

# **Randolph Town Council**

## **Billings Steet Discontinuance**

April 29, 2024

# The evolution of our district...

(and why Billings Street / this portion of High Street are no longer relevant)

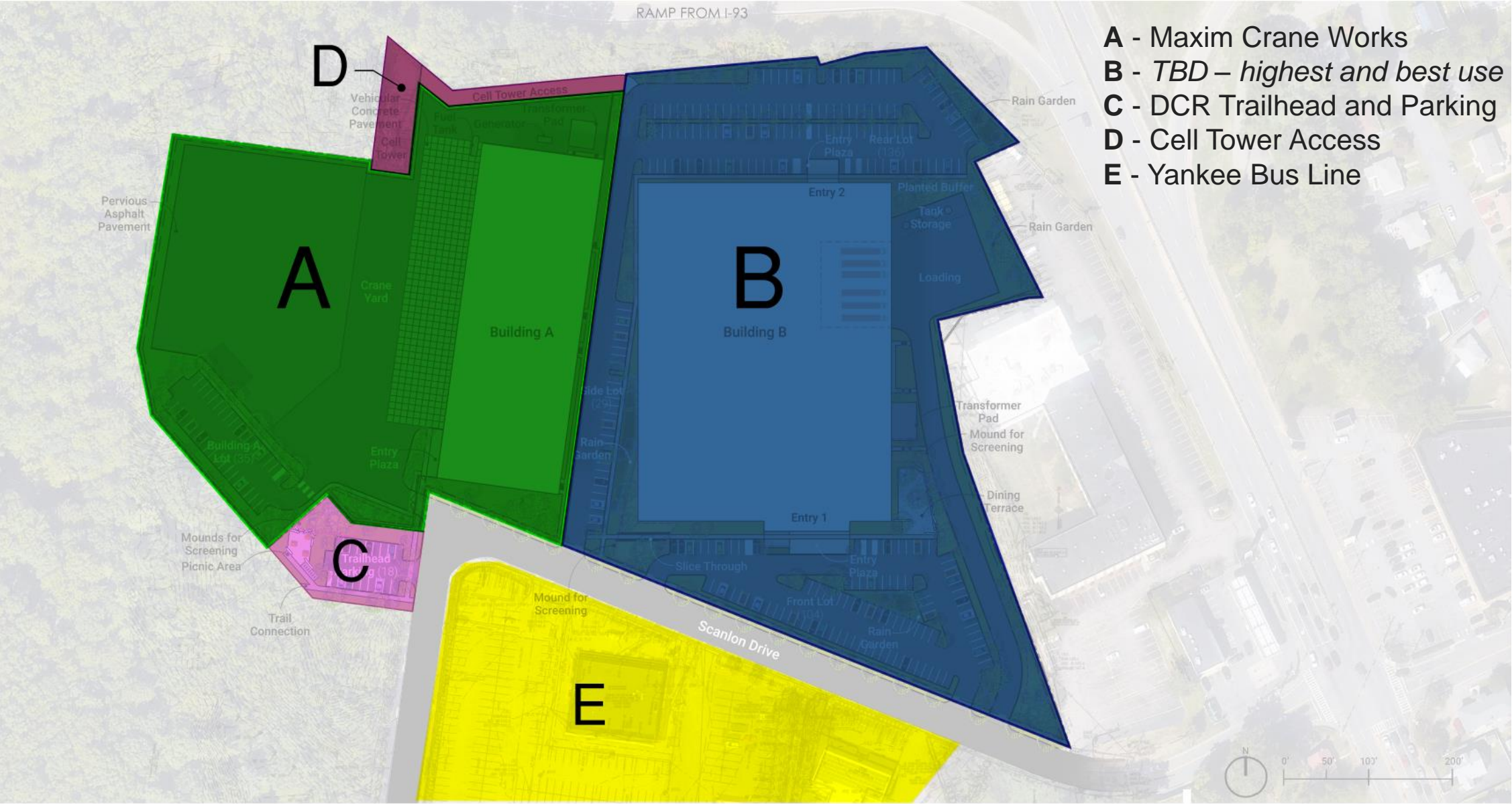
Address	(As of Acquisition) Existing Use	(Undergoing Approvals / Construction / Feasibility) Future Use	Benefit to Town
43 Scanlon Drive / "0" High Street	"The Lantana" Defunct Events Facility	Maxim Crane Reg. HQ / Trailhead for DCR / Existing Cell Tower /	- Increased Property Tax - Increased Excise Tax - Jobs - Rejuvenated Assets
6 Billings Street / 493 High Street	"Lombardos" Defunct Events Facility	TBD	- Increased Property Tax (Likely) - Jobs (Likely) - Rejuvenated Assets - Upgrades to Adjacencies
34 Scanlon Drive	Class C Office Building Partially Vacant		
34 Scanlon Drive / 451 High Street	Overflow Parking Lot In Disrepair	Yankee Bus HQ	- Increased Property Tax - Increased Excise Tax - Jobs - Rejuvenated Assets - Upgrades to Adjacencies
20 Scanlon Drive	Class B Office Building Tenanted		

