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TOWN OF ACTON, MA
2025 APR -3 PM 12:19

TOWN OF ACTON
HISTORIC DISTRICT COMMISSION
472 Main Street, Acton, MA 01720

CERTIFICATE # 2327 - AMENDMENT 2
Per the vote of the Historic District Commission – 01/28/2025

Pursuant to Chapter 40C of the General Laws of Massachusetts and the Historic Districts Bylaw of the Town of Acton, the Acton Historic District Commission hereby issues a

CERTIFICATE OF APPROPRIATENESS
For the work described in Application 2327 requiring approval.

Applicant or (Owner): Town of Acton

Address: 53 River Street, Acton MA 01720

Applicant's Telephone: 978-929-6611 Email: manager@acton-ma.gov

Location of Work: 53 River Street District: Center ___ West ___ South X___

Description Proposed work: The applicant has requested an extension of the original approval COA #2327. Although there is no new scope / work to approve the approved project description has been reduced in scope in part due to the cost overruns from contaminated soil removal. The Echowalls, amphitheater, west overlook and stairs are currently removed from the scope, and boulders will now mark the corners of the original foundation.

The HDC voted to approve the extension of the Certificate. Any new elements (such as a fence to obscure the view of any installed portable toilets) will require further discussion at a later date. It is hoped that additional funding may restore some of the elements in the original approval.

Findings, conditions, requirements, recommendations:

Findings:

1. The governing way is River Street.

Requirements:

When completed, the work outlined above must conform in all particulars to the Application, the Application's supporting plans, and the Commission's additional Requirements, approved on August 8, 2023 and Amended October 24, 2023. The applicant may proceed with the proposed work provided all other approvals have been obtained, including a Building Permit where required. This Certificate is valid for work commenced within one year of the date of issuance. An extension or renewal of the Certificate may be granted at the discretion of the Commission. If a property changes ownership during the time the Certificate is in force, a new owner who wishes to continue the authorized work must apply to have a new Certificate issued in his or her own name.

Application received January 27, 2025 Date of Public Hearing N/A
Certificate approved by Anita Rogers Date January 28, 2025
for Historic District Commission

Copies to: Applicant, Building Commissioner, Town Clerk, Planning Board, Select Board, HDC File



Office of the Town Manager

TOWN OF ACTON

472 Main Street
Acton, Massachusetts 01720
(978) 929-6611
www.actonma.gov
manager@actonma.gov

MEMORANDUM

Date: January 27, 2025

To: Historic District Commission

From: Thomas Begin, Assistant Town Manager

RE: **Update on changes to 53 River Street Park**

During 2024, the 53 River Street project team continued to discover contaminated soil onsite that required removal, proper disposal and regulatory reporting. As a result, the projects budget was greatly reduced requiring value engineering and scope changes to ensure the project would move forward. While those reductions will have an impact on the final product, the reductions were done so with permits and community sentiment in mind. The following is a list of those changes to the project and design:

- Change one of the amphitheater walls to boulders instead of stacked stone;
- Amphitheater walls shifted slightly east as offset with existing concrete columns in tailrace were incorrect
- Echo walls are carefully stacked stone with no mortar
- Echo Walls are reduced to only corners of historic foundations in lieu of full parameter
- West Overlook walkway with stairs eliminated
- Parking lot - only 1 handicap space - crush stone instead of paved - widened to meet Town standards
- Historic plaques currently not included but signpost for future plaques is
 - Town has submitted a CPC application for FY2026 that would allow this to move forward
- Plantings/Trees not currently included
 - Town has submitted a CPC application for FY2026 that would allow this to move forward
- Benches/Bike Racks/Picnic Tables to be supplied by the Town after completion of the park
- Walkways throughout park slightly modified to be ADA compliant
- Fence around proposed porta potty area to be completed by town after completion of the park
- Scour Protection up stream to be investigated in the future

Included with this memo are revised plans showing the changes in park design with tracking comments for reference.

I plan to attend the Historic District Commission's meeting on January 28th to provide any additional information and answer any questions.

If there is any additional information that I may provide, please let me know. Thank you.

