



PLANNING BOARD MINUTES
Thursday December 1, 2011
Ayer Town Hall
1 Main Street
Ayer, MA. 01432

Present: Mr. Mark Fermanian (Chair), Mr. Rick Roper, Ms. Alene Reich & Mr. Jeremy Callahan
S. Sullivan-Office Manager (Member Peter Johnston-absent)

7:00 PM Meeting called to order

Cont. Public Hearing: Zoning By-Law and Map Amendments

Mark Fermanian announced that J. Barrett from COG could not attend this meeting tonight and would like to continue to a date certain. The dates she has offered are Dec 29, or Jan. 19. Board thinks Dec. meeting is too close to holidays and are concerned that the Jan. date will be limited for time as Judi B. has another meeting later that evening. The board thinks it's best to continue to the next regular meeting and Susan S. will contact Judi to see if there is a better alternative or time for the January date. It was also stated by the Cahir that the Map was just picked up by Susan S. at MRPC and it will be made available in the Clerk's Office tomorrow for public viewing. Alene Reich Motioned to continue the public hearing for the Zoning By-law and Map Amendments to January 5th at 7:00 PM.

Rick Roper 2nd VOTE 4-0 All in Favor

- Ridge View Heights/Bond Reduction Ratification

(Rick Roper Recused)

Rick Roper explained reduction ratification/modification as signed by Mark Fermanian. The modification does not change the release amount previously approved. It shows the retainer amount previously that was not included on the spreadsheet.

Jeremy Callahan Motioned to ratify the chair's signature on the release modification dated 11/29/11.

Alene Reich 2nd VOTE 3-0 (R.R. Abstained) All in Favor

Bills & Minutes

Jeremy Callahan Motioned to approve payment to MRPC for the copies of the Map.

Rick Roper 2nd VOTE 4-0 All in Favor

Alene Reich Motioned to approve the minutes of November 3, 2011 as written.

Jeremy Callahan 2nd VOTE 4-0 All in Favor

J. Callahan asked the Chair about his reimbursement for copies. Chair asked if he submitted a request. It was noted that there was a verbal request made at the last meeting and in writing. There were questions raised as to why he had been charged for copies and stated that there was a request put in writing quoting MGL and not asked as simply a PB member. (amended) Ms. Arata asked if the 2009 and 2010 minutes were on the website, Ms. Sullivan stated that she believed they were.

Ms. Nehring asked how it could take two hours to compile three years of minutes and thinks it is a waste of tax payer money.

Alene Reich Motioned to approve the reimbursement of \$53.00 to J. Callahan

Rick Roper 2nd

Ms. Arata asked who set the bill for this and it was stated the Town Administrator offered the use of billing as per the request. Town Administrator stated he acted under the direction of the

P.B. Office Manager. PB Chair said he knew nothing about this until after the fact. S. Sullivan stated that the T.A. told her the Board could charge for this request and the Chair said "go for it" and that the T.A. asked how many copies and asked how long it took and then typed out the email with the amounts and sent it to Mr. Callahan. The Planning Board Chair stated he was responsible for this and moved on to the vote for reimbursement.

VOTE 3-0 (J.C. Recused) All in Favor

Discussion regarding the Map. D. Bodurtha questioned the date of the map stating it should be from 1984. P. Walsh feels this is incorrect and questions what was used for a guide when creating this map. R. Roper asked that Ms. Walsh bring in any records she has regarding this information.

Board asked that any and all questions be sent to the Planning Board Office prior to the next meeting so that the consultant and Board has time to review and collect any information needed. The Chair stated this new map should "replace all previous maps and changes" if approved at Town Meeting.

Rick Roper Motioned to adjourn

Jeremy Callahan 2nd

VOTE 4-0

All in Favor

Adjourn