

**TOWN OF WAYLAND - TOWN CLERK'S OFFICE**  
**NOTICE OF MEETINGS OF TOWN BOARDS/COMMITTEES/COMMISSIONS**

Posted in accordance with the provisions of the Open Meeting Law

NAME OF BOARD/COMM: **Wayland Economic Development Committee**

FILED BY: Sarkis Sarkisian, Town Planner

DATE OF MEETING: Friday, November 4, 2016

TIME OF MEETING: 8:00 a.m.

PLACE OF MEETING: Wayland Town Building

NOTE: Notices and agendas are to be posted at least 48 hours in advance of the meetings excluding Saturdays, Sundays, and legal holidays. Please keep in mind the Town Clerk's business hours of operation and make the necessary arrangements to be sure this notice is received and stamped in an adequate amount of time.

**AGENDA**

*Note: Items may not be discussed in the order listed or at the specific time estimated.*

- 1) Public Comment
- 2) Approve Meeting Minutes: Sept 22nd
- 3) Business Community Issues
  - a) Wayland Business Association (Seth)
  - b) Town Center / Hardware store & other storefronts (Jean)
  - c) Route 20 Wastewater (all)
  - d) Town Branding (Sarkis)
  - e) Bike Path update (Sarkis)
  - f) Finnerty's status update (Jim)
  - g) Wayland Automotive (John)
  - h) Whole Foods Plaza / Fresh Market? (Jean/group)
- 4) River's Edge Wayland (Becky)
  - a) River's Edge Advisory Committee – Award status
- 5) Town Center Municipal Pad
  - a) Senior/Community Center update (Jean)
- 6) Adjourn

Minutes  
Economic Development Committee  
Town of Wayland MA  
Office  
November 4, 2016

Present: Becky Stanizzi, Seth Roman, Jim Grumbach, Frank Panaccio

Guests: Sarkis Sarkisian, Town Planner

Becky Stanizzi called the meeting to order at 8:15 a.m. in the Planning Office of the Town Building.

#### River's Edge

- A recommendation was provided by the River's Edge Advisory Committee to the Board of Selectmen to proceed with the Wood Partners proposal
- Some of the factors include: Wood Partners projected a higher amount of spending on project costs which could imply a higher level of quality, an estimated \$3M budgeted for soil remediation, and more underground parking which would imply a premium for the property
- While Baystone's proposal implies a higher price for the land, REAC believes that Wood Partners' proposal would be better for the town by providing better rents in the long term and more tax revenue for the town. In addition, they provided a more attractive design for the site.
- Project should be awarded in December, followed by 30 days for the land disposition agreement
- Expect to break ground in January 2018 and open in the summer of 2019
- The project is expected to generate \$500,000 to \$700,000 per year in net taxes vs an original estimate of \$300,000

#### Town Center

- David Costello from National Development stated that they are close to signing a deal with a provider of shared office space which will occupy one of the empty spaces
- There is currently \$5,000 available for Town Center branding and there is an initiative to raise additional funds for branding

#### Rail Trail / Bike Path

- There will be a ground breaking on November 15<sup>th</sup> at 9am
- MBTA and DCR will be in attendance
- This is to be a part of the Mass Central Rail Trail which spans for 104 miles

Whole Foods

- Whole Foods is expected to leave the current location in March 2017 and Fresh Market will move in
- Fresh Market intends to renovate the current plaza and expects to open in late fall 2017

Finnerty's

- New appeals were filed and developers are trying to move ahead as quickly as possible

Next meeting: Friday, December 9<sup>th</sup> at 8am

Meeting adjourned at 9:15am, 4-0 vote

Respectfully submitted, Frank Panaccio