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TOWN OF ACTON, MA
2023 DEC 13 PM 2:29

**TOWN OF ACTON
HISTORIC DISTRICT COMMISSION**
472 Main Street, Acton, MA 01720

CERTIFICATE # 2327 AMENDMENT
Per the vote of the Historic District Commission – 10/24/23

Pursuant to Chapter 40C of the General Laws of Massachusetts and the Historic Districts Bylaw of the Town of Acton, the Acton Historic District Commission hereby issues a

CERTIFICATE OF APPROPRIATENESS

For the work described in Application 2327 requiring approval.

Applicant or (Owner): Town of Acton

Address: 53 River Street, Acton MA 01720

Applicant's Telephone: 978-929-6611 Email: manager@acton-ma.gov

Location of Work: 53 River Street District: Center ___ West ___ South ___X___

Description of Part 2 of Proposed work: Proposed design of parking lots, parking lot screening, bollards, historical signage, bike rack and benches per this application for the River Street project.

The HDC voted to approve all of the above items as discussed except for the park benches whose quantity and locations are not yet confirmed. Approval of the benches will require further discussion at a later date.

Findings, conditions, requirements, recommendations:

Findings:

1. The governing way is River Street.

Requirements:

When completed, the work outlined above must conform in all particulars to the Application, the Application's supporting plans, and the Commission's additional Requirements, approved on October 24, 2023. The applicant may proceed with the proposed work provided all other approvals have been obtained, including a Building Permit where required. This Certificate is valid for work commenced within one year of the date of issuance. An extension or renewal of the Certificate may be granted at the discretion of the Commission. If a property changes ownership during the time the Certificate is in force, a new owner who wishes to continue the authorized work must apply to have a new Certificate issued in his or her own name.

Application received July 25, 2023 Date of Public Hearing N/A
Certificate approved by Anita Rogers Date December 11, 2023
for Historic District Commission

Copies to: Applicant, Building Commissioner, Town Clerk, Zoning Board of Appeals, HDC File

RECEIVED
TOWN CLERK
TOWN OF ACTON, MA
2023 SEP 13 PM 3:04

**TOWN OF ACTON
HISTORIC DISTRICT COMMISSION**
472 Main Street, Acton, MA 01720

CERTIFICATE # 2327
Per the vote of the Historic District Commission - 8/8/23

Pursuant to Chapter 40C of the General Laws of Massachusetts and the Historic Districts Bylaw of the Town of Acton, the Acton Historic District Commission hereby issues a

CERTIFICATE OF APPROPRIATENESS

For the work described in Application 2327 requiring approval.

Applicant or (Owner): Town of Acton

Address: 53 River Street, Acton MA 01720

Applicant's Telephone: 978-929-6611 Email: manager@acton-ma.gov

Location of Work: 53 River Street District: Center ___ West ___ South X ___

Description of Proposed work: Proposed design of park components per this application for the River Street project. The HDC voted to approve the guard railing design and the echo walls as proposed. Once the design & locations of the other site elements are decided, they can be added to this certificate with an amendment.

Findings, conditions, requirements, recommendations:

Findings:

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Certificate approved by Anita Rogers Date September 11, 2023
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Copies to: Applicant, Building Commissioner, Town Clerk, Zoning Board of Appeals, HDC File

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2023 JUL 25 AM 11:59

Application # 2327

TOWN OF ACTON
HISTORIC DISTRICT COMMISSION
472 Main Street, Acton, MA 01720

APPLICATION FOR CERTIFICATE

This information will be publicly posted on the Town of Acton website docushare.

Pursuant to Ch. 40C of the General Laws of Massachusetts, application is hereby made for issuance of the following Certificate for work within a Local Historic District (please check one):

Cert. of Appropriateness (Building Alteration/Sign/Fence/Change of Ownership) Fee: \$10 ☒

Cert. of Appropriateness (Building Addition other than deck/New Bldg/Demolition) Fee: \$50 ☐

Cert. of Hardship (for either category of Appropriateness) Fee: \$10 or \$50 (as appropriate) ☐

Cert. of Non-Applicability ☐ No Fee ☐

Fees waived for non-profit or municipal applicants.

