

## Wayland Long-Range Planning – Town-Owned Land

October 3, 2014 – 9:00 AM

Present: Kent Greenawalt, presiding; Frank Krasin, Mike Lowery, Gretchen Schuler. Also attending: Sarkis Sarkisian, Town Planner; Jessica Brodie, Recreation Director; Linda Segal, Brett Leiford.

The meeting began with introduction of Jessica Brodie who is the new Recreation Director for the Town.

The conversation began with a discussion of an important step – possibly a first step – in the process: determination of ownership and control of a property. Mike Lowery explained that this may be more involved than simply known which board owns a property as there are a variety of state laws that govern municipal property. For instance state law distinguishes between park and recreation land saying that a town deals with parkland differently than land that is only declared recreation land. In addition it was noted that there may be legal limitations on specific parcels that can only be gleaned from reviewing the contract/deed of acquisition.

This Committee is focused on structure, form and process of developing long range planning for town owned parcels (improved and not improved land).

Additional discussion on a potential Capital Facilities Committee occurred referring to the chart that was handed out at last meeting. Someone asked if we should see if there are other communities that have developed Capital Facilities Committees beyond the 14 on the chart that was drawn up in 2005 (distributed at last meeting).

There was continued confusion as to what our charge or direction from Finance Committee is and Frank requested that the FinCom be asked to be more specific to clarify the charge. Those present referred again to the chart that FinCom issued for September 10<sup>th</sup> meeting that had a list of Long Range Planning Topics and those who would be part of a working group to consider. The project heading for this working group is “Process of Evaluating Town-Owned Property,” with committee owner being the Planning Board. When asking Tom Greenaway about the charge it would be helpful to understand what the FinCom plans to do with information gathered – its goals, objectives and output.

Anne Harris, co-chair of the Energy Committee was present for part of the meeting as Sarki had urged her to attend to present projects that the Energy Committee is looking into that would require use of town owned parcels. They are in need of locations for solar power collection equipment. The town has a contract with AMERESCO to find places where solar power could be harnessed. Presently they are looking at three locations for installation of solar equipment:

1. New DPW roof which has been designed to support the equipment;
2. Parking lot canopies at the Middle School (particularly because school roof would not support;

3. Parcel at High School – a sloping site on northeast side of high school parcel near waste water treatment with a potential conflict with leaching field.

The issue of whether a zoning change would be required to allow ground mounted solar collectors was mentioned. However, several of us named residential properties that already have such systems. Kent also wondered if a super structure could be built over the Middle School to keep all collectors on roofs rather than creating parking canopies.

Frank and Mike reiterated their concern about a charge for this working group and believe that we should not continue to meet until that charge has been issued. Kent will ask Colleen to contact Tom Greenaway for a written charge – a simple paragraph – not a lengthy document.

**NEXT MEETING – OCTOBER 10 at 9:00 AM.** Meeting for October 24 remains as options for the time being.

Adjourned at 10:10 AM.

Respectfully submitted,

Gretchen G. Schuler