

## MEETING MINUTES

### Town of Acton Community Preservation Committee

September 17, 2009  
Acton Town Hall, Room 204

Attending: Mike Gowing, Roland Bourdon, Walter Foster, Jon Benson, Corrina Roman-Kreuze, Susan Mitchell-Hardt, Ron Schlegel, Janet Adachi and Roland Bartl, Town Planner. Also present was Steve Noone (Fin Com Observer).

The meeting was called to order by Chairman Jon Benson at 7:35 p.m.

- I. Review of 2010 CP Plan. The Plan was approved as amended.
- II. Approval of 7/9/2009 Minutes. The minutes of 7/9/2009 were approved as amended.
- III. Other Business
  - A. Exchange Hall. Committee members discussed the recent painting of the exterior, and the remaining work, including the elevator installation, that Glenn Berger must complete under the terms of the award letter before receiving any Community Preservation Act (CPA) funds.
  - B. SB 90 Hearing. On September 29<sup>th</sup>, there will be a rally and public hearing at the State House on the proposed amendment of the CPA. Walter and Jon may attend the hearing.
  - C. Piper Lane Heating and Other Costs; Frontage Issue. Town Counsel has provided an e-mail opinion on the issue of using a portion of the Town Meeting-approved acquisition funds to cover the cost of heating and maintenance. Roland Bartl said the annual cost is around \$5,000. Mike said the house is in decent shape. Committee members will review the opinion, original warrant Article and the Municipal Properties Department budget projections for the Piper Lane property in FY 2011 – 2013 in preparation for a discussion of the matter at the next meeting.

Roland Bartl noted that the Piper Lane parcel lacks the frontage on a public way that is a Zoning Bylaw requirement, so the parcel currently cannot be split into two, with the new house lot to be sold, as was the plan at the time of the Town Meeting approval. Converting Piper Lane to a public way, in order to satisfy the frontage requirement, would be difficult. Other options would be the Town's acquisition of abutting property with frontage on Piper Road or Town Meeting approval of a modified proposal, providing for a single six-acre parcel with a house that upon transfer would remain subject to a conservation restriction.
  - D. Robbins House/Powers Gallery. The owners have sent a letter expressing appreciation for the CPA funding.

- E. Faulkner House. Jon and Janet attended the open-house hosted on August 30<sup>th</sup> by the Iron Work Farm in Acton, Inc. An architect has prepared a number of alternative restoration designs.
- F. Potential CPA Projects. Corrina mentioned a potential Acton Community House Corporation project. Committee members said that it would be good to have Town and non-Town proposals.
- G. Rail Trail Project Funding; Opening of BFRT Phase I. Roland Bartl reported that under the current state Transportation Department proposal, the Assabet River Rail Trail will proceed in 2010-2015, the Bruce Freeman Rail Trail not until 2020-2025. The state has been the source of the twenty percent (20%) non-federal match but now is saying that the local communities should cover the funding. Mike suggested that with work on the Concord rotary proposed for around 2013, perhaps some funding would be available through that project for work on the portion of the BFRT passing through the rotary area. Doré Hunter, who was in the audience and attended a recent rotary project meeting, said that testing has disclosed that the bridge located past the prison is in need of repair, which compounds the difficulties of the project's moving forward.

Susan reported that BFRT Phase I, between Westford and Lowell, has opened and is beautiful.

Next Meeting. The next meeting will be on Thursday, October 1, 2009, 7:30 p.m.

The meeting was adjourned at 8:20 p.m.

- Janet Adachi, Clerk