



53 RIVER STREET MASTER PLAN COMMITTEE

MEETING MINUTES

FEBRUARY 20, 2019

7:00 PM

ACTON RECREATION CENTER, 50 AUDUBON DRIVE

Present: Peter Berry, Bill Klauer, Bill Alesbury, Lou York, Peter Hocknell, John Cook, Don Boyle, Stephanie Krantz, Matthew “Selby” (staff)

Absent: Bob Whittlesey

1. Opening

Chair Peter Berry opened the meeting at 7:03 p.m.

2. Regular Business

A. Citizen’s Concerns: None.

B. South Acton Fun Historic Fact: Peter Berry discussed the Pine Hawk display, specifically the artifacts found when the Acton wastewater treatment plan was being constructed on Old High Street. This can serve as an example of what can be performed in terms of an archeology study, should historic artifacts be discovered at the 53 River Street property. The physical display can be found at the Acton Memorial Library; links can be found at www.actonmemoriallibrary.org.

C. Approval of Meeting Minutes – The meeting minutes from the 53 River Street Master Planning Committee’s 16 January 2019 meeting were reviewed and approved unanimously, without amendments.

D. General Discussion: It was stated that \$1.6M in CPC funds is available for distribution in this fiscal cycle. There may be interest in reimbursing the approximate \$850,000 in free cash used to purchase the property back to the town by the use of CPC funds.

E. The CPC vote on the 53 River Street Master Planning committee’s funding request will be held on 21 February 2019 at Town Hall, and will be listed as being funded under ‘Recreation’. Should this request be approved by the CPC, they themselves will present to Acton Town Meeting. If approved by Acton Town Meeting, Selby suggested we proceed with seeking RFPs as soon as possible. Again, the intent is to use the CPC funds to provide for Hydraulic and Hydrologic (H&H) and dam feasibility studies. The



required Emergency Action Plan funds are going to be pursued from Selby and Mark Hald's budgets.

- F. The meeting minutes taken by Bettina Abe from the 53 River Street Master Planning Committee's visit to the CPC's 24 January 2019 meeting were reviewed and approved unanimously, without amendments.
- G. The 53 River Street Master Planning Committee's promotional recruiting video to the Volunteer Coordination Committee was viewed. This was filmed by Acton TV. Reception was favorable; the only suggested edit made by Selby was to have the contact URL on the video use www.actonma.gov without the hyphen.
- H. The 53 River Street Master Planning Committee is on the agenda to present at the 25 February 2019 Acton Board of Selectmen meeting. The purpose is to provide an update to the Board approximately 1 year after formation of the 53 River Street Master Planning Committee. Slides and a presentation were provided by Selby and feedback/suggestions were provided.
- I. Housing discussion: Peter Berry spoke with Kelly Cronin from the Acton Housing Authority to gauge whether she felt the 53 River Street property was suitable for an affordable housing development. She communicated to Peter that she was not in favor of this.

Peter also spoke with Nancy Tavernier from the Acton Community Housing Corporation. She communicated that the ACHC took a vote to not support housing on the site, citing that the site was not viable.

Peter also spoke with Andy Richter from the Miracle Field. He communicated that Minuteman ARC is not interested in housing for the site.

It was pointed out that off of Massachusetts Ave behind K-Mart, 31 units are to be constructed for senior affordable housing.
- J. A motion was made and seconded to restrict use of the site to Open Space, Recreation, or Historic Preservation, and excluding housing. The vote was unanimous, with Peter Berry abstaining.
- K. The next meeting scheduled for March 6 will be canceled, as the committee now awaits approval of the proposed CPC funds at Acton Town Meeting.
- L. Lou inquired who is responsible for alerting residents of Fort Pond Brook with the ongoing work of this committee. Lou has a list of addresses via GIS. It was suggested that an informative flyer could be prepared for this purpose.



At 8:28 pm, a motion to close the hearing was made and seconded and approved by unanimous vote.