

PLANNING BOARD MINUTES
Thursday, September 5, 2013
Ayer Town Hall
1 Main Street
Ayer, MA. 01432 (videotaped)

Present: Mr. Mark Fermanian (Chair), Mr. Rick Roper (Clerk), & Mr. Jim Lucchesi and S. Sullivan-Office Manager

7:15 PM Meeting called to order

Public Hearing: Silpro

2 New England Way/Site Plan

Plans presented by Jesse Johnson of D.E. Ross and Associates

*Addition proposed expansion is for manufacturing and warehousing. Zoned heavy Industrial.

*Parking to increase by 5 for a total of 20 spaces with adequate space for expansion if needed.

*Preexisting non-conformity. Needs ZBA approval

*Aquifer Protection area, need Board of Health approval

*Interior floor drain with oil separator

*18 ft strip around addition for emergency use

Jim Lucchesi Motioned to approve the Site Plan for Silpro subject to BOH and ZBA approval including relief of parking spaces to five, as noted on the plan.

Rick Roper 2nd

Vote 3-0

All in Favor

General Business:

(Jim Lucchesi recused)

- Street Acceptance support/Easy Street
Rick Roper voted to support the acceptance of Easy Street on Town Meeting Floor subject to DPW Superintendent's requirements are met and his approval is given.
- ANR/ 1 & 2 OakRidge Drive
Rick Roper Motioned to approve the ANR for lots 1 & 2 OakRidge Drive as presented on Plan L-12174 by D.E. Ross Associates.
Jim Lucchesi 2nd Vote 3-0 All in Favor

(Rick Roper recused)

ANR/RidgeView Heights lot 2X

Jim Lucchesi Motioned to approve the ANR for lots E2 X2 & W as presented in the plan L-12151 by D.E. Ross Associates.

Mark Fermanian 2nd

Vote 2 -0

All in Favor

- Planning Board vacancy/interview
Mr. Kyle Gordon, a local Fire fighter and a registered voter in the town of Ayer formally expressed interest in filling the Planning Board's seat vacancy until April.

Rick Roper Motioned to recommend Mr. Kyle Gordon as an appointed member to the Planning Board to the BOS and ask for their support in a joint meeting.

Jim Lucchesi 2nd

Vote 3-0

All in Favor

Minutes:

Jim Lucchesi motioned to accept/approve the minutes from August 1st, 2013 as written.

Rick Roper 2nd

Vote 3-0

All in Favor

Jim Lucchesi motioned to adjourn

Rick Roper 2nd

Vote 3-0

All in Favor

Adjourn 8:00