



**Town of Arlington, Massachusetts**  
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## Redevelopment Board Minutes 11/21/2011

Minutes of Monday, November 21, 2011 7:00pm  
Arlington Redevelopment Board  
2<sup>nd</sup> Floor Conference Room, Town Hall Annex  
Approved : 2-25-13

Present: --Michael Cayer, Bruce Fitzsimmons (Chairman), Ted Fields, Christine Scypinski

The Chairman called the meeting to order at 7:00pm. He then moved the Executive Session to the end of the meeting. He then turned to discussion of warrant articles. Ms. Kowalski reported on Cooke's Hollow. Mr. Cayer asked Ms. Kowalski to check with Town Counsel on whether the article could be presented since it had been defeated. The Board discussed the need for a definition of mixed use and approaches to drafting text for the accessory apartment bylaw. The Board discussed enforcement of an owner-occupancy requirement. Mr. Cayer would revise the text to allow for constructing a new means of egress. Ms. Scypinski and Mr. Fields thought the accessory apartment use should be allowed by right instead of by special permit. The Board then discussed a proposed online survey of Town Meeting members on accessory apartments.

The Board discussed a possible joint meeting with the Board of Selectmen for January.

Mr. Fitzsimmons then stated that the Board needed to discuss the purchase, exchange, lease or value of real property, and that doing so in an open session may have a detrimental effect on the negotiating position of the public body, and that the Board would enter executive session.

On a motion by Mr. Fields seconded by Ms. Scypinski, to go into EXECUTIVE SESSION, Mr. Fitzsimmons took a roll-call vote at 8:27pm: Roll call vote: Mr. Fields: yes; Ms. Scypinski: yes; Mr. Cayer: yes; Mr. Fitzsimmons: yes.

Having taken a roll call vote to end Executive Session, the open session resumed at 8:47pm. Mr. Fields reported to the Board on the Economic Development Self Assessment Tool meeting from November 15, 2011.

Mr. Cayer then moved to adjourn. Ms. Scypinski seconded and all voted in favor. The meeting adjourned at 8:57PM.

Respectfully submitted  
Carol Kowalski  
Secretary ex Officio



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## **Redevelopment Board Minutes 11/21/2011 Executive Session**

Minutes of Monday, November 21, 2011  
Arlington Redevelopment Board  
EXECUTIVE SESSION  
2<sup>nd</sup> Floor Conference Room, Town Hall Annex

Present: ~Michael Cayer, Bruce Fitzsimmons (Chairman), Ted Fields, Christine Scypinski,  
Also present: ~Carol Kowalski, Secretary ex Officio, Joey Glushko, Planner

Having taken a roll call vote in open session, Mr. Fitzsimmons opened the Executive Session at 8:27pm.  
EXECUTIVE SESSION

Mr. Fitzsimmons explained changes to the draft Memorandum of Understanding that was signed November 18, 2011.  
The Board was receptive and favorable toward the recent changes.

On a motion by Mr. Cayer, seconded by Mr. Fields, to come out of EXECUTIVE SESSION, Mr. Fitzsimmons took a  
roll-call vote: Mr. Fields: yes, Ms. Scypinski: yes, Mr. Cayer: yes, Mr. Fitzsimmons: yes The executive session ended  
at 8:47pm

Respectfully submitted,  
Carol Kowalski  
Secretary ex Officio