

Acton Conservation Commission
Meeting Minutes
November 6th, 2024
7:15 PM
Hybrid Meeting (Room 204 & Zoom)

Present: James Colman (Vice-Chair), Peter Hocknell, Kate Warwick, Zywia Chadzynska,
Absent: Terry Maitland (Chair), Jillian Peters, Amy Green,
Conservation Agent: Olivia Barksdale

Public Concerns and Regular Business

7:19 The Vice-Chair James Colman opened the meeting at 7:19pm.

7:19 Public Concerns

7:19 Town Staff CIMSA Presentation

Town Staff not available for presentation, postponed to November 20th.

7:19 Notice of Intent – Continued Public Hearing –416 Great Road #85-XXXX

No DEP number, hearing continued to November 20th at 7:20pm.

7:20 Notice of Intent – Continued Public Hearing –25 Grasshopper Lane #085-1375

Amy Leffler, landowner gave an update about the property. The homeowners addressed DEP's comments about the WPA Form 3 NOI. They corrected the form so that the impact states "Buffer Zone Only". Kate Warwick moved to issue the standard order of conditions with a special condition that native plants can be bought and planted in the spring during planting season and the plants have to be monitored for two (2) years. Peter Hocknell seconded the motion, all voted yes.

7:28 Notice of Intent –Public Hearing – 15 Main Street # 085-1276

Stevhan Kardell represented the landowner, Barbara Gills. The proposed project is for demolishing the existing concrete retaining wall and repaving the drive way. The wall is approximately 6 feet in height and 57 feet long, and there is a smaller section 2 feet tall and 8 feet long. A French drain will be installed to relieve water pressure. The turn-around driveway will be shortened by 350 square feet of pavement (currently 800 square feet), and the drive way by the house will be paved. The total area for parking will be reduced from 3,500 to 2,750 square feet. The area no longer paved will be planted in spring 2025. The smaller retaining wall will have a new veneer. The retaining wall is about 60 feet into the wetland buffer. Mr. Hocknell read the DEP comments. The project will not change the grade. The drywell is the drainage structure, shown on plan. The removed driveway will be stabilized with mitigation plantings, naturalizing the existing

pavement and erosion controls installed. The degraded riverfront area is minimal and there will be a low impact in relation to the entire area protected under the 200-foot river front buffer. Work needs to wait for the appeal period to end, 21 days after the meeting. Mr. Hocknell moved to issue a standard order of conditions waving 19 with two specials; applicant will submit a description of the plantings to the Conservation Agent for approval and the area that the pavement is being removed, once it is seeded and or planted it cannot be paved in perpetuity. Ms. Chadzynska seconded, all voted yes.

7:55 Request for Determination –Public Hearing – 531 Great Road

Gustavo Lopes represented himself. Mr. Lopes gave an overview of the project for installing a pergola and permeable pavers for a hot tub. 12 sonotubes will be poured for the total area of 160 square feet. The proposed work area is outside the 75-foot buffer zone but within the 100-foot buffer. The project will have minimal impact. Mr. Hocknell moved to issue a negative determination 3. Ms. Chadzynska seconded, all voted yes.

8:04 Notice of Intent- Continued Public Hearing – 358 Great Road 085-1368

Project lead unable to be present due to illness. Hearing to November 20th at 7:25pm. continued

8:04 Request for Certificate of Compliance – 75 Robbins

On November 5th 2024 Ms. Barksdale went to 75 Robbins for a site visit. She can attest that everything was built to plan. Mr. Hocknell moved to issue the Certificate of Compliance and Ms. Chadzynska seconded, all voted yes.

8:05 Enforcement Order – 43 Kinsley Road

Ms. Barksdale does not have a significant update. She has continued to send the weekly fines. The landowner has been unresponsive. She will attempt to set up a site visit with the landowner before the next meeting.

Administrative Updates

8:07 Review and Approve Meetings Minutes





























The Vice-Chair asked for a motion to approve the 10.16.24 minutes. Ms. Warwick moved and Mr. Hocknell seconded, all voted yes.

Vote to record the of Vote for Anderson CR

Mr. Hocknell moved to approve the foregoing conservation restriction from the Town of Acton to the Acton Conservation Trust, Inc. pursuant to Section 32 of Chapter 184. Ms. Chadzynska seconded and all voted yes.

8:11 The meeting closed at 8:44PM

Documents and exhibits used at this meeting:

Edit Selected... ▾		Add... ▾				
<input type="checkbox"/>	Type ▲	Title	Owner	Modified Date	Size	Actions
<input type="checkbox"/>		11-06-2024.pdf 	obarksdale	10/31/24	233 KB	  ...
<input type="checkbox"/>		Minutes_10.16.24_DRAFT.docx	obarksdale	10/31/24	101 KB	  ...
<input type="checkbox"/>		15 Main Street NOI	obarksdale	10/31/24	0	  ...
<input type="checkbox"/>		25 Grasshopper Lane NOI	obarksdale	10/31/24	0	  ...
<input type="checkbox"/>		358 Great Road NOI	obarksdale	10/31/24	0	  ...
<input type="checkbox"/>		416 Great Road NOI	obarksdale	10/31/24	0	  ...
<input type="checkbox"/>		43 Kinsley Road EO	obarksdale	10/31/24	0	  ...
<input type="checkbox"/>		531 Great Road RDA	obarksdale	10/31/24	0	  ...
<input type="checkbox"/>		75 Robbins CoC	obarksdale	10/31/24	0	  ...

All Documents can be found at:

<https://doc.actonma.gov/dsweb/View/Collection-18627>