



Town of Ashland

MASSACHUSETTS

Ashland Redevelopment Authority

Minutes

7/7/2016 6:30 PM

Ashland Redevelopment Authority Draft Minutes 7/7/2016

Members in attendance: Sara Hines, Andrea Green, Terry Hendrix, Brandi Kinsman. Guests: Mike Kane, Cathy Rooney, Beth Reynolds and Michael Herbert

Meeting opened at 6:34 pm

- Pond Street Update:

o Final MPO vote will be 7/28/16. They did not vote to release to the public at previous meeting. Ms. Green said there is a website that you can make comments. She will forward to the group to help solicit comments. Ms. Green sent an email to Karen Spilka asking her office to attend 7/28 meeting with Ms. Green. Also asked Paula Parker and Yolanda Greaves as well.

o Key thing to the project will be zoning changes and changing to form-based code for any new development. This will increase the real estate value of the area for more mixed use, including better quality rentals, office space, etc. Mike Kane said he would support this. This should be a public process with visuals. We would also look for examples in other towns where this was successful (possibly Stoughton, Canton). Ms. Green said we need to be proactive about construction process with area businesses. Beth Reynolds suggested that ARA attend monthly local business meetings; she will include the ARA team on her distribution list for Econ Dev newsletter.

o Ms. Hines motioned to have letter drafted in support of form-based code. Ms. Kinsman seconded. Voted 4-0-0.

o Action item: ARA to draft letter to Nat Strosberg and Planning Board.

- Living Wall Fence Project:

o Cathy Rooney presented a proposal to the ARA for supporting her Living Wall Fence Project. The Project would plant flowering vines and groundcover along the railroad fence in downtown Ashland. The current planter boxes at the fence are not working.

o Cost of the project is estimated at \$3,002.37. Ms. Green asked Ms. Rooney how she planned to raise money for this. Ms. Green suggested possibly Ashland Arts Alliance, CPA, or BAA grant may be good sources of funding.

o Motion was made by Ms. Green to write a letter to Nat Strosberg, Michael Herbert, and Planning Board in support of Living Wall Fence Project. Mr. Hendrix seconded the motion. Voted 4-0-0.

o Action item: Ms. Green to draft letter and send to ARA for comments.

- Meals Tax Fund

o There was discussion around the town's meal tax fund and how it was being spent-Funded Economic Development position, library, 25% of Pond Street Development project. Ms. Green and Mr. Hendrix questioned Ms. Reynolds on where the money is being spent (and possibly if ARA could have access to funds).

o Ms. Kinsman to get ledger of where money is being spent from Michael Herbert. Mr. Herbert arrived at the meeting at 8:46 to discuss with group.



Town of Ashland

M A S S A C H U S E T T S

- o Follow-up item: ARA to give a list of items to Mr. Herbert of the things would like to do (i.e., zoning).
- Yellow brick house- not moving forward; property is off the market.
- Minutes from 6/6/16- Motion from Mr. Hendrix to approve with corrections as discussed. Ms. Kinsman seconded. Approved 4-0-0. Additional discussion around putting action items from minutes on next agenda with due dates to make them clearer. Ms. Kinsman to send ARA revised minutes before submitting.
- Sign Update:
 - o Need 1st 5 signs fixed. The Ashland year was fixed on Town Hall sign. Ms. Green working with Mr. Strosberg. The vendor hasn't been paid yet and the sign company is fixing.
- 125 Pavilion Project:
 - o Clothing drive date- possibly the weekend of August 27th.
 - o Ms. Green and Mr. Hendrix to meet at site on 7/8 at 10am to measure the space at 125 Front St.
- Downtown Business Database
 - o Ms. Reynolds had put together a business list. . Asked Ms. Reynolds if there was a property owner list. Ms. Reynolds to talk to Paul and Rich.
- Financial update- Mr. Hendrix reviewed current financials
- Website- Ms. Kinsman to look at website and bring suggestions to next meeting (126 project content possibly.
- Next meeting scheduled for August 9th at 6:30pm (amended to August 11th at 6:30pm)
- Motion to adjourn at 9:14pm by Mr. Hendrix. Seconded by Ms. Kinsman. Voted 4-0-0.

Respectfully submitted by Brandi Kinsman