



SELECT BOARD
MEETING MINUTES
OCTOBER 6, 2025
6:00 PM
ACTON TOWN HALL, ROOM 204
472 MAIN STREET

Present: Dean Charter, Alissa Nicol, David Martin, Jim Snyder-Grant, Fran Arsenault

Additional Attendees: Town Manager John Mangiaratti, Assistant Town Manager Thom Begin, Executive Assistant Lisa Tomyl. Town Counsel Nina Pickering Cook

I. Regular Business

1. Resident Concerns

Glen Cote, Strawberry Hill road – acting as member of School Committee with updates on a focus groups, committee feedback forums, and town survey on restructuring the school district budget

Steve Lewin-Berlin, Half Moon Hill – questioned if public comments will be allowed on agenda item 5

Derek Pinto, Chadwick Street – concerned with lack of communication from Town Engineer and the public safety risk of residents of the intersection at Chadwick and River Street and requests the town to look into traffic calming measures, looking for communication on when the project design will be completed and meeting with Town Engineer tomorrow.

2. Chair Update/Town Manager Update/Members Minute

Mr. Mangiaratti noted there are multiple newsletters from various town departments published monthly and have consolidated with direct links on this month's edition of Municipal Monthly. Ms. Nicol updated the Board the DPH posted risk level of West Nile Virus in Acton as high with information on the town website. Acton Water District announced a grand opening of 549 Main Street on October 28th. Mr. Snyder-Grant updated the Board he will be meeting with Town Engineer and Sustainability Director on plans on how Eversource works with the town on large gas pipeline replacements, will be meeting with Select Board member Nicol brainstorming on ideas regarding the long term goal regarding streamlining the Volunteer Coordinating Committee procedure for new members.

II. New/Special Business

3. Announce Open Meeting Law Training on Tuesday, October 14th

Mr. Mangiaratti noted that Town Counsel will be presenting 2 trainings on October 14. Included in the presentation is Ethics, and how to handle public records requests.

4. Update from Acton Water District on Per-and Polyfluoroalkyl Substances Treatment Plant and Water Conservation

District Commissioner Erika Lin and District Manager Matthew Mostoller discussed where the district stands on the treatment of PFAS in Acton water supply. Mr. Mostoller noted the PFAS levels have not reached the Mass maximum level since the summer of 2024. PFAS has been treated at the North Acton since 2024, and currently finishing construction at the South and Center plants. Planning for testing and certification, which will involve increased pumping at treatment plants, resulting in possible discoloration in water supply. Also, will not be performing the annual water flushing program due to the increase pumping and will institute a temporary level 4 water restriction during this time, and will be reaching out to Littleton and Concord for emergency water supply as needed to get these plants online.

Mr. Martin questioned how long would the plants be offline for the filter media, Mr. Mostoller could not give a precise timeline that could take 5 days to a week. Ms. Nicol questioned about communicating with customers – Mr. Mostoller will notify customers through all social media outlets, emails, and the use of reverse 911 if necessary. Ms. Arsenault questioned the end result of the plants going offline, Mr. Mostoller noted there could be water discoloration, increase in PFAS amounts and possible change in smell of water coming in from neighboring towns.

5. Updates from Police Chief Cogan about Enforcement Activities

Chief Cogan updated the Board regarding recent ICE activity in Acton and what involvement the department and the town has by reading the policy of the Acton Police Department. ICE contacts the department to alert of planned activity within the town but nothing concrete, the shift supervisor is notified as well as patrol units. Chief Cogan explained the process when someone is in custodial enforcement and booked, fingerprints are sent out which ICE has access to and can notify the department they have a warrant or detainer. The Police Department processes the subject and discharges them within a normal time frame, even knowing if ICE agents may be present. Mr. Snyder-Grant questioned about people that show up in vans or cars wearing masks saying they are ICE and no ID if people could report a kidnapping, Chief Cogan recommends following guidelines set by the AG office on what to do. Mr. Snyder-Grant questioned about illegal use of force during ICE arrests and the capability to report the complaint, Chief Cogan recommended that observers could contact the Acton Police Department. Ms. Nicol noted the data that can be gathered on ICE arrests in Acton, and questioned if additional information could be gathered when ICE notifies the Police when they will be performing actions in town. Requests the Board to vote to reaffirm the Select Board Policy on Immigration.

