



**Town of Acton  
Open Space Committee**

Meeting Minutes

November 1<sup>st</sup> 2024

7:15 AM VIRTUAL and in Person

Acton Town Hall Room 126, 472 Main Street, Acton, MA 01720

**Committee Members Present:** Karen O'Neill (Chairing Meeting Co-Chair, Full Member), Matt Mostoller (Full Member, AWD), Michaela Moran (Planning Board Liaison), Brandon Comstock (Full Member)

**Committee Members Absent:** Bettina Abe (Full Member), Terry Maitland (Co-Chair),

**Non-Committee Members Present:** Olivia Barksdale (Conservation Agent), Susan Mitchell-Hardt (ACT) Amy Green, Joe Cooney, Meredith Houghton (SVT), Katy Orciuch (AWD), David Hardt, David Martin (Select Board - Liaison)

**Meeting Open**

7:35am. Karen O'Neill, Co-Chair called the meeting to order and conducted roll call.

**I. Regular Business**

**1. Review meeting minutes of Oct. 4 2024**

- a. 7:36am. Matt Mostoller made two grammatical edits to the minutes. Mr. Mostoller moved to approve the revised October 4<sup>th</sup> minutes and Michaela Moran seconded. The Co-Chair called for a roll call vote, all voted yes.

**2. Status of property Conservation Restriction (any changes)**

- a. 7:39am. Anderson CR. The CR is close to being done. On Wednesday November 6<sup>th</sup> the Conservation Commission will record the vote to approve the CR. Signatures will be notarized on November 7<sup>th</sup>.

**II. New Special Business**

**1. Review CPC Project Application**

- a. 8:16am. Ms. O'Neill prepared an application for CPC. Ms. O'Neill and Dean Charter presented to CPC. CPC voted to use the set aside funds for Wetherbee. The MOU and mergers are contingent on CPC and the approval is contingent on Town Meeting approval. The set aside will be drained, focus needs to be on rebuilding and to continue with any additional projects. Historically the set aside has been important to engage with future land holders.



## **2. Review status of Wetherbee/Moritz property**

- a. 7:39am. Town Meeting is scheduled for November 25<sup>th</sup> 2024 at 6pm. Other articles will be included with Wetherbee. The urgency for the project is due to the Land Grant. The property has to be accepted by the Town in 2024, so there has to be a Town Meeting in 2024. The Town was awarded 500,000 contingent on Town Meeting approval. CPC agreed to use the balance of the set aside to purchase the land and borrow the rest of the money. The removal of the house, radio towers, associated materials and cars are included in the 3.6 million. The balance of the CPC set aside is 1.3 million, borrowing 2.5 million dollars. 80,000 is set aside for due diligence. SVT will contribute 100,000 to the project. An informative warrant for Town Meeting is in the process of being approved. The warrant will include maps of the property. The warrant will hopefully be approved at the next Select Board meeting. The Financial Committee were receptive to the project but deferred to their next meeting for a decision. SVT and ACT will coordinate on promotional materials. Information about the project will be posted around town, on social media, and at Acton Exchange. ACT will host promotional walks of the property. The state is aware of the grants requirement and will help to usher the CR through the process as best they can.

## **3. Review Grant Opportunities**

- a. No updates.

## **4. Any updates on land other parcels?**

- a. 8:22am. Ms. Barksdale provided the chart from the draft Open Space and Recreation Plan, the Open Space Parcels to Preserve and Protect. The ranking was created by SVT based on their regional analysis. Four priorities were identified Natural Services, Community Conservation, Habitat Biodiversity and Farmland. Two properties are not listed 366 Pope Road and the Falkner Homestead.

## **5. Next Meeting / Meeting Times / Meeting Location**

- a. December 6, 2024. Acton Town Hall Room 126,

### **III. Consent Items**

- 1. None

### **IV. Next Meeting:**

- 1. December 6, 2024

- a. 8:28am. Ms. O'Neill called for a vote to close the meeting. Ms. Moran moved to close and Mr. Mostoller seconded, all voted yes ending the meeting.