Applicant: TOWN OF ACTON

Telephone:

978-929-6511

Address:

472 MAIN ST ACTON, MA 01720

E-mail:

MANAGER@ACTONMA.GOV

Property owner and address:
(if different from applicant)

Contact information:

JOHN MANGIARATTI
TOWN MANAGER

Location of Work:

District: Center ☐ West ☐ South ☒

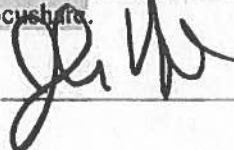
No. 53 Street RIVER ST

Description of Work: (See website Instructions regarding information that is here required)

INSTALLATION OF PARK ELEMENTS SUCH AS WEST OVERLOOK
RAILING, ECO-WALLS, HYDRANT, BENCHES, PARKING LOT, BOLLARDS,
SIGNS, ETC.

The undersigned hereby certifies that the information on this application and any plans submitted herewith are correct, and constitute a complete description of the work proposed. By my signature below, I acknowledge that this application and all its data will be publicly posted on the Town of Acton website docushare.

Signature of applicant



Date:

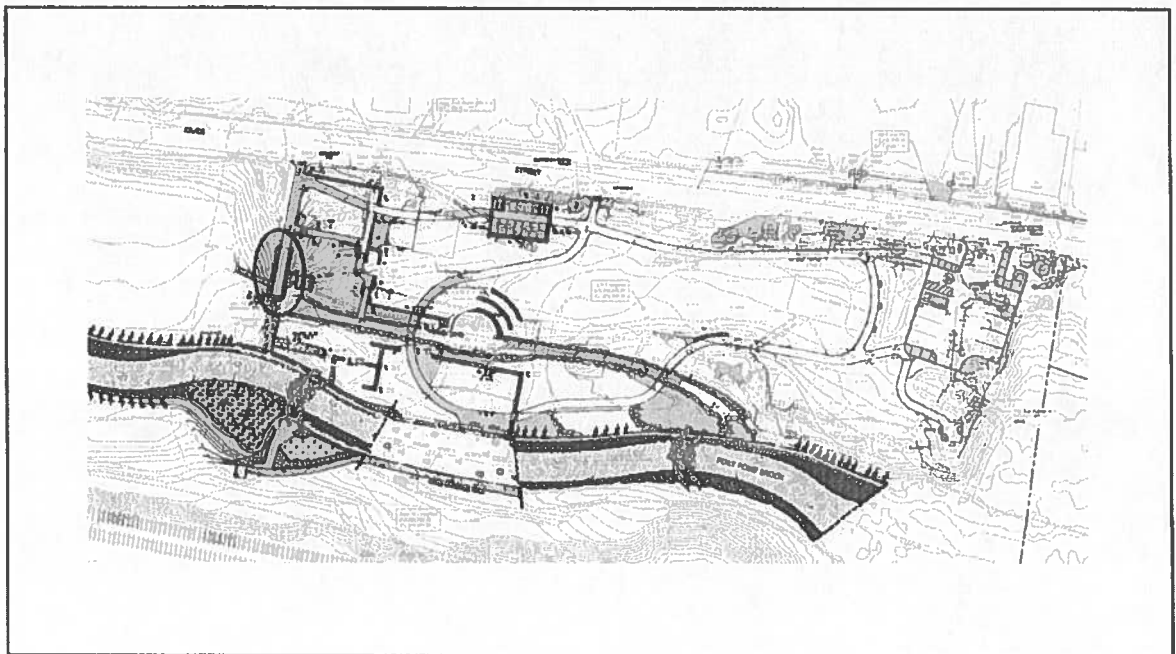
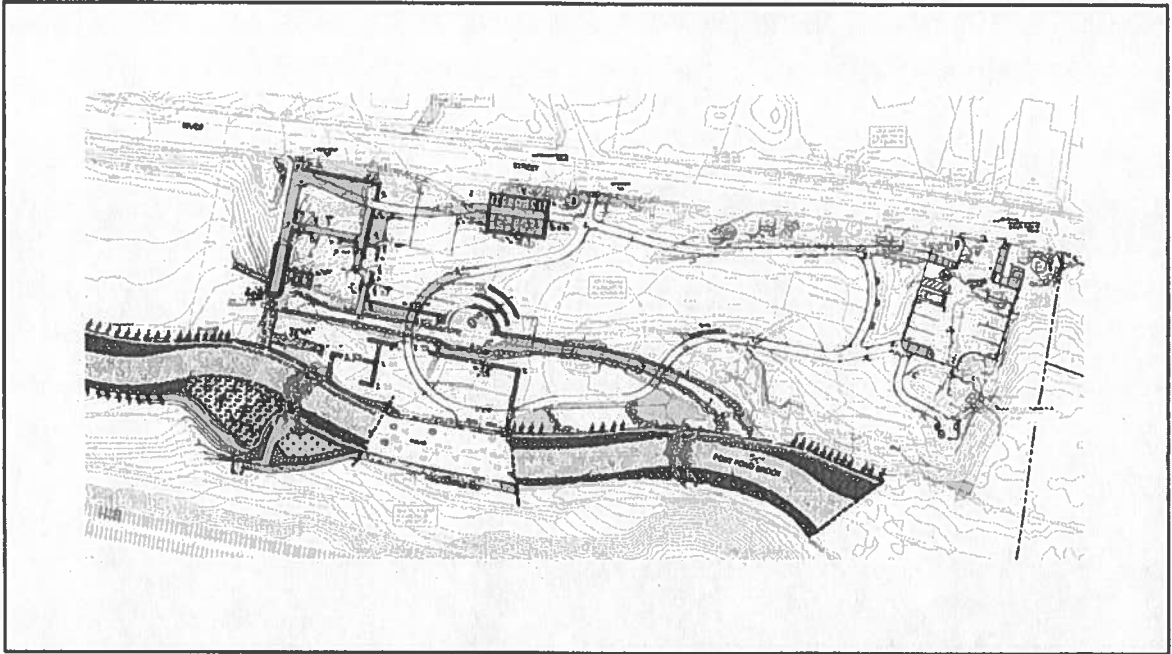
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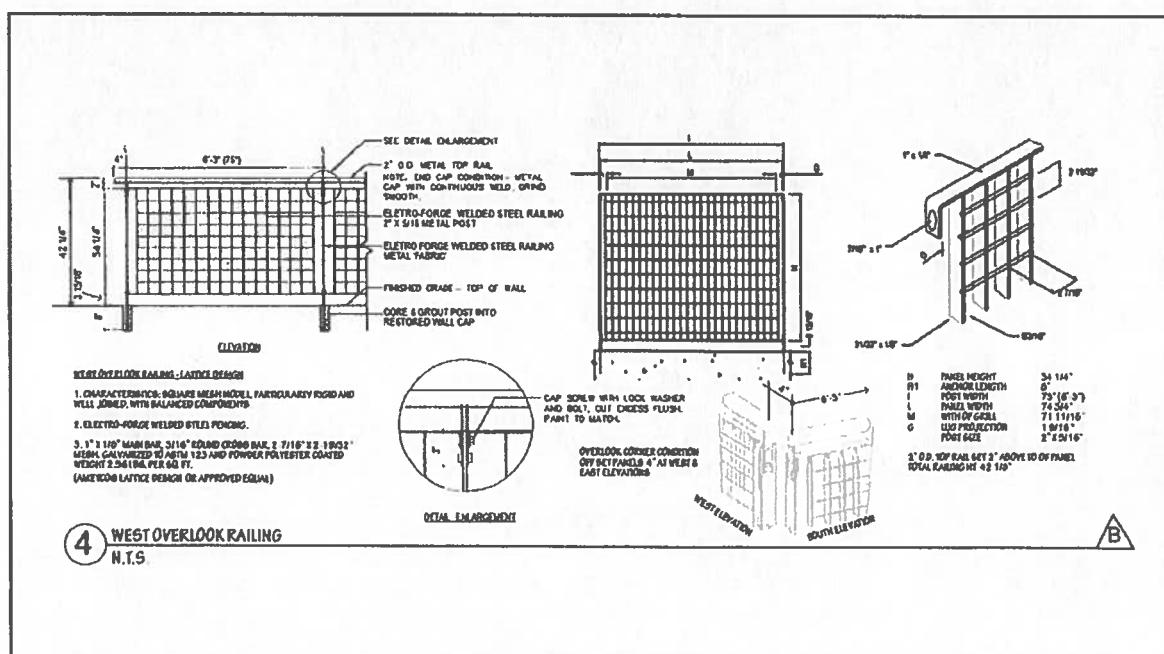
