

**CONSERVATION COMMISSION  
AMENDED AGENDA  
DECEMBER 3, 2008**

7:30 NOI - Continuation - 442 Mass Ave - Lalli Terrace, LLC (010 – 017)

See agenda packet for revised plans and supplemental information (two letters dated 11/24 & 11/25).

7:45 Abbreviated Notice of Resource Area Delineation - Bruce Freeman Rail Trail (020)

Horsley Witten Group - Town of Acton - delineation for the future Bruce Freeman Rail Trail along the decommissioned EOTC managed right-of-way through Acton from Carlisle to Concord (4.6 miles).

Certificate of Compliance - Walnut Street, Acorn Park, Phase II 85-480

MINUTES

November 5	comments rec'd by	TT, JA, JM, FP, PL - <i>SIGNATURE</i>
November 19	“ “ “	TT, TM, JA

**CONSERVATION COMMISSION  
MINUTES  
DECEMBER 3, 2008**

**MEMBERS PRESENT:** Terry Maitland, Janet Adachi, Patty Lee, Julia Miles, Bill Froberg, Linda Serafini, Fran Portante

**CONSERVATION ADMINISTRATOR & RECORDING SECRETARY:** Tom Tidman

**VISITORS:** Steve Steinberg, Tim Ritacco, George Dimakarakos, Amy Ball

7:30 NOI - Continuation - 442 Mass Ave - Lalli Terrace, LLC (010 – 017)

George Dimakarakos from Stamski & McNary presented amended plans dated November 17, 2008, drainage calculations and two letters from Stamski & McNary, one dated November 24, 2008 to the Board of Appeals, addressing the concerns of the Board and Town staff members; and one dated November 25, 2008, in response to the Commission's concerns. The Commission had expressed concern about the proposed management of stormwater runoff. In the modified plan, post-development runoff from the proposed paved surfaces within the 100' buffer zone will be directed toward a rain-garden and runoff outside of the 100' buffer zone will be collected by the proposed infiltration system. The proposed rain-garden has been designed in accordance with the Stormwater Management Handbook.

Upon query by Mr. Maitland, Mr. Dimakarakos reported that the Stormwater Management Handbook specifies soil composition and water-tolerant plants; runoff filters through the rain-garden; which removes sediment and contaminants. If the rain-garden becomes clogged with sediment, the soil should be removed and replaced. The future home-owners association will be responsible for the maintenance of the rain-garden.

Steve Steinberg, Applicant, confirmed that the Acton Housing Authority is expecting to own one of the units and to be the managing authority for the proposed development.

Upon query by Ms. Miles, Mr. Dimakarakos stated that the rain-garden is not a stormwater basin and is not designed to mitigate large storm events, it is a low-impact measure for stormwater treatment designed to capture up to <2.5".

Upon query by Ms. Portante, Mr. Dimakarakos stated that the proposed rain-garden should function for many years. It is in a highly visible location; routine cleaning of leaves will likely be done by the landscape company maintaining the lawns.

Upon query by Ms. Adachi, Mr. Dimakarakos stated that the roof runoff will be directed to the infiltration system; a proposed infiltration trench will be located in front of the building outside of the 100' buffer zone.

Upon query by Mr. Froberg, Mr. Dimakarakos reported that at the request of the Acton Engineering Department the Applicant has agreed to remove sediment and debris currently blocking the outlet pipe located within the K-Mart (Stop & Shop) property.

Ms. Lee inquired as to why Vinca was one of the selected plants in the proposed rain-garden as it is not a native species. Mr. Dimakarakos reported that it was selected from the suggested list of plants in the Stormwater Management Handbook.

7:49 Mr. Maitland closed the hearing.

DECISION - 442 Massachusetts Avenue - Lalli Terrace, LLC

Mr. Froberg moved that the Commission issue a standard Order of Conditions under the Wetlands Protection Act, Ms. Adachi 2<sup>nd</sup>; the motion passed six aye, one abstained.

7:50 Abbreviated Notice of Resource Area Delineation - Bruce Freeman Rail Trail (020)

Amy Ball, senior wetland scientist, from Horsley Witten Group presented plans depicting the wetland delineation along the proposed Bruce Freeman Rail Trail. The BFRT will be constructed along the decommissioned Executive Office of Transportation and Construction managed right-of-way passing through Acton from Carlisle to Concord (4.6 miles). Bordering Vegetated Wetland (BVW) and Riverfront exist along the rail trail. There are two perennial streams, Butter Brook and Nashoba Brook. The delineation was done during January through April 2007.

Upon the request of the Commission, Ms. Ball agreed to continue the hearing until January 7, 2009 at 7:15 PM.

The Commission scheduled a site walk on December 30, 2008 at 10AM. The walk will focus on the most northerly section of the BFRT.

MINUTES

The Commission accepted the minutes for November 5, 2008.

8:35 Meeting adjourned.



Terrence Maitland  
Chair

TT:ahr

ahr.concom.minutes.2008.120308