

Acton Historic District Commission
Meeting April 24, 2012
Minutes

R E C E I V E D
JUL - 6 2012

TOWN CLERK, ACTON

The meeting was called to order at 7:30 PM by Chair, Kathy Acerbo-Bachman (KAB).

Also present were Anita Rogers (AR), Pam Lynn (PL), Ron Rose (RR), David Honn (DH), David Barrat (DB), and Mike Gowing (MG) BoS liaison.

7:35 Minutes of April 10, 2012 meeting were approved by consent unanimously.

7:36 DH is drafting a letter to the Mass. Historic Commission regarding new construction on Central Street which could be a part of West Acton. DH The letter was discussed by the Design Review Board, which observed that there is no law requiring blocking the view of the project. There is an issue of wetlands and property lines. The 10-acre parcel on which the project is to be built is located on Summer Street behind Mt. Hope Cemetery. Wetlands and access from the street is in question. KAB will find out when the deadline is for submitting the letter of support.

7:40: According to town counsel several rules under the HDC's Rules and Regulations need to be removed and subsequently be included under Chapter P of the town's by-laws. The rules are numbered 3.2.10, 3.2.12, 3.2.13 and 3.2.14. They will be removed from the HDC's compendium of rules and regulations at or near the time of the next town meeting and included in a warrant article to be added to Chapter P of the town's by-laws applicable to the Historic Districts.

HDC sign by-laws: MM needs to start preparing a rough draft of the proposed sign by-laws applicable to the three historic districts. KAB We need to email the draft to Roland Bartl and Scott Mutch who are willing to incorporate our ideas.

Violations, satellite dishes School Street door replacement who has permit. Comprehensive list for Frank to send out in one day. Scott is working on signs starting in West Acton. Satellite dishes in historic districts simultaneously. Sweet Bites Violation list extension for 1207 8:00 PM.

Violations such as satellite dishes, School Street door replacement, who has obtained permits for alterations, etc. are among a list of violations for Frank R. to send out in one day. Scott is working on signs starting in West Acton and satellite dishes in all historic districts simultaneously. Sweet Bites violation needs to be addressed.

8:00 Applicants for window replacement at 554 Mass. Ave. #1207 have agreed to an extension.

8:30 App. #1202 Twin Seafood is off agenda, no applicant appearing. Sent sketch. Previously voted. Owners misunderstood what the 8-foot minimum height clearance means. There is some confusion with dimensions.

8:45 Acton Garden Club planning to build a gazebo at Meeting House Hill. There is no application yet. It will be numbered 1168 when formally presented. RR is meeting with them informally. RR has personally prepared several possible styles of gazebo for consideration. No one from the Garden Club was present at the meeting. This would be a good CPC project. The Garden Club has only \$6,000. CPC looks for matching funds. Construction of a gazebo would require groundwork setting up a space of 150 square feet at an estimated \$100 per square foot. PL will get into DocuShare for reference for others interested in gazebos on other sites around town. RR to check with the AGC concerning their interest and intent to go forward with construction of a gazebo.

The Acton Women's Club has completed construction of the access ramp to its building on Main Street. Kudos to AR for her contribution to the design of the ramp and surrounding structure.

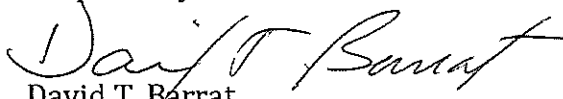
Town counsel has drafted a letter to Mass. D.O.R. concerning the CPC's providing of funding for the landscaping of the South Acton Train Station estimated to be \$150,000. The MBTA has budgeted \$60,000 for landscaping, deemed by the town to be inadequate. The issue is whether or not this is an appropriate project for CPC funding. An answer to this question is expected from D.O.R. by September.

DH and KAB will meet at the Harvard Graduate School of Design to present the landscaping of the South Acton Train Station as project for students and to show the T a different way of doing this. KAB to check with Professor Kirkwood of the Harvard Graduate School of Design.

River Street Update: KAB and DH recused themselves. DH remained as a concerned citizen. DB According to Lou Levine, attorney for Lothrop Mills, the schematic shown on a real estate sign at 69-81 River Street shows that Lots 2B and 2C are configured differently from earlier plans because portions of Lots 2B and 2C were reconfigured to include parts of the former Lot 2A. The parts of Lot 2A that were transferred were behind the Schmidt property and were entirely in the wetland area. Because the land in question is located in the wetland and because there is a recorded common deed restriction from Lothrop Mills limiting the number of buildings per each lot to just one, there need be no concern that any additional buildings could be erected on any of the lots as shown on the most current plan.

Meeting was adjourned at 9PM.

Respectfully submitted


David T. Barrat,
Secretary