

## BOARD OF SELECTMEN AND SEWER COMMISSIONERS MEETING

September 17, 2018  
Francis Faulkner Room 204  
Regular Meeting 6:30 PM  
*Amended Meeting Minutes*  
**To view the video, please [click here](#)**

Present: Katie Green, Joan Gardner, Jon Benson, Peter J. Berry, Janet K. Adachi, Town Manager John S. Mangiaratti, Assistant Town Manager Mark Hald, and Recording Secretary Lisa Tomyl

### Executive Session

The chair called the meeting to order and announced that the board would be entering executive session to discuss strategy with respect to collective bargaining as an open meeting may have a detrimental effect on the bargaining or litigating position of the public body, and to consider the purchase, exchange, or lease of real property located at 252-256 Main Street and 19-25 Maple Street where an open meeting may have a detrimental effect on the negotiating position of the public body. Ms. Adachi moved, Ms. Gardner seconds. All Ayes.

*Mr. Benson called roll:*

*Ms. Adachi – aye*

*Mr. Berry – aye*

*Ms. Gardner – aye*

*Ms. Green – aye*

*Mr. Benson - aye*

At the conclusion of the executive session, Ms. Gardner moves to exit executive session, Mr. Berry seconds. All ayes.

*Mr. Benson called roll:*

*Ms. Adachi – aye*

*Mr. Berry – aye*

*Ms. Gardner – aye*

*Ms. Green – aye*

*Mr. Benson - aye*

### Citizen Concerns

Ahn Dan Ty, Prospect Street – request meeting with Board for concern with breaking and entering and issue with police wants meeting with a town official

Resident from Wyndcliff – requesting a waiver of costs for plowing

Terra Friedrichs, West Acton – Water Workshop on Saturday. KC zoning on Special TM. Kmart appraisal – inquiry on releasing to public if no intent on buying. Town Manager explained the information has been discussed in executive session.

Fran Arsenault, 7 Mohegan Rd - speaking on behalf of HDC about a proposed 40B at 4 Piper Lane to request an extension for review.

**Operational Minutes/Chair Report**

Katie Green – Meetings are recorded on ActonTV and on website, but now streaming live on the ActonTV Facebook page. Latest draft of the Environmental Sustainability Policy is now available and has been sent out to all boards and committees and is available on the town website. Will discuss policy on October 15<sup>th</sup> meeting. Town offices and transfer station closed September 21<sup>st</sup> for the professional development day. Public safety continues to operate. Open house for human services and senior center for 1 year anniversary. AB Farmers Market having 10<sup>th</sup> anniversary at NARA at 5 PM. Water workshop hosted by WRAC at 8 am. September 24<sup>th</sup> meeting for BOS is cancelled next meeting October 1<sup>st</sup>.

John S. Mangiaratti – Expressed excitement for Senior Center Open House this Thursday. Held recount for midterm elections. Thanks Town Clerk and team for their efforts and also for elections.

**Appointments**

7:10 PM Use Special Permit #07/31/2018 – 469, CrossFit Reach Gym, 930 Main Street – Ms. Green read the public hearing notice. Robby Blanchard, owner discussed the application. Kevin Daigle 929 Main Street comment regarding the property as a nuisance with base noise from 5AM constantly. Requesting a condition regarding the noise. Ms. Adachi moves to continue the hearing to November 5<sup>th</sup> with consideration of noise control, Mr. Benson seconds. All Ayes.

7:20 PM Change in Manager, Yang & Zhang, Inc., 103 Nagog Park – Meiway Hu, attorney for Yang & Zhang, Inc. Ms. Adachi moves to approve the Change in Manager, Yang & Zhang d/b/a Beijing Tokyo at 103 Nagog Park, Ms. Gardner seconds. All Ayes.

**Selectmen Business**

**Recognition of NARA Park Employees** – Mr. Mangiaratti read the citations presented to the Recreation Department from both the Senate and House of Representatives. Representing the Recreation department was Melissa Rier and accepted the citations.

**Adopt Goals Established July 30, 2018** – Ms. Green read the list of the short term goals and the long term goals. Ms. Gardner moves to approve the FY19 Goals, Mr. Berry seconded. All Ayes.

**SATSAC Maple Street Parking Lot Update and Recommendation from SATSAC** – David Wellinghoff from SATSAC gave a brief description of the history of SATSAC in regards to parking issues. Carpool lot approved this year at Maple Street allowing 24 parking spots. Concerns about lot sitting empty in the mornings. SATSAC made formal recommendation to the BOS earlier this year recommending seeing the carpool lot saved as such until the end of the year to see it through to give enough time to collect data for the fall/winter season. JB – made comments as Selectmen liaison. Believes in the carpool lot as it

would cut down on the number of slots in the main lot. Mr. Benson commented on his concerns why it should be discontinued – different time of people working , returning home, etc. Recommends opening up for monthly parking from \$100 a month as of October 1, 2018. Ms. Adachi agrees with SATSAC recommendation. Ms. Gardner would like to see some way to use the parking spots. Ms. Green suggests releasing half the spots and revisit in a couple months.

Ben Pattersen, 33 Nagog Hill Road – commented on his perspective on parking at the commuter lot. Nancy Decker, School Street – commented on carpool lot attempts to coordinate a carpool and how not feasible due to cost and scheduling.

Bill Nushem, 49 Woodbury Road – commented on frustration regarding parking availability.

Ken Reynolds, School Street – commented on frustration on parking availability.

Franny Osman, Half Moon Hill – made suggestions to improve usage

Mr. Benson moves to commencing October 1, 2018 open the 24 available spaces in the carpool lot be converted to reserved monthly spaces at the rate of \$100.00 per month commencing October 1, 2018. The Town Manager shall direct town staff to make the appropriate arrangements, Ms. Gardner seconds. All Ayes.

**Presentation from Avalon Acton Regarding Revised Development Plan** – Representing Avalon Acton was Scott Dale and Michela DeSantis.

Terra Friedrichs, West Acton – asked questions about design and size.

Fran Arsenalt – comments about target group

Franny Osman – commented on sidewalks, rental housing, transportation availability

**Discuss Pedestrian Safety Meeting** – Mr. Mangiaratti gave a brief overview regarding citizen reactions regarding pedestrian safety and a small meeting with a couple of citizens with some town officials. Ms. Green was asking the Board if there was interest in a public forum on sidewalk issues, public safety, and construction. Mr. Berry stated there was a meeting with the sidewalk committee and the topic of the recent accident was brought up. Briefed the Board on how long it takes to build sidewalks, and money that is available in the sidewalk fund and Engineering Department.

Angie Tso – happy to see the Board willing to have a public forum in conjunction with the Sidewalk Committee.

Terra -

**Consent Agenda**

Ms. Gardner moves to approve consent items 8-27, Ms. Adachi seconds. All Ayes. Ms. Adachi moves to adjourn, Ms. Gardner seconds. All Ayes. Meeting adjourned at 9:35 PM.

Respectfully Submitted,

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Lisa Tomyl, Recording Secretary

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Jon Benson, Clerk