


Town of Ayer Planning Board

2016 JUL 15 PM 12:59 

Meeting Minutes for August 7, 2014

Location: Ayer Town Hall, 1st Floor Meeting Room

Members Present: Chairman Jim Lucchesi, (JC), Richard Roper (RR), Kyle Gordon (KG)

Not Present: Jeremy Callahan

APAC taped: YES

Call to Order: 7:00 PM

Organization of the Board:

Reorganization of the planning board. The Planning Board received notice from Morris Babcock of his resignation.

MOTION: Motion by RR to appoint Jim Lucchesi the chairman; second by KG;
MOTION PASSED UNANIMOUSLY

55 Washington Street - ANR

Attorney Thomas Gibbons presented for Harold Madigan of 55 Washington Street. The article was to split the lots. The planning board ANR.

MOTION: Motion by RR to endorse the ANR for 55 Washington St; second by KG; MOTION PASSED UNANIMOUSLY

17 Bligh Street – Site Plan Modification

MOTION: Motion by KG to approve modification of site plan for 17 Bligh St; second by RR; MOTION PASSED UNANIMOUSLY

PUBLIC HEARING: Riley Jayne Farm, LL C – Preliminary Subdivision Plan

Nick Pauling, on behalf of Riley Jayne Farm,LLC. , presented the plan of proposal for 33 new construction homes and street extension and new cul de sac for Pleasant Street.

Jim Lucchesi opened the floor for open discussion. Concerned residents of the town spoke about multiple issues about the development. Some items of concern were

- *traffic concerns
- *Wastewater drainage
- *Wildlife displacement

MOTION: Motion by RR to approve preliminary plan for Riley Jayne Farms, LLC (construction of 33 new homes); second by KG; MOTION PASSED UNANIMOUSLY

PUBLIC HEARING: Nashua Street Extension – Definitive Plan

Nashua Street Ext. presented by J.P. Connolly on behalf of Calvin Moore.
8 Lot subdivision at the end of Nashua Street EXT.

DPW waivers accepted by DPW superintendent Mark Wetzel.

Discussion open to residents.

MOTION: Motion by RR to approve the Definitive Plan of Nashua St Ext; second by KG; MOTION PASSED UNANIMOUSLY

Other Business

Mr. Daniel Perry presented information for the future proposal of 1) Subdividing the Gervais Ford Lot into 2 lots. 2) and then building a gas station/convenience store on the east lot.

Meeting Adjourn

MOTION: RR motioned to adjourn meeting: Second by JG.
MOTION PASSED UNANIMOUSLY.

Minutes recorded and submitted by Kyle Gordon

PB Approval Date: _____

PB Clerk: _____