

PLACES Site Consultants, Inc.

PLANNING. LANDSCAPE ARCHITECTURE. CIVIL ENGINEERING & SURVEYING

September 21, 2010

Scott Hayes, PE
FORESITE Engineering Associates, Inc.
16 Gleasondale Road, Suite 1-1
Stow, Massachusetts 01775

RECEIVED

OCT 14 2010

Re: Revised Landscape Plans for
Spruce Corner, Acton, Massachusetts
PLACES Proposal No. 616

Town of Acton
Planning Department

Dear Mr. Hayes;

Pursuant to the reviews by agencies of the Town of Acton, we have met with the Town Planner, Mr. Roland Bartl, and talked with the Town Arborist and Facilities Manager, Mr. Dean Charter about the plans and related topics. As a result of our meeting and conversations we herewith attach revised landscape plans and a calculation sheet which depicts compliance to the Zoning Bylaw standard § 6.9.4.7.a. The specific changes to the plans are:

1. A landscaped strip of 5' has been added to the northerly side of the central parking lot and has been planted with shrubs and perennials of a mature height of 2.5' or more. The planter is broken-up with field stone pavers to direct pedestrians to the adjacent walk. The specific shrubs include:
 - a. Potentilla, a low growing shrub that flowers all season long. It can take some abuse from plow/snow storage and salt.
 - b. Sea Green Juniper – a mid-height, spreading evergreen of sea-green color.
 - c. Hidecote Lavender – a perennial that grows up to 3' tall and wide, with silvery grey foliage and bright purple/blue flower stalks. Like most lavenders this plant has a strong, pleasant fragrance.

2. We have provided an 8-1/2 x 11" Landscape Calculation sheet that depicts the "area" identified by Zoning § 6.9.4.7.b, for both paved area and areas considered part of the parking area. The proposed landscaping around the "open space" and as part of the "wall-scape" act to meet buffer to the east, as does the buffer plantings adjacent to foundations and at the entrance to the site. The proposed buildings act to buffer adjacent properties to the north and west of the development. A dense, landscaped screen of arborvitae, 6'tall vine planted fence and other seasonal plantings screen the auto body shop located to the south-west of the site. The open space to the west is included in our calculation of buffer planting and exceeds the 20% minimum, non – impervious buffer criteria.

Town Arborist:

We are in receipt of the memorandum from Mr. Dean Charter regarding the provision of a street tree along Arlington Street at the northerly end of unit no. 1. In conversation with Mr. Charter, he agreed that the proposed Red bud (*Cercis canadensis*) is a suitable tree, subject to it being planted higher than

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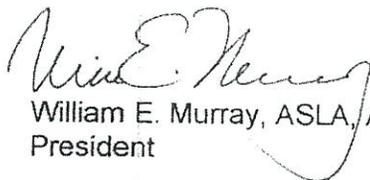
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the adjacent sidewalk, to encourage runoff and prevent salt impacts. As proposed, this tree is a multi-stem tree that grows to 25-30' (25 – 30yrs) with a similar spread. It will grow to accommodate the space available to it. It has a mass of very early bright pink/red flowers in the Spring, heart shaped deep green leaves and inconspicuous fruit. It's fall color is golden yellow and drops mid-fall. It is an appropriate small tree for this location.

Mr. Charter would like an arborist to review the suitability of the existing mature spruce trees which are designated to remain. Given their advanced years and mature growth characteristics, they may be adversely impacted by the proposed construction and may not be suitable for maintaining. I agree with his statements and agree that a consulting arborist should assess the trees per Mr. Charter's comments.

If you should have any questions upon receipt or review of the above or enclosed, please do not hesitate to contact me at our Holden, Ma. office.

Very truly yours,
PLACES Site Consultants, Inc.
By:



