



**Acton Conservation Commission**  
Meeting Minutes  
December 6<sup>th</sup>, 2023  
7:15 PM  
Hybrid Meeting (Room 204 & Zoom)

**Present:** Terry Maitland (Chair), Jim Colman (Vice-Chair), Peter Hocknell, Kate Warwick, Amy Green (virtual)

**Absent:** Jillian Peters, Zywia Chadzynska

**Conservation Agent:** Mike Gendron

- 7:15 The meeting was delayed 15 minutes due to a conflict with another meeting.
- 7:30 The Chair, Terry Maitland, opened the meeting and read virtual meeting guidelines.
- 7:30 The Chair stated that the **hearing for the NOI at 308 Old High Street had been continued to the December 20<sup>th</sup> hearing.**

**Regular Business**

- 7:30 **Request for Determination:** 323 Great Road (Wood Turtle habitat restoration)

Representing Zoo New England was Cara McElroy. Cara explained the scope of the project to create Wood Turtle habitat along Nashoba Brook, in connection with the Veteran's Field project. This work would consist of planting native species along the brook and create log jams in the river with dead/dying trees. Cara mentioned that they are working on a similar project in Andover.

Amy Green asked if NHESP has been consulted on the work; Cara stated that they are aware of the project but they do not have a permit. The Commission asked for the applicant to come back with a permit from NHESP and supplemental information from the other ongoing projects they are currently working on.

The Chair announced that the hearing would be continued to the January 3<sup>rd</sup> meeting at 7:15 PM.

- 7:55 **Request for Determination:** 211 School Street

Representing herself was the property owner Elizabeth Betancourt. She explained the scope of the project to extend the deck approximately 5 feet; the deck extension would be no closer than the existing, like structure. All work will be done by hand; stockpiling will be in the driveway.



Hearing no further comments/questions the Chair closed the hearing.

**Decision:**

Kate Warwick moved to issue a negative 3 determination

Jim Colman seconded and the motion passed unanimously

**7:59 Notice of Intent: 123 Quarry Road (Bylaw Only)**

Representing the applicant was Nathaniel Cataldo of Stamski & McNary. Nathaniel described that the NOI was only filed under the local bylaw and not the state WPA. He stated that the scope of the project was to build a 4 lot PCRC; the only part of the project in the buffer zone is the road which will be maintained in its existing location.

Amy asked if NHESP had issued a decision; Nathaniel stated that they had not. Amy explained that the Commission could not issue an OOC until NHESP had commented.

The Chair stated that the hearing would be continued to the December 20<sup>th</sup> meeting at 7:15 PM.

**8:14 Notice of Intent: 9 West Road; DEP 85-13xx**

Representing himself was the homeowner Piers Newbury. Piers described the scope of the project to remediate a portion of the resource area that was disturbed as part of landscaping work, remove invasive species on the property and install a shed on the existing driveway.

Jim explained that the shed was proposed inside of the 75 foot no structure setback and closer than any existing structures. Piers stated that there is no other reasonable place where the shed could go. Ultimately, the Commission asked the applicant to come back with an alternatives analysis on other places the shed could go on the site; additionally the Commission wanted to see a more detailed restoration plan.

The Chair stated that the hearing would be continued to the December 20<sup>th</sup> meeting.

**9:02 Notice of Intent: 284 High Street; DEP 85-1358**

Representing the applicant was Alex Gasper and Dylan Erickson of Weston & Sampson. Alex explained that the DEP review had some questions regarding the TSS removal sheets; minor adjustments were made to the plan to address the concerns of DEP.



Hearing no further comments/questions the Chair closed the hearing.

**Decision:**

Peter moved to issue a standard Order of Conditions

Kate seconded and the motion passed unanimously

**8:09 Notice of Intent: 1&2 Thomas Drive (Bylaw Only)**

Representing the applicant was Nick Pauling of GPR. Nick explained the changes that were made to the plan to get all structures out of the 75-foot setback. The infiltration basins were replaced with underground chambers. Nick described how the stormwater would move through the site and properly managed. The Commission asked that boulders be shown on the plan along the 50-foot setback.

Mike explained that the engineering department was still reviewing the stormwater changes and recommended that the Commission not close the hearing until that is complete.

Hearing no further comments/questions the Chair stated that the hearing would be continued to the December 20<sup>th</sup> meeting.

**Consent Items**

**Meeting Minutes of November 1st**

Jim Colman moved to approve as amended, Peter Hocknell seconded and the motion passed unanimously

**8:47 Meeting adjourned**