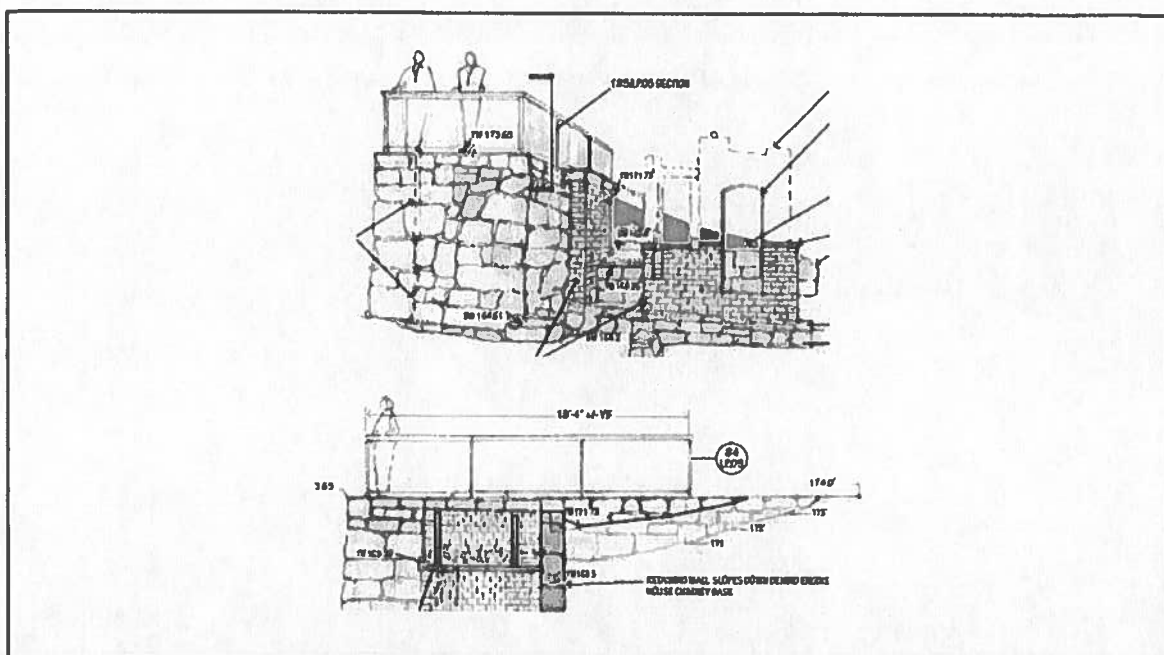
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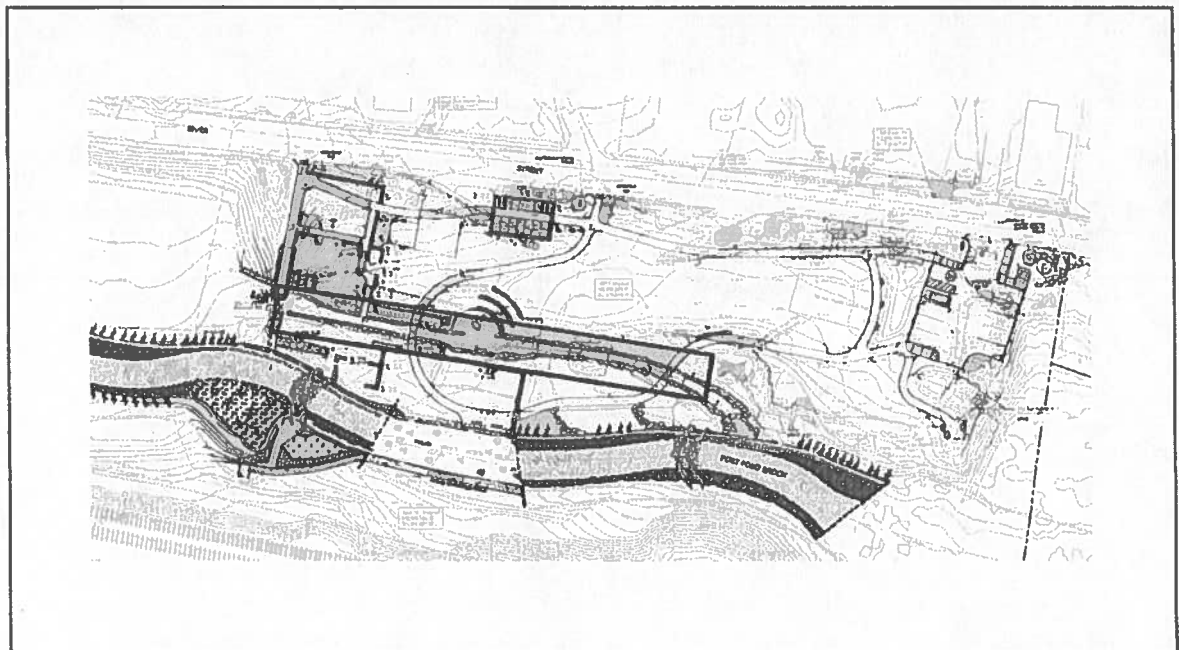
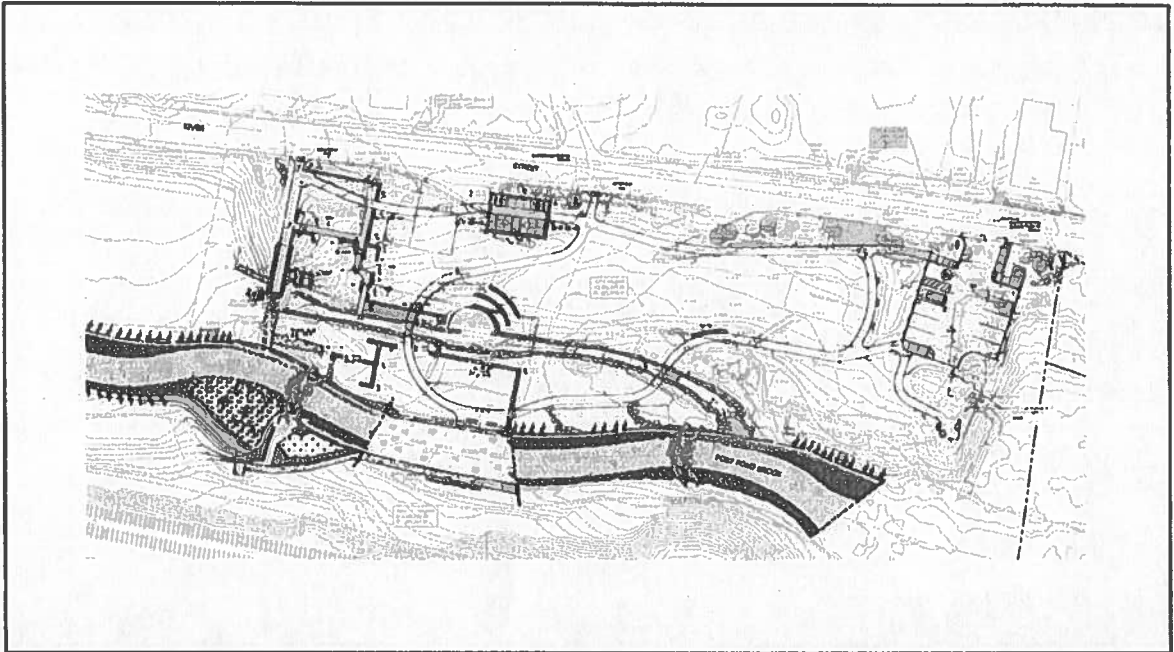
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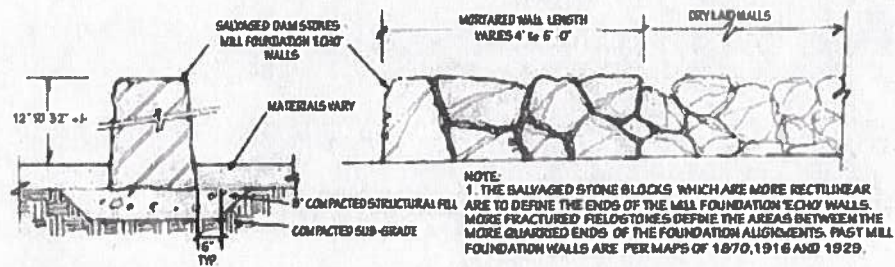
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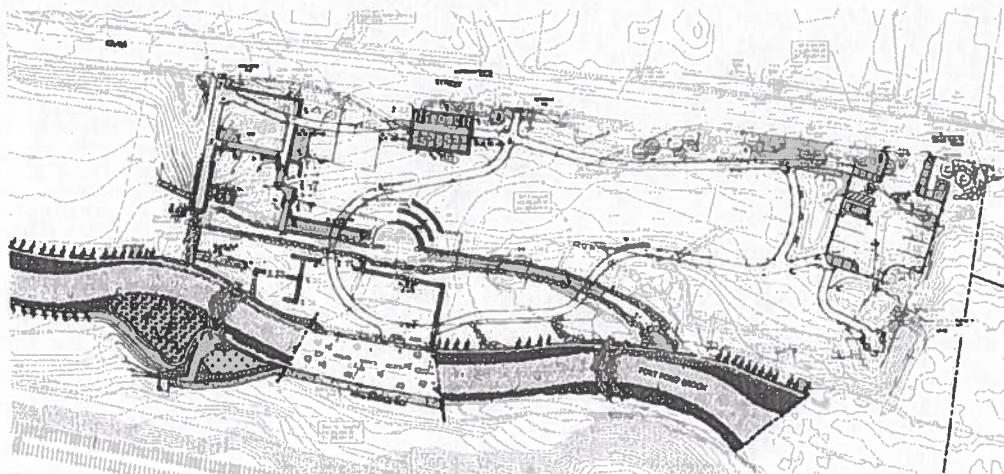


