

PLANNING BOARD Minutes

January 7, 2010

Ayer Town Hall

1 Main Street

Ayer, MA. 01432

In attendance: Mr. Peter Johnston~ Chairman, Ms. Jennifer Gibbons~ Clerk/minutes, Mr. Mark Fermanian, Mr. Glenn Garber, & Mr. Steve Wentzell

7:00 PM General Business:

- Cont, ANR/Calvin Moore

Continued discussion

Mark Fermanian motioned to approve the ANR as submitted with lot line modification.

Discussion-

Peter 2nd

VOTE 4-1 (Glenn)

Motion carries

- Cont. Discussion re: Basswood Realty/Mark Saydah

41 East Main Street.

Discussion regarding triggers for site plan review.

Jennifer Gibbons motioned to require site plan approval pursuant to The Town of Ayer's by laws re: proposed construction for multi family dwellings at 41` E.

Main St. as originally submitted by Basswood Properties LLC. dated 11-17-09.

Steve Wentzell 2nd VOTE 5-0

All in Favor

Discussion regarding Judi Barrett and additional meetings and availability.

Board agreed on February 4th @ 6PM.

Minutes and Bills:

Jennifer Gibbons motioned to pay Tata & Howard Ridgeview cost analysis

\$1,922.80 (special TA acct.)

Mark Fermanian 2nd

VOTE 5-0

All in Favor

Jennifer Gibbons motioned to pay Communities Opportunities Group for special zoning re-write contract. (\$5,000.00 special funding)

Mark Fermanian 2nd

VOTE 5-0

All in Favor

Jennifer Gibbons motioned to pay Tata & Howard Ridgeview cost analysis

\$48.07(special TA acct.)

Mark Fermanian 2nd

VOTE 5-0

All in Favor

Mark Fermanian motioned to approve the minutes from November 5` 2009 as written.

Steve Wentzell 2nd

VOTE 4-0 (J. G. Abstained) All in Favor

Mark Fermanian motioned to approve the minutes from November 16, 2009 as written.

Steve Wentzell 2nd

VOTE 4-0 (J. G. Abstained) All in Favor

Glenn Garber motioned to approve the minutes from December 3, 2009 with

amendment stating that the original building lot does not comply for rear setback..

Steve Wentzell 2nd

VOTE 3-0 (P.J. & M.F. Abstained) All in Favor

Glenn Garber Motioned to Adjourn

Steve Wentzell 2nd

VOTE 5-0

All in Favor

Adjourn