



Finance Committee

Meeting Minutes

December 3, 2019

6:00 PM

Acton Boxborough Regional High School – Room 104E

Present: Roland Bourdon, Christi Andersen, Christine Russell, Jason Cole, Tom Farley, Mike Majors, Sahana Purohit, Al Vlajinac (Associate)

Absent: Steve Noone, Dave Wellinghoff

1. Opening

Vice Chair Christi Andersen opened the meeting at 6:00 pm

2. Pre Special Town Meeting discussion - Article 1.

Terra Friedrichs – Spoke to her article and expressed concerns about sewer impact on residential and commercial development in West Acton. She talked about commercial development shifting to residential development. She believes the Town should conduct a comprehensive build-out analysis with and without sewers in West Acton. She believes the analysis should consider 100% residential build-out under zoning with maximum density under MGL Chapter 40B.

Board of Selectmen member Dave Martin made a statement that the Article could not be accommodated because of the current Zoning Bylaws and Chapter 40B is an option not a requirement once the Town hits their “Safe-Harbor” status.

The overall general consensus suggested that some sort of current analysis was needed or should have been done leading up to this point. The FinCom in general believes sewers do create opportunities for new businesses to locate in West Acton. Concerns were also expressed about the potential impact this could have on the Powder Mill Complex project. It was stated that one project does not impact the other as they could both move forward independently from the other. West Acton sewer hook-ups could take decades to connect to sewers whereas the Powder Mill Complex project would be connected all at one time.

Further discussions continued regarding the high water table in West Acton and the need to sewer it. Many of the septic systems installed in more recent years are mounded systems that are costly to engineer and install compared to bringing sewers to West Acton. The sewer betterment cost to the individual home owner was a major concern even though it could be spread over thirty years. Timing of this project was not good given the other capital projects the Town is pursuing such as a new “Twin School” and “North Acton Fire Station”.



Ultimately the FinComs position was that the Citizens Petition Article presented was too-late at this point to recommend although some believed it had some merit. It was also stated that the sewer By-law needed to be reviewed and changed before sewers are approved.

3. A motion was moved and seconded not recommend this “Article”. Motion Passed

4. Adjournment

At 6:51 pm, it was moved and seconded to adjourn the meeting.

Documents and Exhibits Used During this Meeting

Special Town Meeting Warrant – December 3, 2019

Respectfully submitted,

Finance Committee