Jim Carey, Guswood Road – commented witnessing ICE vehicles in his neighborhood, and what is occurring across the country would like assurance from the Board that APD will interact with them at the minimal level possible.

Steve Lewin-Berlin, Half Moon Hill – commented that what is happening now with ICE is not normal and witnessed ICE in Acton violating constitutional rights to due process and should be protecting neighbors, suggests the Police Station have areas that are employee only that ICE cannot access.

Stella Ko, 11 Guswood Rd – does not feel safe, noting people abducted in Acton and families alone, should offer support for families, citizens documenting action should be the responsibility of the Police Department.

Linda Vieira, Great Elm Way – questioned about booking proceedings taking 30 minutes and if ICE is informed during that time, and questioned if the Police Chief has any updates for the 2017 Immigration Policy, if the public could be involved as well as Select Board.

Miriam Lezak, High Street – questioned when ICE calls do they give the names of the agents, Chief Cogan noted only the name of the agent that contacts them. Glen Cote, Strawberry Hill Rd – read the 5th amendment of the US Constitution Mr. Martin suggested a policy that the area behind the public safety building should be considered as an employee only section, and if someone is arrested and booked by APD they should be told federal officers are outside to detain them and be told of their legal rights and time with counsel, and if APD witness unlawful use of force they have a duty to intervene.

Mr. Snyder-Grant suggests having Mr. Martin's policy proposal on a future agenda for further discussion and comment.

Terra, Mass Ave -requests further discussion on proposed policy, agrees ICE using the public safety building parking lot unethical

Mr. Martin will transmit proposed policy changes to the Town Manager and brought up at a future meeting.

6. Update on Next Steps for Department Public Works Facility Project

Mr. Charter noted a recent presentation from Arrowstreet, which will be presenting to the Finance Committee on 10/14 in 204. The DPW Building is meeting on 10/15 in 204 at 7:00 and will have a recommended solution to the Select Board on 10/20. Mr. Begin mentioned that the 10/15 meeting will be in room 9, because ConsCom has the room on 10/15. All pertinent information has been uploaded to the DPW Building Committee web page.

7. Public Hearings at (or after) the time advertised:

- a. 6:30 PM Use Special Permit (USP) for Morin-Cameron Group, Inc. to redesign and expand the existing parking lot at 60 Powder Mill Road #03/19/2025-495 <https://doc.acton-ma.gov/dsweb/View/Collection-19067>

Applicant requested to continue to November 3, 2025 at 7:00 PM. **Mr. Martin moved, seconded by Ms. Nicol to continue the public hearing to November 3, 2025 at 7:10 PM and approved 5-0.**

- b. 7:00 PM Site Plan Special Permit (SPSP) for Hawthorne Realty Company to combine the properties at 471, 465-469 Great Road to construct two buildings to be used as building trade shops

Mr. Charter read the public hearing notice. Representing the applicant was Nathaniel from Stamsky & McNary with the results from previous comments from Board members at the previous hearing. The floor plans were updated, the FAR is under max allowable limit, adjusted parking spaces with an additional handicap parking space, replaced catch basins, avoided changes in right of way, requests MassDOT require additional changes with an access permit. Mr. Martin questioned if the area for sidewalk would change, Nathaniel noted its under state jurisdiction. Mr. Martin requested to see the change of driveway width. Nate Ryan, Assistant Town Planner noted that GCG did a second review prior to tonight's hearing and noted the proposed plan is substantially below threshold under code. Ms. Nicol questioned about concerns raised from abutting Acton Housing Associate tenants. Nathaniel noted the distance from the site line abutting the AHA property is far enough, and the plan is inline for the use of the zoning area, but unaware who the tenants of the proposed trade shops would be. Mr. Martin requests the sidewalk plan include where children would wait for the school bus at the end of Sachem Way next to the property due to safety concerns.

Terra, Mass Ave – requests not approving the special permit since it is a food desert, respect route 2A as a village Mr. Charter requested further information from the Town Manager and Town Engineer.

Mr. Martin moved, seconded by Mr. Snyder-Grant to continue the hearing to October 20, 2025 at 7:10 PM and approved 5-0.

