



COPY

Town of Randolph
Planning Department
41 South Main Street
Randolph, MA 02368
Phone: 781-961-0936

April 29, 2020

July 15, 2022
Resent (M&T)

Donna Road Realty Trust
P.O. Box 652
535 South Main Street
Randolph, MA 02368-5231

RE: Grove Avenue Subdivision (Cygnet Lane)

Mr. Wells~

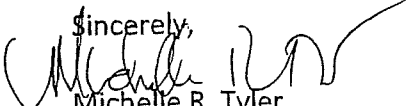
The Planning Board has received a request for a Release of Covenant from your attorney Kevin M. Reilly for the above referenced subdivision; a set of as-built drawings was provided to this office under separate cover. On review of the original endorsed plans, the Decision and Conditions established by the Planning Board in their approval of the subdivision on December 3, 2018 and the Subdivision Rules and Regulations effective at the time of approval, it has been determined that the development has not been completed in accordance with those documents. To wit:

- 1) Per the Subdivision Rules and Regulations and the details of the December 3, 2018 decision, any changes to an approved subdivision plan with any conditions approved by the Planning Board, must be submitted to the Planning Board for review and approval prior to implementation.
- 2) Correspondence between you and the Planning Office dating to June 2019 detail the fact that the driveway curb cut was relocated and requested that you submit a proposed modification to the Planning Board. No such request for modification has been received as of the date of this correspondence.
- 3) An inspection by the Town's Engineer indicates that vertical granite curbing has not been installed at the intersection of Cygnet Lane with Grove Avenue as required in the Decision and Conditions.

- 4) An inspection by the Town's Engineer indicates that granite was not used at the catch basins (section 3.11.10). A waiver for this item was neither requested nor granted.
- 5) A review of the as-built plans indicates that the placement of one catch basin has been relocated from the road layout onto the residential lot. No request for modification was submitted to the Planning Board.
- 6) A conveyance of easement utilities is required before release a covenant as specified in Section 3.3.13 of the Subdivision Rules and Regulations.

When the referenced issues have been properly addressed to the Planning Board, applicable modifications and/or waivers have been granted and endorsed forms have been received, the Board will release the Town's interest thorough release of covenant. Please contact my office for scheduling a meeting with the Planning Board.

Sincerely,



Michelle R. Tyler
Town Planner

Cc: Jean Pierre-Louis, Town of Randolph Engineering
Kevin Reilly, Attorney
Anthony Plizga, Randolph Planning Board Chairperson