

## GROVELAND PLANNING BOARD MINUTES

October 21, 1997

MEMBERS PRESENT:

Bruce Blomberg      Bob O'Hanley  
Mary Farren         Bob Arakelian  
Walter F. Sorenson, Jr.

Consultant:      W.C. Cammett

Meeting opened at 1945 hrs. Residents from Byfield road subdivision came to express concern about a threat from Mass Paving that they were going to tear up the road they had put down because Ann Molito had not paid them the \$ 13,000.00 owed to them for the work. Jim Longo also came to explain that Ann Molito said that she could get a better price then he could for hot topping the road, therefore, he gave her the \$ 13,000.00 to have Mass Paving do the work. We advised the neighbors not to worry that this was an idle threat by Mass paving and that we would call the Police Chief to alert him to the threat. The neighbors also wanted an update of the status of the project. We advised them that we do not have enough surety remaining to complete everything that needs to be done, but we would not release lot 1 for building until surety was in place.

Bill Walsh of Talleyshire would like a reduction of the \$ 50,000.00 Tripartite agreement he has on the subdivision. The remaining work includes as built plans, street acceptance plan, bounds, cleaning catch basins and manholes. We advised him that we will determine how much to release based on our site visit on Saturday 10-25-97.

Wimberly Burton came to review status of drainage issue from Hillview Estates subdivision for Lucy Boggiatto. We advised her that we visited the site on Saturday 10-11-97 and had a conversation with Larry Kelley. The result was that Larry Kelley agreed to put in two swails near the end of the road on either side to better lead the water into the catch catch basins. Larry also agreed to seed more on the side of the hill. He said that he would put those commitments in writing. He also promised to talk with Wimberley Burton.

Don Searl and his daughter Kristin Searl came to request approval of 2 Form A lots on land currently owned by Mr. Searl's mother. the property is located on Governor's Road near Seven Star Road. There are currently 2 lots 16-1 and 17-1 which are being made into 3 lots A,B,C. They were also asking for an internal lot line adjustment between lots C & D. We advised them that their plans needed to contain the 100 foot circle , the 60/40 contiguous buildable are and some topo lines. They will come back on 11/12/97.

Larry Ogden for Larry Kelley came to ask for a reduction in the surety for the Pheasant Lane Subdivision. The remaining work includes as built plans and a street acceptance. We currently have \$ 40,000.00 in surety. We advised him that we will determine how much we would release based on our site visit on 10-25-97.

Hemlock Village plans were submitted with 2 sets of plans one for Town Water and the other with individual home wells.

Rock Woods II, Larry O. asked for a permit to build a foundation for lot 1 on Evergreen Lane. Motion to sign application for foundation permit for lot 1 on Evergreen Lane in the Rock woods II subdivision, by Bob O. Second by Bob A. Vote, Unanimous.

PB discussed with Larry O. that we need as built and a street acceptance plan for Valley Farm. We also need the As-Built plans, street acceptance plan , bounds, final coat, swails and re-seeding at Hillview Estates. We also discussed that house on lot 9A in the Rocky Woods subdivision needed to be moved by May 15, 1998 to comply with subdivision plan approval.

Woody reviewed the plans for the land being donated to Groveland by Jim Bussing 4 plus acres off Center Street across from Yale Street and asked that we waive e the Form A fee. Motion to waive the Form A application fee and approve plan under Subdivision Control Law Not Required by Bob O. Second by Mary. Vote, 3 Yea 1 abstention Bob Arakelian.

Motion to adjourn by Bob O. Second by Bruce. Vote Unanimous to adjourn meeting at 2330 hrs.

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