

Acton Open Space Committee (OSC)
March 4, 2011- Public Session

Attending: Peter Ashton, Dick Hatfield, Charlie Carlson, Jeff Clymer, Andy Magee, Terry Maitland, Karen O'Neill, Jane Ceraso. Staff and visitors: Tom Tidman, Susan Mitchell Hardt, Mike Gowing.

Peter opened the meeting at 7:30 AM

Minutes- The 2/4/11 OSC meeting minutes were approved unanimously.

CPA Funding- Peter reported that the OSC's request for a \$500,000 set aside for open space acquisitions has been reduced by the CPC to \$450,000. There are more requests for funding this year than there are dollars available.

Piper Lane Property- Peter reported that March 10 is the due date for bids on this property, which is owned by the town as a result of a prior acquisition of open space.

Milldam Properties- Peter reported that he had met with the Town Manager and Lauren Rosenzweig to discuss these properties. Based on this meeting, the Selectmen will proceed to review these parcels for possible acquisition by the town. No action is likely before Town Meeting. Given the small cost involved, Town Meeting approval is not required for acquisition of the several small parcels that are included. Peter also reported that the owner wants to add two other small parcels to the transaction.

982 Main Street- The owner of the property known as Butterbrook Farm has inquired as to whether the town would be interested in acquiring some or all of the property. Tom Tidman agreed to walk this property and report to the OSC.

The Committee then voted unanimously to go into Executive Session.

After the Executive Session, the Committee returned to its Public Session

Madden property/Summer Street- Paul Madden joined the OSC to discuss his interest in selling his property to the town. Karen advised that the OSC had recommended against the town's purchase of the property because the appraised value of \$255,000 is too high and the appraisal ignores significant issues. Paul replied that he is willing to negotiate a lower price with the town and that he wants to sell the property to the town or a third party this year. There was general agreement that the OSC should continue to explore a possible purchase of the property but OSC members expressed concern that the wetlands issues and other

constraints may make the land non-developable and therefore the value of the land is probably far below Mr. Madden's intended price.

Motion to adjourn. 8:35

NEXT MEETING: April 1, 2011