



# PLANNING BOARD OF MILFORD, MASS.

TOWN HALL, 52 MAIN STREET  
634-2317

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Joseph Calagione  
John H. Cook  
Patrick J. Kennelly  
Marble Mainini, III  
Lena McCarthy

August 15, 2017  
Meeting Minutes – Page 1

The meeting opened at 8:00PM. All members were present. The Town Planner and Town Engineer were present.

The minutes of July 11, 2017 Marble Mainini III motioned to accept and sign. John Cook 2<sup>nd</sup>. Un. 4 1 abstained LM.

Meetings set for October 3 & 17 2017  
November 14 & 28 2017  
December 12, 2017

Ariana Estates Continued to 9-5-17 Joseph Calagione motioned to allow and Marble Mainini III 2<sup>nd</sup> Un. 5 Preliminary Plan.

Submission Preliminary plan off Central Street 10.1 acres near Beaver Street \$900.00 fee received. Grayson Builders

Public Hearings Continued 12 interested parties present  
7:02 F & D Central Realty Corp. for a Special Permit to construct "Bear Hill Village" PRD 147 detached single family residential units on 118.96 acres lying easterly off Casey Drive and westerly off Beaver Street RC zone

F & D Central Realty Corp. for approval of "Bear Hill Village Definitive Plan a 2 lot residential subdivision located on 118.96 acre parcel off Casey Drive RC zone

Town Planner letter 8-15-17 RE: comparison of Bear Hill Village PRD and Waldenwoods PRD Chairman went thru the numbers. Does not include road improvements. Peter Lavoie, eng. presented. Road improvements Beaver Street To make road 22' from 16'. The lower stretch will go to 26' to lessen the curve. Sidewalks on Casey Drive. Patrick Kennelly needs sidewalks as safety concern and safe access to bus stop in this area. Kevin Duffy 126 Beaver Street asked about road widening in this area. Ronald Jenks 110 Beaver Street asked about Stone wall relocations grade difference issue THE road will be near his stone wall. Asked about tree replacements NO



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Continued Public Hearings 9-5-17 both hearings Lena McCarthy motioned and John Cook 2<sup>nd</sup> Un5.

Donna Peterson 75 Beaver Street asked about the 2 streets Koala & Teddy. They need to go to the Sewer Board next week. Joseph Calagione stated the Board would like progress on the plan and Bonus if most of the Board is in favor. They have stated yes.

Continued Public Hearing Snowflake LLC Special Permit to construct "Whitewood Preserve" PDR 29 detached single family units 35.18 acres RC zone. 7 interested parties present. Town Planner had letter 6-6-17 Roadway to remain private. Traffic 180 trips a day 2 car attached garage 2 bedrooms public sewer and water. Sewer Board meets next week. Letter Tata & Howard 8-1-17 re: sewer review 16 requests. Peter Lavoie, eng .Project Manager Kate Lane, Meghan Court and Popia Court. Gravity Sewer pumping station. Wet lands, detention pond they have gone to Conservation Commission. Sidewalk all streets. Bus stop and no parking signs. Joseph Calagione had an issue with the length of the cul-de-sac and Emergency vehicles. 1, 300 foot road. ROW 50' Town Planner states the 26' wide road could be considered. Marble Mainini III asked how far? Joseph Calagione does not think this plan does what is needed. Tony Bogner 47 Whitewood Road asked about pumping station aroma told none. 1 sidewalk on west side. They have stayed out of the easement. No changes to grade. Asked if he could tie in Not able to  
Steve Priest 197 Highland Street tie in concern to sewer Stub goes to property line and would need permit and to connect pump chamber Asked for an extension. Lena McCarthy motioned to grant extension to 9-5-17 Joseph Calagione 2<sup>nd</sup>. Un.5

Amended site plan 44 Green St Storage container has been removed. Can now sign mylar.

Bond Lot Release South Central Estates 11 F & D Realty Corp. Gordon Drive. \$774,751.41 minimum bond. Lots 1-18 can be released when bond is received. John Cook motioned to release and Lena McCarthy 2<sup>nd</sup> Un.5.



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Design Change Discussion Sanylah Crossing Subdivision Retaining wall contractor Jim Russo present. Plan said concrete walls. Marble Mainini III wants concrete walls as does Lena McCarthy and John Cook. Some members will go and look at this. Possible modification could be done. C9-5-17 Joseph Calagione made that motion and Lena McCarthy 2<sup>nd</sup> Un. 5

Joseph Calagione motioned to adjourn. Lena McCarthy 2<sup>nd</sup>. Un. 5  
Meeting adjourned 8:45PM

Patrick Kennelly

Joseph Calagione

John Cook

Lena McCarthy

Marble Mainini III