8. Approve Historic Sign for 17 Woodbury

Mr. Mangiaratti updated the Board regarding the historical sign for 17 Woodbury Road, and the HDC voted to use Asaph Parlin in reference to the original owner. **Mr. Martin moved, seconded by Ms. Arsenault to approve the historic sign for 17 Woodbury Road for the house that says Asaph Parlin and approved 5-0.**

9. Discuss and Approve 2026 Select Board Meeting Schedule

Mr. Begin noted Jan 14 and 20 will be budget workshop dates, Town Meeting on May 4th and 5th, August is only one date at the end of the month.

Mr. Martin moved, seconded by MS. Arsenault to approve the draft Select Board schedule and approved 5-0.

10. Discuss 2025 Indigenous Peoples' Day

Ms. Nicol requested the Board declare October 13, 2025 as Indigenous Peoples Day. Ms. Nicol noted that the local indigenous tribe have not been advocating a replacement of Columbus Day with IPD without a meaningful action to accompany such a change. She anticipates that an official calendar change would come from Town Meeting, and invited people to attend upcoming events celebrating the day. Mr. Snyder-Grant noted the history of the Nashobah Praying Indians and one of the boundaries of their territory is in Acton on private land, and has met with the land owner and noted that a possible conservation restriction

on the boundary area of the property is being discussed, and that there are monthly church services at the native church on the site of the former Natick Praying Indians, but progress is in motion, and a petition may be coming to next town meeting which gives more opportunity to broaden the discussion.

Ms. Nicol moved, seconded by Mr. Martin to declare Monday, October 13, 2025 as Indigenous Peoples Day and approved 5-0.

11. Update on 3 & 13 School Street Disposition

Mr. Begin updated the Board that the P+S for both properties have been fully executed and moving forward with additional documents to finalize the purchase. The developer is Alex Motta and working with architectural developments for 13 School and the fire house

12. Update on Acton Leadership Group Meeting

Mr. Mangiaratti updated the Board regarding the recent ALG kickoff meeting at the end of September. Next is October 15th at 8:00 AM. The most recent number in the ALG model is posted in the packet from the previous meeting. The numbers are early estimates, and biggest concern is health insurance cost and will be meeting with a representative from MIAA to discuss the town health insurance on October 8th and will work together moving forward.

13. Discuss Multi-Board Meeting to be Held Wednesday October 22nd

Mr. Charter noted the Finance Committee, Select Board and School Committee will be meeting on October 22nd at the school administration building and advised Board members to think about discussion topics.

III. Consent Items

Ms. Nicol held consent item 14 and 18 for third sub-bullet. **Mr. Martin moved, seconded by MS. Arsenault to approve consent items 15-18 first 2 sub-bullets and 19 and approved 5-0.** Ms. Nicol requested to amend meeting minutes for September 8th, item 10 to add at the end "The Town Manager relayed that the board will retain its licensing authority in the event that the license changes hands from the applicant to the bank were the applicant to default on the loan." **Ms. Nicol moved, seconded by Mr. Martin to approve consent item 14 as amended and approved 5-0.** Ms. Nicol recused herself from the vote for item 18 sub-bullet 3 noting being a member of the Board of the Acton Women's Club. **Mr. Martin moved, seconded by Ms. Arsenault to approve consent item 18 sub-bullet 3 and approved 4-0-1 (Nicol).**

Mr. Martin moved, seconded by Ms. Nicol to adjourn and approved 5-0. Meeting adjourned at 8:30 PM

Documents Used:

- October 6, 2025 Agenda
- Public hearing notice for Hawthorn Realty Company for SPSP #03/19/2025, 471, 465-469 Great Road
- Meeting Agenda and Draft Minutes for Historic District Committee from September 10, 2025
- Email from John Mangiaratti from September 25, 2025
- Draft 2026 Meeting Schedule
- Meeting Minutes from September 8 and 22, 2025
- Memo from James MacRae Dated September 17, 2025
- Memo from chief Anita Arnum Dated September 24, 2025

- Email from Jim Snyder-Grant Dated September 23, 2025
- One Day Wine and Malt License Application from Congregation Beth Elohim
- One Day Malt and Wine License Application from Theatre III
- One Day Malt and Wine License Application from Acton Women's Club
- Email from Jim Snyder-Grant Dated October 2, 2025