Board of Selectmen Meeting: January 25, 2019
Present: Gibbs, Freiman, Sullivan Woods, Ulfelder, Morgan
Also Present: Robinson

Approved: February 11, 2019

Warrants approved:

Minutes approved: None

Meeting Documents:

1. Draft Site Eligibility Letter to MassHousing

1. **Call to Order and Announcements**

Mr. Morgan, Chair, called the meeting to order at 12:05 pm.

Mr. Morgan announced the meeting was being telecast live on Comcast channel 8 and Verizon channel 40 and streamed live by Wellesley Media and is recorded for subsequent viewing on the cable channels or at wellesleymedia.org.

2. **Public Comment**

None.

3. **Review MassHousing Eligibility Letter – 3 Burke Lane**

Ms. Freiman stated that comments from the Planning Department staff noted that number of units proposed for this project would exceed the Town’s multi-family zoning district by three, and this proposal complies with many of the goals and objectives of the Town Housing Production Plan. She stated she believed the location is appropriate, and the proposal retains a single family residence though there are valid concerns that need to be addressed. Mr. Morgan requested additional information be obtained from the Police department regarding whether traffic can legally turn from Route 9 Eastbound across the ramp-road and on to Burke Lane. Ms. Gibbs stated she believed it was important that the Town stay true to the Housing Production Plan and continue efforts to develop affordable housing. She stated she had parking and public safety concerns with the project. The Board discussed pedestrian safety and school bus access concerns.

The Board reviewed the updated draft and discussed additional edits and approaches to further refine the letter prior to submission. Staff agreed to update the letter with the additional edits as well as request safety related information from Police and Fire and redistribute an new draft to the Board.

Mr. Zani, 19 Burke Lane, came before the Board. He requested information regarding the process that is used to determine who rents units in a development such as this. He spoke to his understanding of the traffic requirements when accessing Burke Lane from Route 9. The Board briefly reviewed the requirements of the Town and the developer in response to Mr. Zani’s inquiry.

Mr. DiSchino, Developer for the proposed project, joined the Board. He spoke to the housing lottery process. He stated traffic and parking will be addressed during the comprehensive permit process and reviewed by engineers. He stated he would work with the neighbors and provide updated information regarding their concerns.
Ms. Johnson, Chair of the Planning Board reviewed additional Planning Board comments regarding the drafted letter. She stated she believed the Town taking a compromising tone to the letter was appropriate.

Mr. Morgan stated the next regular meeting would be held Monday, January 28, 2019 at 7:00 pm in the Juliani Room at Town Hall.

The meeting was adjourned at 1:00 pm.