as amended. Ms. Naseem seconded; all voted in favor, Ms. Naseem abstained and Ms. White was not present to vote or at the May 15th meeting.

The Board reorganized. Mr. Caruso motioned to be Vice Chairman if Mr. Manter remained Chairman. Ms. Javier seconded; all voted in favor. Ms. White was not present to vote. Mr. Caruso motioned for Ms. Javier to be the Clerk. Ms. Naseem seconded; all voted in favor. Ms. White was not present to vote. Mr. Caruso motioned for Ms. Naseem to be the Earth Removal representative. Ms. Javier seconded; all voted in favor and Ms. White was not present to vote.

The Board recessed at 6:45 p.m. to attend the Selectmen' meeting to appoint Mr. Baker as an associate member,

The Board reconvened the meeting at 7:15 p.m.

280 Shrewsbury Street-Public Hearing Special Sign Permit-Matt Doyle of J & M Batista was present to apply for a Special Permit under the Sign By Law. Mr. Doyle presented the plans for the building signs. The Bank and gym are moving in and the middle space is not occupied yet.

They are seeking to have the building signs larger than allowed as the building is far from the roadway. They are installing a four panel ground sign at the roadway. Mr. Doyle reviewed the sign plans with the Board. After review and discussion, Mr. Caruso motioned to close the public hearing. Ms. White seconded; all voted in favor. Mr. Caruso motioned to approve four signs for 280 Shrewsbury Street as presented. Ms. White seconded; all voted in favor. There is a 20-day appeal period. Each business will have their own sign installer.

Barnard Hill-Rich Chehade was present and gave an update of the project. He is seeking to replace surety bonds already in place from Middlesex Bank with a cash deposit of 861,190 with a different lender. The Board discussed briefly and agreed that once the Form G was in place for 861,190, the Middlesex Bank would be notified to release the funds held under the tri-party agreement. Mr. Caruso motioned to authorize the Chairman to release any funds held by the Bank upon deposit of cashier's check to the Treasurer upon approval of Town Counsel. Ms., Javier seconded; all voted in favor.

The Board discussed mitigation of the intersection as previously discussed by the developer and the Town. The developer will pay the Town 18,000 towards that mitigation and before any occupancy permits are issued.

Mr. Baker discussed the informational meeting regarding North and South Sewall streets. The three points of particular concern are the median, left turns and enhance the exit at Greenleaf Plaza. Completion of final plans should be by June 30th. Mr. Baker discussed having a meeting with police and highway and WSP engineer to decide which option the Board should recommend to the Town. Mr. Baker relayed a conversation that he had with Mr. Fusco of Mass Dot in which he suggested a meeting should be held with Town officials to discuss plans and finances.

Mr. Caruso motioned to adjourn at 7:50 p.m. Ms. Naseem seconded; all voted in favor.

Meeting Materials:

Signs plans 280 Shrewsbury Street (on file in PB Office)
Bonds Barnard Hill (on file in PB Office)
Signatures for Worcester Deeds (on file in PB Office)