



March 7, 2024

Ms. Michelle Tyler, Director of Planning
Town of Randolph Planning Board
41 South Main Street
Randolph, MA 02368

Re: **Site Plan Design & Review**
Proposed Development North of Scanlon Drive
43 Scanlon Drive
Randolph, MA 02368
VERTEX Project No. 78000

Dear Ms. Tyler and Members of the Planning Board:

On behalf of the Applicant and pursuant to the Site plan & Design Review Regulations by Planning Board for the Town of Randolph, The Vertex Companies LLC (VERTEX) is pleased to submit the items outlined below for the Proposed Development North of Scanlon Drive (Randolph North Development) as part of the Site plan Design & Review process.

The project will ultimately involve proposed development on two newly formed parcels (Parcel A and Parcel) consisting of the combined existing parcels referenced in the Site Plan application. Parcel A will consist of the western portion of land and Parcel B will be in the east. The current request from the Applicant is to obtain approval for the proposed development on Parcel A and the documents attached to this letter are specific to Parcel A.

The design team for this project is led by Stantec Architecture & Engineering P.C., of Boston, MA. Civil Engineering services are being provided by The Vertex Companies, LLC of Weymouth, MA. Stantec Architecture & Engineering P.C. of Boston, MA is also providing landscape architectural design for this project.

The project consists of the demolition of the existing onsite structures and construction of a new buildings. In addition to the new structures, work will include site grading, utilities, stormwater management facilities, and site amenities. The structure will be accessed via a new curb cuts on High Street.

The attached documents address comments made by the Planning Board at the February 27, 2024 public hearing and include:

- Five (3) copies of revised plans entitled *Site Development Plans for Proposed Development North of Scanlon Drive (sheets C2.0-C5.4)*, prepared by The Vertex Companies, LLC and dated December 26, 2023 with revisions through March 15, 2024;

- Five (5) copies of revised landscape plans (sheets L-100-L-141) prepared by Stantec Architecture & Engineering P.C. and dated October 6, 2023 with revisions through March 15, 2024;
- Five (5) copies of revised electrical plans Sheet E-502 prepared by Stantec Architecture & Engineering P.C. and dated October 6, 2024 with revisions through February 16, 2024;
- Five (5) copies of revised mechanical plans (sheets M-103A and M-103B) prepared by Stantec Architecture & Engineering P.C. and dated October 6, 2023 with revisions through February 16, 2024;
- Five (5) copies of revised architectural plans sheet A-201 prepared by Stantec Architecture & Engineering P.C. and dated October 6, 2023 with revisions through March 15, 2024;
- Five (5) copies of the Supplemental Package for 3/12/24 Planning Board Meeting

We appreciate your consideration of this project and respectfully request the review of the included project materials. Please feel free to contact us if you have any questions or concerns.

Sincerely,

The Vertex Companies, LLC.

A handwritten signature in blue ink, appearing to read 'A. Street', with a stylized, looping flourish at the end.

Andrew B. Street, PE
Regional Vice President - Civil Engineering