



Town of Wayland Massachusetts

Members:

Steve Correia,
Mark Foreman
Marylynn Gentry
Frank Krasin
Jean Milburn, Co-Chair
William Sterling, Co-Chair

Council on Aging/Community Center Advisory Committee (“CoA/CCAC”)

Minutes: September 17, 2015

In attendance: Steve Correia, Mark Forman, Jean Milburn, and William Sterling. Also in attendance were the Wayland Public Buildings Director Ben Keefe and COA Director Julie Secord.

Absent: Frank Krasin and Marylynn Gentry

The meeting was called to order at 7:07 PM when a quorum was established in the Wayland Senior Center.

- I. Public Comment, None
- II. Members’ Response to Public Comment, None
- III. Review Archeological study schedule
 - a. The committee discussed that the archeological study will start on Tuesday September 22, 2015
 - b. Bill mentioned that the developer doesn’t want any archeological digging/testing on the site. However, we can walk the grounds for physical evidence. Bill mentioned that the site has been very disturbed over the years and Sonya from the historical Commission thinks we shouldn’t discover much in archeological findings. We may need to do some testing at the time we decide to build on the property.
- IV. Review CMG proposal for engineering report.
 - a. David Faist from McClue Engineering who is subcontracted from CMG Environmental Inc. was introduced
 - b. We discussed ideas to mediate the concerns of the Conservation Committee (ConCom) and the proposal in general.
 - c. Need to split out old history with the developer 20Wayland
 - d. Ben Keefe met with Frank Doherty of 20Wayland and sorted out what 20Wayland needs to do. They might have Certificate of Compliance before Town Meeting.
 - e. Make it clear in the report the balance of work to be completed such as utilities, sewage etc.

- f. Plan two meetings with the Conservation Committee.
 - g. Went over a little history of the site and the DEP application.
 - h. Bill mentioned that Sherre Greenbaum, chair of the ConCom didn't think it was a redevelopment, which will need to be reviewed.
 - i. We reviewed all the various building options that might be proposed for the site.
 - j. Mark Forman made a motion that the report should include a full build out on the property and David should look at all the options. He should report back to Bill with any problems. Steve seconded the motion. The vote for all in favor was 4-0.
- V. Approve contract for CMG's engineering report
- a. Mark Forman then made a motion to approve the contract. Jean Milburn seconded the motion. All in favor 4-0
 - b. We discussed that we will need to do a structural engineering test and that it was estimated to be only ½ a day worth of work.
 - c. David will coordinate with Marylynn a meeting with ConCom.
- VI. Report on Deed restriction removal – Ben Keefe
- a. Ben reported that he talked with Chip Birkhard, a lawyer at Raytheon.
 - b. Raytheon will modify deed restriction but needs to get a letter requesting it from Wayland. Ben will work on it.
 - c. Raytheon did state that they still don't want a daycare center on the site.
- VII. Review Pop Up Park planning
- a. Julie reported they are progressing with a plan on the event. They have a nice group working together.
 - b. They are working in permitting with vendors and it looks like we are still on schedule for October 17th
 - c. Mark asked about the tent and the town will be providing a 20x30 according to Julie.
 - d. We will have 2 Zomba classes. One for young children and another for adults. It was suggested that ARTS Wayland do something. Also, Golden Tones. We are really looking for multigenerational type events in order to highlight the different options the site could be used over the years.
 - e. Mark agreed to contact the folks in charge of the Rail Trail extension. Would also like someone to represent playing fields, trails, conservation etc.
- VIII. Schedule Public Forum and other outreach to public
- a. We discussed having a Forum on November 4 to go over the engineering and environmental reports with the public. We thought it was best to have it as close to Town Meeting as possible if the reports were ready.
 - b. We agreed that CMG should be present at the Forum.
 - c. Mark will represent our committee. The focus should be to answer questions for Town Meeting.
 - d. We discussed advertising all outreach in the Crier and Wayland ENews.
- IX. Topics not reasonably anticipated by the co-chairs 48 hours in advance of the meeting, if any.
- a. It was mentioned that we should approve the hiring of a Structural Engineer.
 - b. Steve made a motion to have Bill request with Ben Keefe to hire a Structural Engineer for no more than \$1,500. Mark seconded the motion. The vote in favor was 4-0
 - c. Bill mentioned that we have a new member joining the committee named Carol

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- X. Establish date/time schedule for subsequent meetings. – Next meeting wasn't set.
- XI. Adjournment At 8:15 PM, Mr. Sterling moved to adjourn. Mr. Forum seconded the motion. The vote in favor was 4 – 0.

Respectfully submitted Steve Correia