Existing Condition Over Aerial



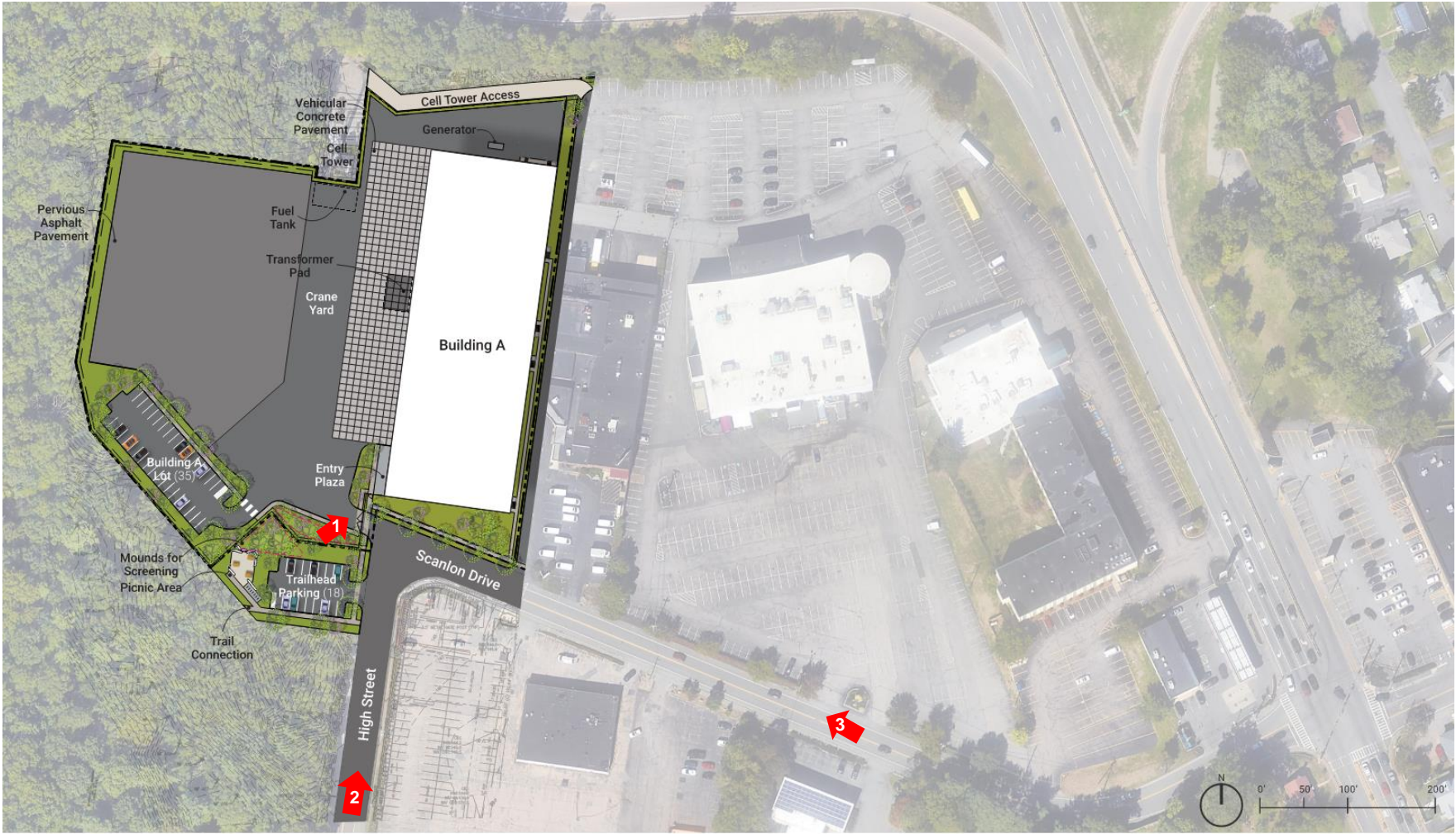


Parcelage Use





Site Plan and Renderings – Building A



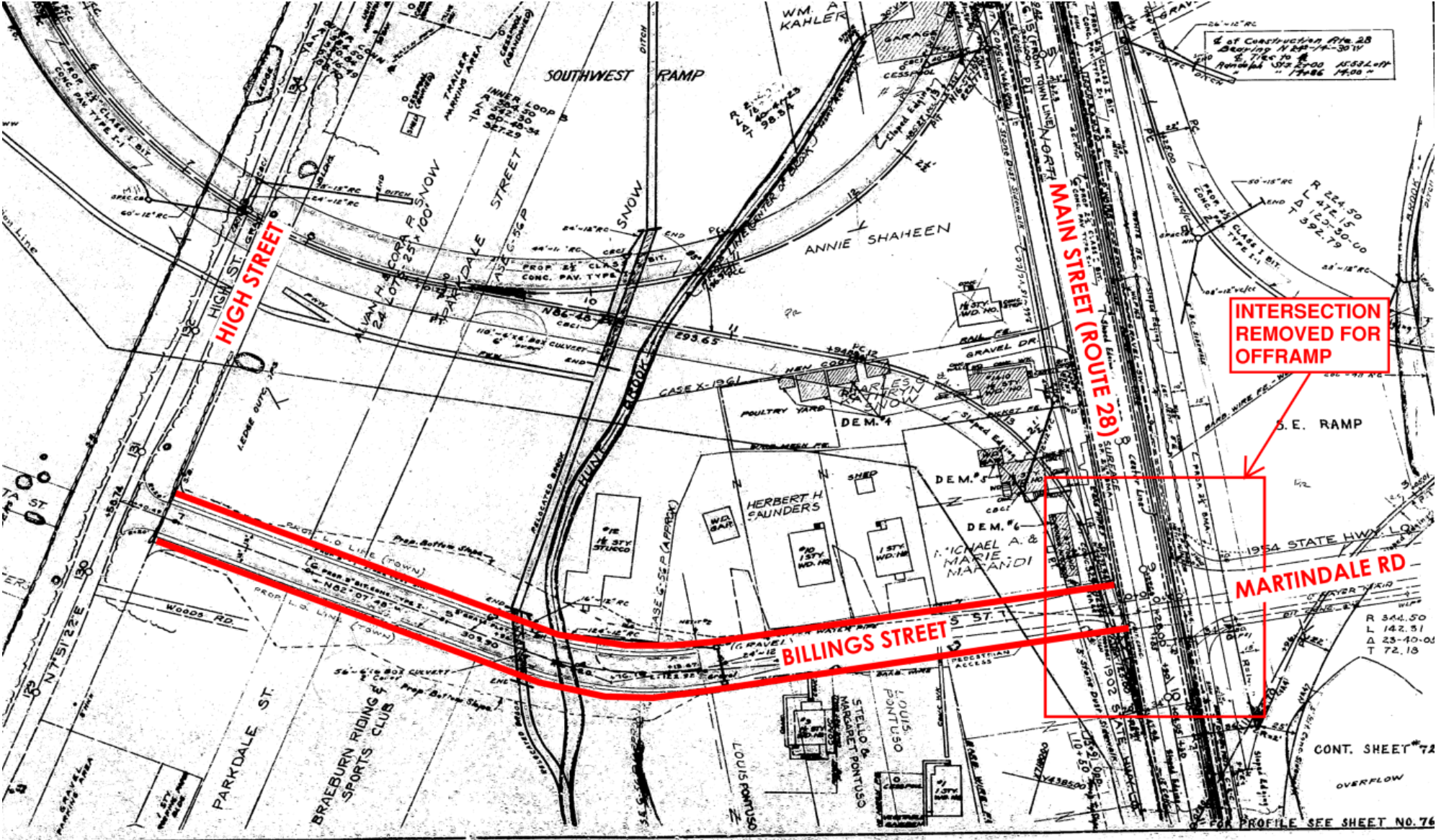


Billings Street : 2024

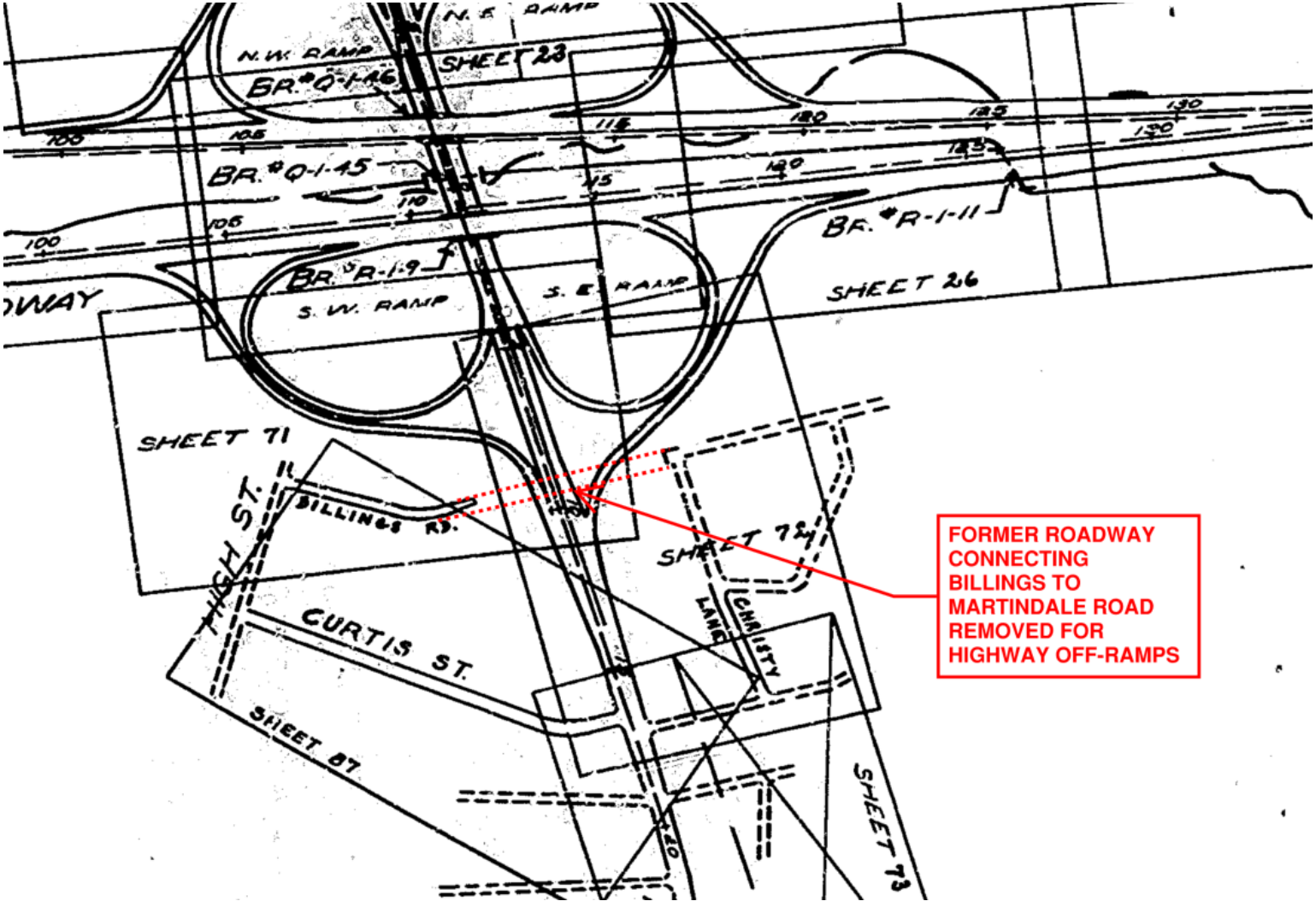




Billings Street : 1957



Billings Street : 1957

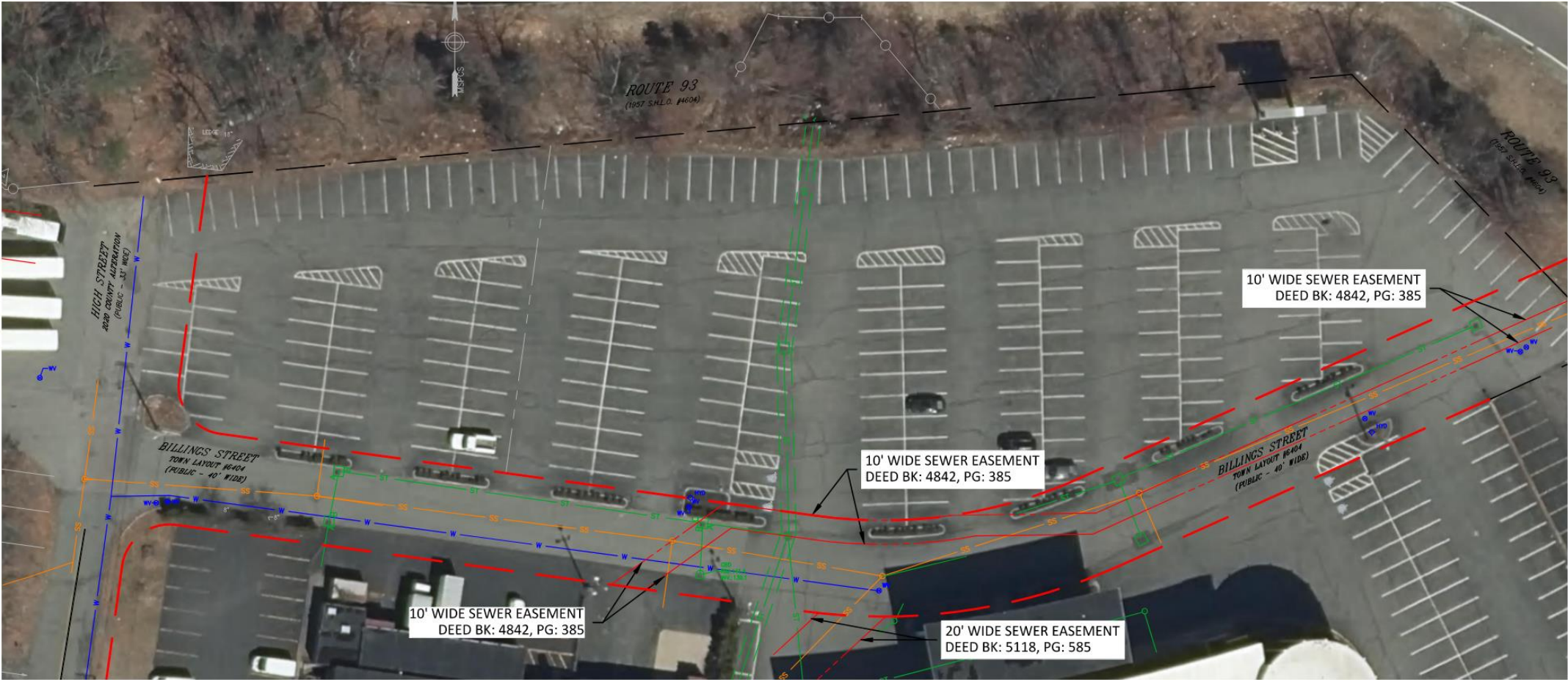


FORMER ROADWAY  
CONNECTING  
BILLINGS TO  
MARTINDALE ROAD  
REMOVED FOR  
HIGHWAY OFF-RAMPS





