Meeting called to order 6:30pm

Members present: George Zaharoolis, Helen Blasioli, John Edward, Linda Gervais, George Dixon, John Crane    ** Members Absent: Angela Serra

Others Present: Evan Belansky Community Development, Beverly Woods from NMCOG and Chief Gary Ryan Chelmsford Fire Department

June 20, 2017 Minutes – motion by Helen Blasioli to approve minutes of June 20, 2017, second by John Crane. Unanimous [6-0]

Discussion and update took place on the legislation that is going to be filed. The legislation once legislation is filed and passed then the Town of Chelmsford, Chelmsford Housing or affiliates or a combination will have 18 months to move forward.

Discussion took place on potential uses and to narrow down the options. The topics that were discussed are as follows;

- Possible reuse of the existing buildings. Board understands that the buildings have been neglected but it would be nice if at least one building could be reused.
- Open space; Board discussed that whatever is done that open space should be a component. The open space should be available for public use and be passive type of recreation.
- The development of the land should have an age restriction.
- The need for affordable senior housing.
- John Edward asked if the project should have a 20% affordability component. Discussion took place on what is affordable and at what level.
- Project should have a Chelmsford Residents, Veterans and/or Past Chelmsford Resident preference.
- Possibility of having services for Wounded Warriors on the site.
- No or limited development along access road from Princeton into the subject site.

Zoning discussion took place on whether form based zoning or overlay type zoning would be put in place. Evan Belansky and Beverly woods would review further.
Belansky and Woods will work on a draft for the next meeting.
Next meeting date set for August 7th, 2017
Motion by George Zaharoolis to adjourn second by John Edward Unanimous

Respectfully submitted by; George Zaharoolis