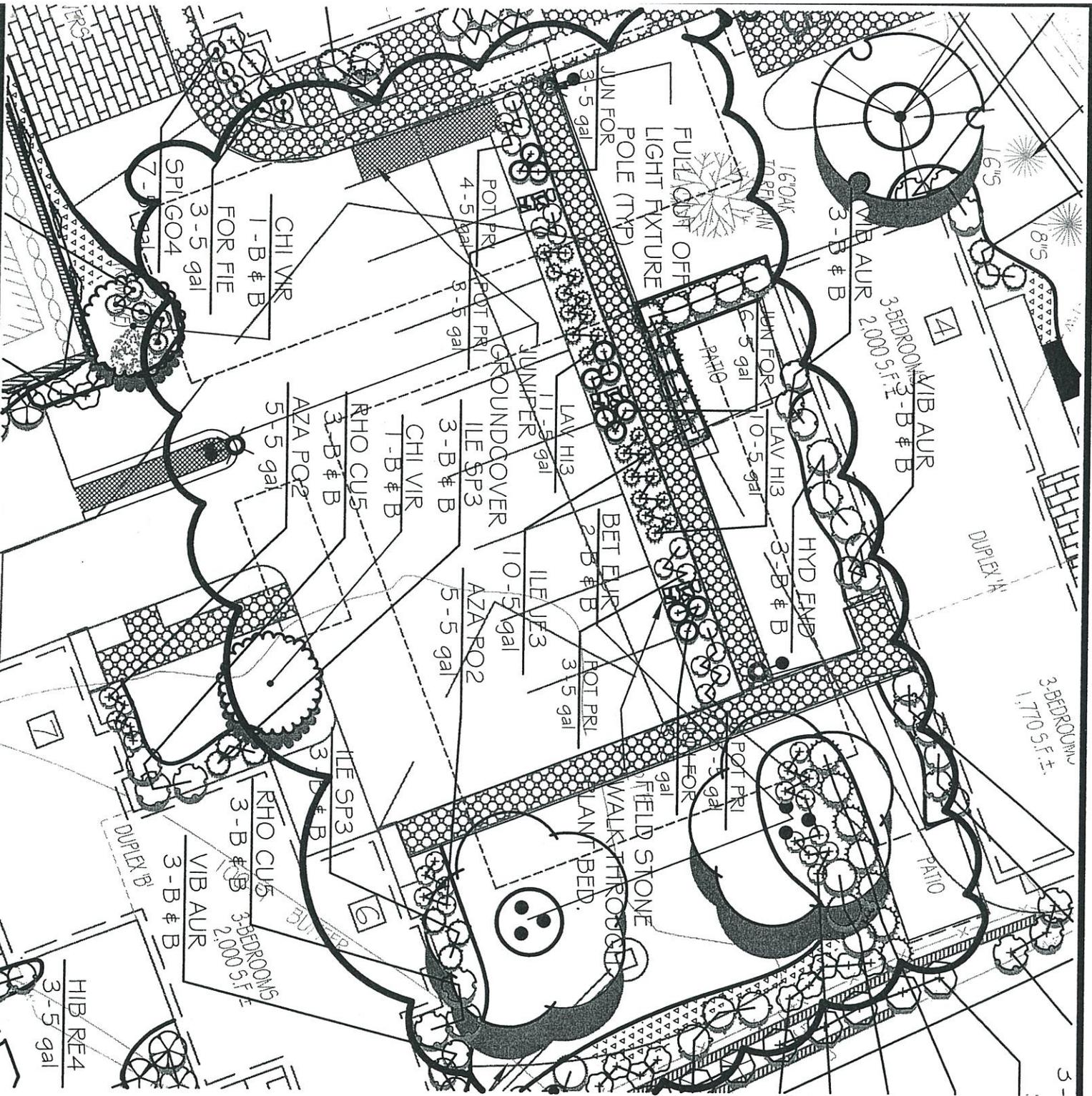
William E. Murray, ASLA, APA, CLARB
President

Enclosures: as noted.

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Parking Area

Calculations:

(Per Zoning: G.9.4.7)

Total Area = 8,843 sf

(clouded)

Paved Areas = 4,500±sf

Parking Lot = 3,392sf

Walks = 812sf

Patios = 250 sf

Required: 1 tree per 2,000 sf of pavement.

Trees provided:

- Exist 16" Oak
- 2 - Birch clumps
- 2 - Fringe Trees
- Total 5 trees

Per Standard: 5 shade trees quality for 10,000 sf. of paved area.

LANDSCAPE PLAN
 ACTON, MASSACHUSETTS
 PREPARED FOR

WEST ACTON TRIO, LLC.
 232 ARLINGTON STREET
 ACTON, MA 01720

SCALE: 1/16" = 1'-0" DATE: Sept 21, 2010
 PREPARED BY

PLACES

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 PROJECT NO. 10-620 PLAN NO. 10-620-1A-1