

## **53 River Street Master Planning Committee**

**Date: October 17, 2018**

**Time: 7:00pm – 9:00 pm**

**Place: Acton Recreation, 50 Audubon Drive**

Selby, and all committee members present except Peter Berry, with some members of the public (Stephanie Krantz of 79 River Street and Heather Sheehan of 81 River Street). Meeting was opened at 7pm. Vice Chair Bill Klauer ran the meeting in Peter's absence.

### MEETING AGENDA ITEMS

1) Citizens' Concerns: One guest asked to have a review of what is being proposed. We have not decided yet, in answer. Open space or parks were favored by the guests. Our guest was directed to look at Docushare for all the previous docs. The question of 40B needs was brought up, mentioned in Patch editorial. Concern was brought up on communication to the public, but it was also noted that these are public meetings, on the town website, and various other avenues of publications. We appreciate her attention. It was mentioned that there is an open seat on the committee, and she was encouraged to join us. The dam safety is our first and foremost concern currently. The concerns about sidewalks and making River St. one way precede the committee's formation.

2) Approve Minutes of October 3: seconded with the corrections added.

3) Discussion: CPA Application Due to the selectmen on 10-31. 2 Project applications have been presented to the committee for discussion. We will be using emergency management funds to pay for structural analysis of the dam. The 35K proposal for funds which was pared down from the original will be presented to the BoS. Refer to the application uploaded to Docushare. Two vendors asked not to publicize their quotes, so none are uploaded to Docushare.

An Historic preservation focus is the closest nexus according to Town Counsel for our proposal going to the CPA. Preservation of the mill site as a whole, not just an historic dam is appropriate. If you ask for funds from CPA you must give something back such as a preservation restriction. Bill on the CPA asked "does asking for funds preclude us from later getting funds for community housing, recreation site?" Historic Preservation Restrictions can be written in any way we would like, it would not tie our hands by this application, for later use, per Selby. The preservation of the dam should be written in such a way as to keep our options open.

This property is already in an historic district and on the MACRIS list of historic sites. It was mentioned that we should not limit our scope by just applying under the historic preservation avenue. The preservation restriction does not have to be on the entire site but could be on parts of the parcel. If we get the funding approved, we would refine our scope of work and ask for fresh quotes from the 3 engineering groups. Decisions on CPA funds are voted on at April Town Meeting, with funds available shortly afterwards. Funding cycles are one year, and we need to make sure to get all needed studies

requested or we will be waiting another year. Is there anything in the SOW that we might need to have assessed? PAL stated that we do not need to do a preemptive of the archeology of the site, but if we do start digging and discover an arrowhead we will then involve PAL. Should we request funds for legal work? The intent of the historic preservation restriction is to control the usage of the property, unless the development rights are approved by the town in the future. Habitat for instance, did an historic preservation restriction, and we can find out that amount to decide to add this into our proposal. It was moved to "improve this proposal by \$10k for the historic preservation and possible legal work. Unanimously approved.

4) Discussion: Acton TV segment for Volunteer Coordinating Committee. Tthe Town wants all committees to do a spot on the Acton public access TV, to reach out to the public to encourage involvement. This would address the question from the guests this evening. Because of the limited lifespan it was questioned the need, however Pete volunteered to go.

Next steps: CPA applications will be sent to the BoS for review. We will ask Linda McElroy on Hatch Rd. who is involved in the Wheeler mill site to speak at our next meeting. She produced the Trail through Time. BOS will review the application on November 5. It was suggested that we attend if possible. The structural analysis is going forward, and we should have report in the first of December. For our next meeting we could invite David Honn or the HDC to speak. A motion was made to not meet on 11-21 as it is in front of Thanksgiving, carried unanimously. We also need to meet with Conservation, particularly to see if the raceway can be modified but since we meet on the same night we might join them at town hall, maybe in December.

Next meeting is 11-7-18.

Motion to adjourn carried unanimously at 8:15pm.

Respectfully submitted by Michele Holland