



CONSERVATION COMMISSION

P.O. BOX 236

ACTON, MASSACHUSETTS 01720

MINUTES  
CONSERVATION COMMISSION  
NOVEMBER 17, 1982

CALL TO ORDER: 8:00 P.M.

COMMISSIONERS PRESENT: Chairman, Saskia Huising; members, Judy Clark, Brewster Conant, and Mary Donovan.

COMMISSIONERS ABSENT: Cindy Torkelsen and Dana Sawyer.

ALSO PRESENT: Julie Lipton, Conservation Assistant. Mr. James Fenton of Authentic Homes dropped off revised plans during the meeting.

ITEM 1: MINUTES

The minutes of the following Conservation meetings were approved by the Commission: 8/11/82 and 9/15/82.

The minutes of the following Conservation meetings were approved as amended by the Commission: 9/11/81 and 10/7/82.

ITEM 2: Conservation Land Management and Maintenance - Trail Maps

The assistant distributed a memo that she had written to Ralph Herrick, Town Engineer. The memo requested the Engineering Department to improve and update the accuracy of the trail maps on the following properties: Grassy Pond, Quinn Land, Great Hill, and Spring Hill. The assistant told the Commission that she had spoken to Ralph Herrick and David Abbt and that they would be happy to assist the Commission in this matter. The assistant said that the Engineering Department indicated that the work could be done in about three months, and that the lands shown on the list were chosen because they appear to be used most frequently, the trails on the ground are relatively well maintained, and we have trail maps available. Further maps can be made next Fall as trails are created and/or cleared.

The Commission felt that Jenks/Callitory Land should be added to the list, before it is officially sent to Engineering; it is also used frequently.

ITEM 3: Conservation Land Management and Maintenance - Land assigned to Commission members for STUDY:

In preparation for the Land Management meeting scheduled for December 8, 1982, the commission assigned the following Conservation Lands to Commissioners:

Acton Center - Judy Clark  
Quinn Land and part of Young Land - Brewster Conant  
Grassy Pond and part of Young Land - Saskia Huising  
Jenks Land - Cindy Torkelsen  
Robbins Street Averett Land - Mary Donovan

The Commission indicated that Great Hill, which gets a good deal of use, should be a high priority. It was suggested that Chuck Freeman be assigned to Great Hill if he has the time.

The Commission members were given Conservation Land inventory sheets to aid in the study of the Conservation property.

ITEM 4: Wildwood Hills Subdivision (85-54)

The Commission entertained a request by Mr. DeVinent of Northeast Structures and Development, Inc. to release the following lots from the original Order: Lots 1, 6, 7, 18, and 19.

Saskia Huising said that the original Order covered the road and lot layout only and the Commission has jurisdiction over only the lots specified in the Order.

The lots specified in the Order are as follows: Lot 3, Lots 13 - 19. The Order requires filing for a Determination on the above lots.

Judy Clark said that if the Order does not specifically site a particular lot, then that lot can be released from the Order.

The Commission then reviewed the plans. It was noticed that Lot 19 is not within 100' of a wetland. It was indicated that it must be a typing error, and that the Order should be amended to exclude lot 19. The Commission then requested that the assistant inspect lots 1 and 18 to determine if a Certificate of Compliance can be issued. On the motion of Mary Donovan, seconded by Brewster Conant, the Commission unanimously voted to amend the Order (D.E.Q.E. File #85-54) to exclude Lot 19, and to write Mr. DeVinent telling him that lots 6 and 7 were already released from the Order.

ITEM 5: Heather Hill Subdivision request for Certificate of Compliance for Lots 10 and Lot 12

Condition 11 of Order 85-86 references a Soil Erosion and Sedimentation Control Plan. Item 2 of the plan specifies that loam and subsoil material may be stored on lot line 9/10 and lot line 11/12 during construction of Heather Hill Road. The road has been constructed. On the motion of Judy Clark, seconded by Mary Donovan

the Commission unanimously voted to issue a Certificate of Compliance for lots 10 and 12.

ITEM 6: Rex Lumber - Certificate of Compliance and Determination of Applicability Request

Certificate of Compliance - Julie Lipton said that she inspected subject site and that it was built according to the Order and the plan. She said that she had received a complaint from the owner of Acton Block. He said his property is being flooded by Rex Lumber. The assistant said that she had spoken with David Abbt of the Engineering Dept. David had indicated that the flooding was caused by the owner of Acton Block filling his own property, and that Rex Lumber was not significantly contributing to the problem.

On the motion of Brewter Conant, seconded by Saskia Huising, the Commission unanimously voted to issue a Certificate of Compliance to Rex Lumber.

Determination of Applicability - Julie Lipton said that the applicant plans to put in a shed on the property. She indicated that the shed was shown on the original plan approved by the Commission, but that the plan indicated that the shed was a future proposal. She also pointed out to the Commission that the shed was slightly larger on the current plan, that there would not be a significant increase in drainage because the area is already paved, and that the shed is more than 100' from the wetlands.

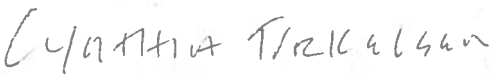
On the motion of Saskia Huising, seconded by Judy Clark, the Commission unanimously voted to check item #1 of the Determination of Applicability form. Item #1 states that no Notice of Intent is required because the area shown on the plan is not subject to wetland laws.

ITEM 7: Fairway Heights II - Request for Certificate of Compliance and Lot Release; (85-1) (85-41).

