



PLANNING BOARD

Town of Ayer

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Approved 4/9/2019

Minutes of April 1, 2019 - Ayer Planning Board Meeting

Location: First Floor Meeting Room, Ayer Town Hall

Meeting was recorded by APAC

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Members Present: Geof Tillotson, Ken Diskin, Jonathan Kranz and Julie M. Murray (arrived at 6:19 PM)

Also Present: Mark Archambault, Town Planner

Absent: Sue Kennedy, Clerk

Vice-Chairman Tillotson called the meeting to order at 6:15 PM.

General Business

Approve the Agenda

At 6:16 PM Mr. Jonathan Kranz made a motion to approve the agenda as presented. Mr. Ken Diskin seconded. No discussion. Unanimous vote to approve. (4-0-0)

Review, Site Plan Groton-Harvard Road Town of Ayer Transfer Station, Citizens Energy and Town of Ayer, Department of Public Works

Present: Mark Wetzel, Superintendent Department of Public Works, Robert Pontbriand, Town Manager and Emily Byrne, Citizen Energy

Mr. Mark Wetzel, Superintendent Ayer Department of Public Works, gave a brief history of the project which went out for proposal over 2 years ago and was awarded to Citizen Energy. The project entails the placement of a ground mounted solar array on the capped land fill located at the transfer station on Groton-Harvard Road.

Mr. Wetzel went over the details of the project which include the solar panels being placed on concrete ballasts. The project has been reviewed by the Department of Environmental Protection due to the work on a capped land fill. The proposed project has received a negative determination from Natural Heritage as the property is in Blanding's Turtle habitat. Mr. Wetzel also stated that a MEPA filing was also required for the project.

Mr. Wetzel stated that they have submitted stormwater calculations for the project as well that have little to no change from pre to post construction. There are also waivers requested as part of the project from the Site Plan Regulations item III E & K for abutter notification and setting the meeting date at least 14 days after submittal.

Mr. Mark Archambault stated that two additional waivers also need to be requested from the Planning Board Rules and Regulations for the number of copies of the application that have been submitted and for interdepartmental review.

Mr. Wetzel stated the project meets all set back requirements and the panel will stand about 7 ½ to 8 feet high. He went on to state that there is a 20 year lease for the land with two five year extensions possible as well as an end of life plan as part of the project.

Mr. Diskin had a few questions regarding the amount of panels placed on site and the installation of the fence.

Ms. Emily Byrne, from Citizen Energy stated that the plan provided shows the location of the panels on site as the site was requested due to steep slope in some locations. Ms. Burns also stated that the fence surrounding the panels will also be on ballasts.

Mr. Wetzel stated that National Grid will bring power into the site and install a new pole.

At 6:35 PM Ms. Julie Murray made a motion to accept the plans dated January 31, 2018 and the four waivers as requested for the proposed solar project on 0 Groton-Harvard Road. Mr. Jonathan Kranz seconded. No discussion. Unanimous vote to accept. (4-0-0)

At 6:37 PM Mr. Jonathan Kranz made a positive motion on the findings as presented by Town Planner, Mark Archambault. Ms. Julie Murray seconded. No discussion. Unanimous vote to approve. (4-0-0)

At 6:37 PM Vice-Chairman Tillotson made a motion to approve the site plan for 0 Groton-Harvard Road as presented. Mr. Jonathan Kranz seconded. No discussion. Unanimous vote to approve. (4-0-0)

Meeting Adjournment

At 6:39PM Mr. Jonathan Kranz made a motion to adjourn. Mr. Ken Diskin seconded. No discussion. Unanimous vote to approve. (4-0-0)

Minutes recorded and submitted by Heather Hampson, Administrative Coordinator

Planning Board Approval

4/9/19
Date

Planning Board Vice-Chair (Geof Tillotson)

