



Sarkis Sarkisian  
Wayland Town Planner

**TOWN OF WAYLAND**  
MASSACHUSETTS  
01778  
**PLANNING DEPARTMENT**

TOWN BUILDING  
41 COCHITUATE ROAD  
TELEPHONE: (508) 358-3615  
FAX: (508) 358-4036

**Economic Development Committee  
Meeting Minutes  
August 25, 2010**

Attendance: Amy Frankel Nau, Sam Potter, Colleen Sheehan, Nick Willard, Julieann Rainville, Rebecca Stanizzi, George Uveges, John Bladon

Also Present: Town Planner Sarkis Sarkisian

Julieann Rainville called the meeting of the Economic Development Committee to order at 7:15 p.m. in the Town Planner's office and reviewed the following agenda:

**AGENDA**

- 7:15 Call to order
- 7:20 Public comment
- 7:25 Commercial Project Updates
- 8:20 Overlay Action Plan.
- 9:20 Commercial Tax Base Information Review
- 9:45 EDC Communication Plan

**Public Comment:** Linda Siegel stated her support for EDC and its mission. Discussed the importance of minutes and other administrative details, which were noted by the Chair.

**Commercial Project Updates**

Finnerty's: Sam Potter

S. Potter provided an update on the status of the Finnerty's Property on West Plain/Rte 27; it is under agreement. Developer plans on reusing existing 14,000 SF structure, subdividing it and housing mixed retail/restaurant as permitted. S. Potter stated that the developers were tenuous about timing of permits, given the history of projects in Wayland.

Town Center: Nick Willard

N. Willard and J. Bladon discussed that EDC could have a more visual role supporting the current discussions with Town Center Developers and Town Boards. Discussed pending meeting

with Historic District Commission on 9/1.

Lee's Farm: Sarkis Sarkisian

Discussed the issue of land value (assessed vs. desired value). No zoning change would be required for assisted living facility, which is still a possibility on that site. C. Sheehan noted there is still a good deal of community support for a community supported farm on the site as well.

Loker Recreation: George Uveges

G. Uveges presented history of property; L. Segal made some additional explanation about the description of the land and the environmental cleanup. G. Uveges to meet with the 30 Rec group to determine next steps, but noted his concern about possible future risk to the town if a public/private partnership were to be pursued.

Gas station: Julianne Rainville

J. Rainville said the auto body shop across from the CVS site on Rte 20 was currently being renovated.

K. Barton Nursing Home: Sarkis Sarkisian

Noted that a demolition permit had been filed. The project goal is a 52 unit 40 B.

Refuse District

N. Willard commented that more could be done in the Town's refuse district to increase commercial tax base. An action was assigned to N. Willard to investigate and update the committee.

### **Facelift Project Update**

B. Stanizzi and M. Weintraub photographed the town's commercial centers and presented an overview for an adopt-a-site program which would match the Town's architectural firms, general contractors, landscape contractors/suppliers and residents in these professions to local businesses.

### **Overlay Action Plan**

C. Sheehan and B. Stanizzi presented an update on the proposed Village District Overlay which would create a design review board, streamline design-type decisions in the District and promote smart growth in existing commercial areas. Discussed the goals and objectives, and the plan for educating the public about the bylaw if it were to come before residents at Town Meeting in November.

L. Segal commented that the ZBA is in favor of a design review board.

### **EDC Communication Plan**

J. Rainville updated the Committee presentation to communicate the EDC's goals to Town residents. More work will be done on this in coming months.

Motion to adjourn the meeting at 10:30 by C. Sheehan; seconded by S. Potter. All in favor 8-0.