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Town of Ayer  
 Board of Selectmen  
 Town Hall, First Floor Meeting Room



**Monday, March 12, 2012**  
**Selectmen’s Meeting on Town of Ayer Website [www.ayer.ma.us](http://www.ayer.ma.us)**

Gary J. Luca, Chairman	X	Carolyn McCreary, Member	X
James M. Fay, Vice Chairman	Absent	Pauline Conley, Member	X
Frank F. Maxant, Clerk	X	Robert Pontbriand, Town Administrator	Absent
Janet S. Lewis, Secretary	X		

**6:00p.m. Open Session-Signing of the 3-28 12 Super Town Meeting Warrant**

Chairman Luca called the meeting to order. Present for the discussion Edward Starzec/MADEV. Chairman Luca advising to Board meeting to sign the Super Town Meeting Warrant for the Super Town Meeting being held on Wednesday, March 28, 2012 at 7:00p.m . at the Ayer/Shirley Regional High School on Washington St., Laura S. Leavitt Auditorium. Warrant containing 26 pages of text and two maps re Article 1. Revisions to Devens Reuse Plan, Zoning By-laws and Zoning Map, Redevelopment of Vicksburg Square including attachment 3-5-12 Memorandum of Agreement between Massachusetts Development Finance Agency and Trinity Vicksburg Square Limited Partnership. Chairman Luca advising to the Town of Shirley approving the Super Town Meeting Warrant and Harvard meeting on 3-13-12 to take up.

Selectman McCreary moved the Board approve the 3-28-12 Super Town Meeting Warrant, 2<sup>nd</sup> by Selectman Maxant.

Selectman Conley stating she objected to process used and not followed properly. Selectman Conley stated she did read the document and stated she never remembered changes proposed including meeting on 1-18-11 to facilitate the redevelopment of Vicksburg Square to allow following uses: office use, certain types of industrial and research and development uses to include cultural facilities, academic, institutional and civic uses, accessory retail, multi-family residential dwellings , elderly housing, nursing homes, incubator. Selectman Conley stating these are all new words to her and not included in previous documents. Selectman Conley stating she will not vote or sign warrant.

Selectman McCreary stating expanding possibilities for area and encouraging expanding uses to include nursing homes is only good. Selectman McCreary stating it is not our job to argue with the document but to allow people to vote on it.

Selectman Maxant agreeing in part/s with both Selectman Conley and Selectman McCreary, details raised and questioning additional uses proposed. Selectman Maxant stating he is opposed to whole thing but should go before voters to decide.

Chairman Luca advising to Ayer Planning Board approving document, Ayer is in jurisdiction-boundaries. Selectman Conley stating Planning Board adopted changes to Re-Use Plan only and only oversees Zoning Bylaw changes only.

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Chairman Luca called for a vote: Selectman McCreary aye, Selectman Maxant aye, Chairman Luca aye, Selectman Conley no, 3-1 motion passes.

Selectman McCreary moved to adjourn, 2<sup>nd</sup> by Selectman Maxant, VOTE: unanimous, so moved.  
6:10p.m. Meeting adjourned..

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Date: \_\_\_\_\_

Frank F. Maxant, Clerk

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