The assistant presented the Commission with the results of the inspection of Fairway Heights. The following lots have foundations in place and fill material on the lot: 6, 8, 31, 24A, 25A, 26A, 20, 9, 10, 13. Lots 6, 31, and 13 are not within 100' of a wetland. The subdivision is covered by a superceding Order by D.E.Q.E.. Because of the complexity of this subdivision and Order the assistant was asked to prepare a report for the Commission.

MEETING ADJOURNED: 8:30 p.m.

Respectfully submitted,

  
**Cynthia Torkelsen,**  
Chairman

JL/rc-2128A



CONSERVATION COMMISSION

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MINUTES

NOVEMBER 17, 1982

D.P.W. BUILDING

CALL TO ORDER: 8:05 p.m.

COMMISSIONERS PRESENT: Chairman, Saskia Huising; members, Cynthia E. Torkelsen, Brewster Conant, Mary Donovan, Judy Clark. Julie Lipton, Conservation Assistant was also present.

ALSO PRESENT: David E. Ross of Perkins Co.; Michael Jeanson and James Fenton of Authentic Homes; Steve Brueck, Frank Flood and Sherry Rand of the Transportation Advisory Committee; Ralph C. Nolan of Nolan Engineering Inc.; George H. Charter; Alden Flagg; Carol Flagg; Dr. and Mrs. Cedric Harring of 81 Wood Lane; Don Landford; Pamela Kien; Anne Lary of Freedom Farme Subdivision; and a reporter from the Beacon.

ITEM 1: Hunting on Conservation Land off of Central Street

Mrs. Harring of 81 Wood Lane introduced herself to the Commission and said that she has been a resident of Acton for 40 years. She said that she received a letter from the Commission which said that she was hunting on Conservation Land. She said that the letter said that she was hunting November 2<sup>nd</sup> - election day, but that the incident occurred November 3<sup>rd</sup> and that she was not hunting on conservation land. Cynthia Torkelsen said that she saw firing of guns on conservation land.

Mr. Harring asked that the Commission send a letter of apology.

ITEM 2: Public Hearing, Lot 20, Freedom Farme Road - Authentic Homes

Saskia Huising started the Public Hearing by saying that it was being held under Mass. General Law Chapter, 131 Section 40 and the Acton Town Bylaw. David Ross of Perkins Co. said that the proposed house and fill will be within 100' of the wetland and that the house will be a four-bedroom structure. Fill will be placed on the west side of the house for the septic system and driveway coming in. He added that all areas will be stabilized with loam and seed. Brewster Conant asked how much fill would be used. It was answered about 900 cubic yards. Since there were no further comments the hearing was closed.

ITEM 3: Lot 11, Freedom Farme Subdivision

An abutter to Lot 11, Ann Lary, said that trucks brought fill onto Lot 11 and deposited mounds of fill on the lot behind her property. She said that the activity is disturbing and she is concerned about trees dying. It was noted that fill material appears to be within 100' of a mapped wetland. The assistant was instructed to send a letter to the owner asking him to file a Notice of Intention.

ITEM 4: Transportation Advisory Committee Bike Paths

The T.A.C. said that they want to get input from the Commission members of priorities and laws for putting in bike paths. T.A.C. plans to put a bike path proposal on the warrant. The Committee said that they are trying to set priorities and then determine feasibility.

It was asked if the Commission was against the paving of conservation land for bikes. The Commission answered that it opens up a lot of problems, especially with motor bikes. The Committee said that crushed gravel could be used in some areas. Mary Donovan said that she studied the map which the committee prepared and that she felt the paths could tie in with Conservation Land, specifically the Great Hill Land, Bridges and Community Gardens. The Commission thanked the Committee for the information.

ITEM 5: Nagog Park - Lot 7C

Ralph Nolan told the Commission that the Selectmen had approved the Site Plan for Lot 7C with the condition that the Conservation Commission approve the filtration device to be put on all catch basins. Mr. Nolan said that the trap he was proposing was the best available. In reviewing the plan, the Commission then said that they felt that a Determination of Applicability should be filed because the area drains into a brook. Although the 100 foot jurisdictional line would not apply to Lot 7C, it was felt that the run-off generated from Lot 7C could have a significant impact on the brook. The Commission asked Ralph to submit a Determination Request and provide more information on run-off. On the motion of Brewster Conant, second by Cynthia Torkelsen it was unanimously voted to approve the proposed C.B. trap.

ITEM 6: Proposed Pool, 363 Arlington Street, Eugene and Paula McCarthy - Determination

On the motion of Brewster Conant, second by Saskia Huising, it was unanimously voted that the proposed activity is not significant to the act and therefore a Notice of Intention is not required.

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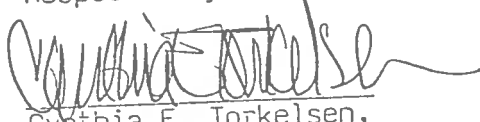
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ITEM 7: Hunting on Conservation Land

The Commission discussed the incident and decided to send another letter to the Harrings thanking them for attending the meeting, and apologizing for the incorrect date. The letter would continue by reading "there seems to be an honest disagreement about where the hunting occurred and this Commission wishes to apologize in the event that we were in error".

MEETING ADJOURNED: 11:15 p.m.

Respectfully submitted,

A handwritten signature in dark ink, appearing to read 'Cynthia E. Torkelsen', with a long, sweeping horizontal line extending to the right.

Cynthia E. Torkelsen,  
Vice Chairman

JL/rc  
0005R