



**TOWN OF WAYLAND**  
41 COCHITUATE ROAD  
WAYLAND, MASSACHUSETTS 01778  
**PLANNING DEPARTMENT**

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**MEETING MINUTES**

**January 22, 2013**

The Wayland Planning Board met **Tuesday January 22, 2013 at 7:30PM** in the Wayland Town Building, 41 Cochituate Road, Wayland, MA relative to the following agenda items:

- 7:30 Review Agenda**
- 7:35 150 Main Street continuation of hearing**
- 8:30 Approve minutes**
- 8:40 Adjourn**

Attendance:

Mr. Kent Greenawalt, Chair	Mr. Ira Montague, Member
Ms. Colleen Sheehan, Vice Chair	Mr. Andrew Reck, Member
Mr. William Whitney, Associate Member, Absent	Mr. Kevin Murphy, Clerk

Also present was Mr. Sarkis Sarkisian, Town Planner. Minutes taken by K. Murphy

**7:30PM Open:**

K. Greenawalt opened the meeting and reviewed the agenda.

**7:35PM 150 MAIN STREET, CONTINUATION OF HEARING (FINNERTY'S SITE).**

S. Sarkisian presented the Board with a draft decision which included the conditions and changes agreed to during the last meeting. He also reviewed the amended site plan. All of the dumpsters have been moved away from abutters and, where possible, towards the center of the parking area. Screening will consist of 8' cedar fencing and this will be supplemented with vegetation along Main Street for additional screening.

The Board then reviewed the draft decision.

Public Comment:

Nancy Leifer, E. Plain Street

Questioned the amount of frontage on Main Street for the home relocation and asked if the developers had a signed agreement with another homeowner which would allow the move.

Paul Bernotas, Center Street

Noted inconsistencies in the calculation of square footage.

Ken Issacson, Lake Shore Drive

Question pedestrian circulation, potential parking in the municipal lot, J-walking and suggested limiting the amount of parking to limit the size of the buildings.

Cynthia Lavenson, Mitchell St.

Asked the Board to address cut-through traffic in the surrounding neighborhood. Ms. Lavenson noted that the intersection traffic will likely be worse than measured and this will contribute to what is already a problem.

Jeff Horan, Center Street

Asked if the town is paying for an easement (The Town is not). Also asked why the town is paying for any of the intersection improvement costs.

Alice Balter, Lakeshore Drive

Asked about hours of operation (and noted that other CVS pharmacies open at 7AM) and building sizes.

Motion: Close Public Hearing

Move: K. Murphy

Second: A. Reck

Vote: 5-0

Motion: Approve Site Plan Approval for 150 Main Street as drafted and amended.

Move: K. Murphy

Second: A. Reck

Vote 5-0

**9:05PM REVIEW MINUTES**

Motion: Approve minutes for 12/18/2012, as amended.

Move: A. Reck

Second: C. Sheehan

Vote: 5-0

**9:08PM ADJOURN**

Motion: Adjourn

Move: A. Reck

Second: C. Sheehan

Vote: 5-0

**9:10PM RE-OPEN MEETING**

Agenda items and future meeting dates were reviewed.

**9:20PM ADJOURN**

Motion: Adjourn

Move: C. Sheehan

Second: I. Montague

Vote: 5-0

Respectfully submitted,

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Kevin Murphy, Clerk

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Date