Existing Utilities



LEGEND:

- — — — — LIMIT OF ROADWAY
- - - - - EASEMENT BOUNDARY
- W — — — — — EXISTING WATER LINE
- SS — — — — — EXISTING SANITARY LINE
- ST — — — — — EXISTING DRAINAGE LINE

NOTES:

- SEWER EASEMENT TO ADJUST BASED ON FUTURE SANITARY SYSTEM REROUTE WITHIN SITE B DEVELOPMENT.



SCALE: 1" = 40'

BILLINGS STREET EXISTING CONDITIONS



# Proposed Utilities

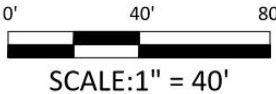


**LEGEND:**

	EXISTING WATER LINE TO BE REMOVED
	EXISTING SANITARY LINE TO BE REMOVED
	EXISTING DRAINAGE LINE TO BE REMOVED
	PROPOSED/TO REMAIN WATER LINE
	PROPOSED/TO REMAIN DRAINAGE LINE

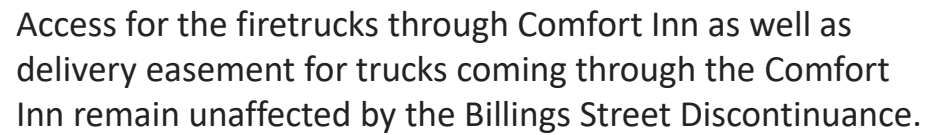
**NOTES:**

- SITE A BUILDING PRIVATE SANITARY WILL CONNECT TO MAIN WITHIN SCANLON DRIVE.
- SITE A PRIVATE WATERLINE TO CONNECT TO MAIN WITHIN SCANLON DRIVE.
- SITE A PRIVATE DRAINAGE TO CONNECT TO MAIN WITHIN SCANLON DRIVE.
- DRAINAGE CULVERT TO REMAIN ACTIVE DURING SITE A CONSTRUCTION.
- SANITARY MAIN TO REMAIN ACTIVE DURING SITE A CONSTRUCTION.



## BILLINGS STREET PROPOSED CONDITIONS







# Next Steps

- Discontinuation of High Street with the support of the Town of Randolph
- Issue Permit Package to Town of Randolph
- Randolph Approval of Building Permit Package and Construction of Lot A, C, and D.



# Comments & Questions