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## **Northland Residential Corp. receives town approval for Wolcott Woods**

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Milton, MA Northland Residential Corp. has received approvals to develop Wolcott Woods, an age-restricted townhome community on 47-acres off of Canton Ave. The necessary entitlements were granted in accordance with the town's Great Estate Planned Unit Development zoning bylaw and the town's Scenic Road bylaw. Plans call for designating 60% of the land as open space, preserving three existing historic homes on the property and constructing 50 architecturally-compatible, 2-3 bedroom townhomes. The new development promises to fill a void in the local market for townhomes specifically designed for "active adult" households, and will provide six homes for moderate-income households throughout the town.

Northland's project team includes legal advisor, Ned Corcoran, Esq. of Corcoran & Associates; architect James Velleco of Grazado Velleco Architects; landscape architect, Alan Aukeman of Ryan Associates; and civil engineer, Deborah Keller of Merrill Engineers and Land Surveyors.

"We are pleased to announce the addition of Wolcott Woods to our portfolio of suburban residential properties. Our decision to move forward with this new project was predicated on our successful track record most recently at Woodmere at Brush Hill in Milton, Duxbury Woods in Duxbury and The Residences at Black Rock in Hingham. We take pride in shaping our new developments to meet the needs of today's buyers and we expect Wolcott Woods to be received with the same level of enthusiasm," said John Dawley, president and CEO of Northland.

Dawley views collaboration with the town and the abutters throughout the permitting process to be key to tailoring a new project to the unique fabric of the community. "Our team collaborated for well over three years with Milton town officials at the Planning and Zoning Boards; as well as those living in the immediate area, to refine our architecture, site plan, streetscapes, landscaping and open space programs, to minimize the impact on abutters and achieve an appropriate 'fit' for the neighborhood. As a result, I'm thankful for their involvement in further distinguishing our original development plan. Additionally, I'd like to recognize and thank those Milton residents who have followed our progress and support our development."

Site work at Wolcott Woods is expected to begin in fall and the first homes are slated to be delivered by the summer of 2020.

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