



TOWN OF WAYLAND

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BOARD OF SELECTMEN
STEVEN J. CORREIA
THOMAS J. FAY
JOSEPH F. NOLAN
SUSAN W. POPE
MICHAEL L. TICHNOR

Board of Selectmen Meeting Minutes October 20, 2009

Attendance: S. Correia, T. Fay, J. Nolan, S. Pope, M. Tichnor

Also Present: Town Administrator F. Turkington, Town Counsel Mark Lanza

Chair J. Nolan called the meeting of the Board of Selectmen to order at 9:15 p.m. in the Selectmen's Meeting Room.

J. Nolan announced the purpose of the meeting was to review the final language for an amendment to the Development Agreement with Twenty Wayland, LLC, for the Town Center project. However, at the Planning Board meeting that concluded earlier in the evening, members voted to request the selectmen to withdraw the Special Town Meeting article concerning a zoning bylaw regulating the sale of snacks and beverages in service stations. Planning Board Chair Kevin Murphy reported that members wished to put further research into the change before bringing forward a proposal as soon as Annual Town Meeting. Also present was Town Planner Sarkis Sarkisian. M. Tichnor moved, seconded by S. Correia, that the Board of Selectmen remove from the Special Town Meeting Warrant a zoning bylaw amendment that would regulate the sale of snacks and beverages at service stations. YEA: S. Correia, T. Fay, J. Nolan, S. Pope, M. Tichnor. NAY: none. ABSTAIN: none. Adopted 5-0.

Town Counsel Mark Lanza and Town Administrator Fred Turkington reviewed minor edits to the draft amendment to the Development Agreement. Most involved additional, repetitive language to distinguish the 88 condominium units to be sold at market rate housing and 12 apartments to be rented as affordable rental units to be built above the retail/office component in phase II of the development. T. Fay moved, seconded by M. Tichnor, that the Board of Selectmen approve Exhibit D and approve and execute Exhibit C of the original Development Agreement of March 28, 2006, and the proposed amendment to the Development Agreement between the Town and Twenty Wayland, LLC, and direct town counsel to hold the agreement and signature pages in escrow until Twenty Wayland, LLC, provided (i) satisfactory evidence is provided to town counsel and town administrator of the authorization of Anthony DeLuca to solely execute the agreement on its behalf and (ii) signatory pages are provided to the town; and (iii) Exhibits C and D are filed with the Middlesex South Registry of Deeds. YEA: S. Correia, T. Fay, J. Nolan, S. Pope, M. Tichnor. NAY: none. ABSTAIN: none. Adopted 5-0.

S. Correia noted that the Board of Selectmen did not act on the appointment to the vacancy to the Historical Commission last night. S. Correia moved, seconded by S. Pope, to appoint Elisa Scola, 184 Glezen Lane, to the Historical Commission for a term to expire on June 30, 2012. YEA: S. Correia, T. Fay, J. Nolan, S. Pope, M. Tichnor. NAY: none. ABSTAIN: none. Adopted 5-0.

M. Tichnor moved, seconded by T. Fay, to adjourn the meeting of the Board of Selectmen at 9:41 p.m. YEA: S. Correia, T. Fay, J. Nolan, S. Pope, M. Tichnor. NAY: none. ABSTAIN: none. Adopted 5-0.