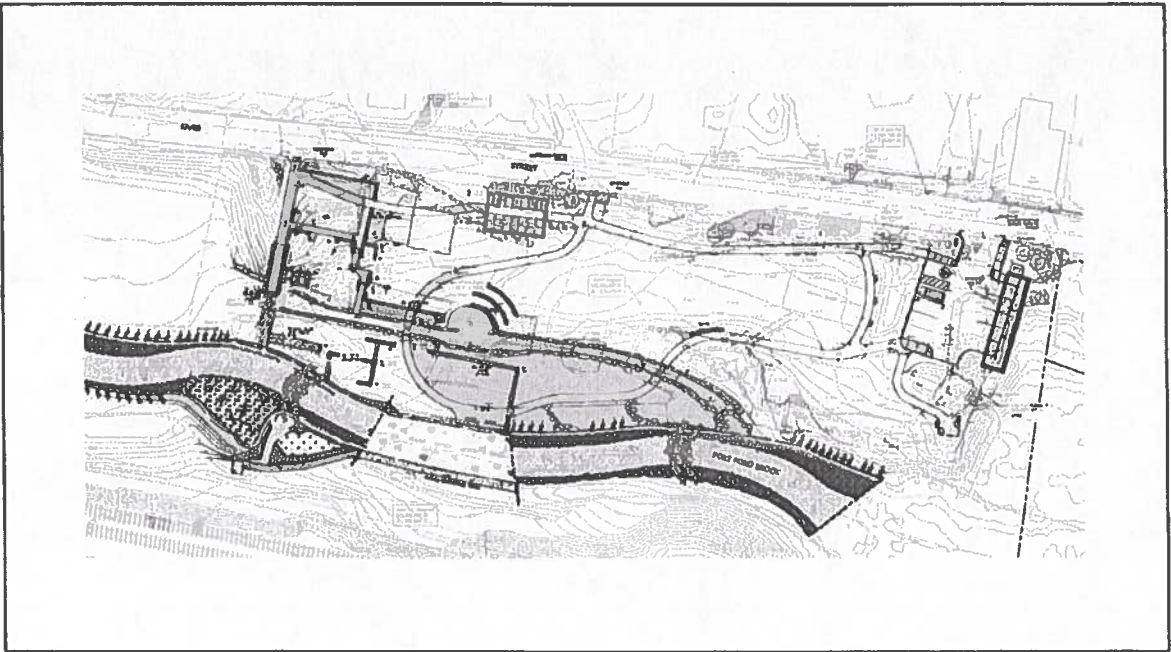
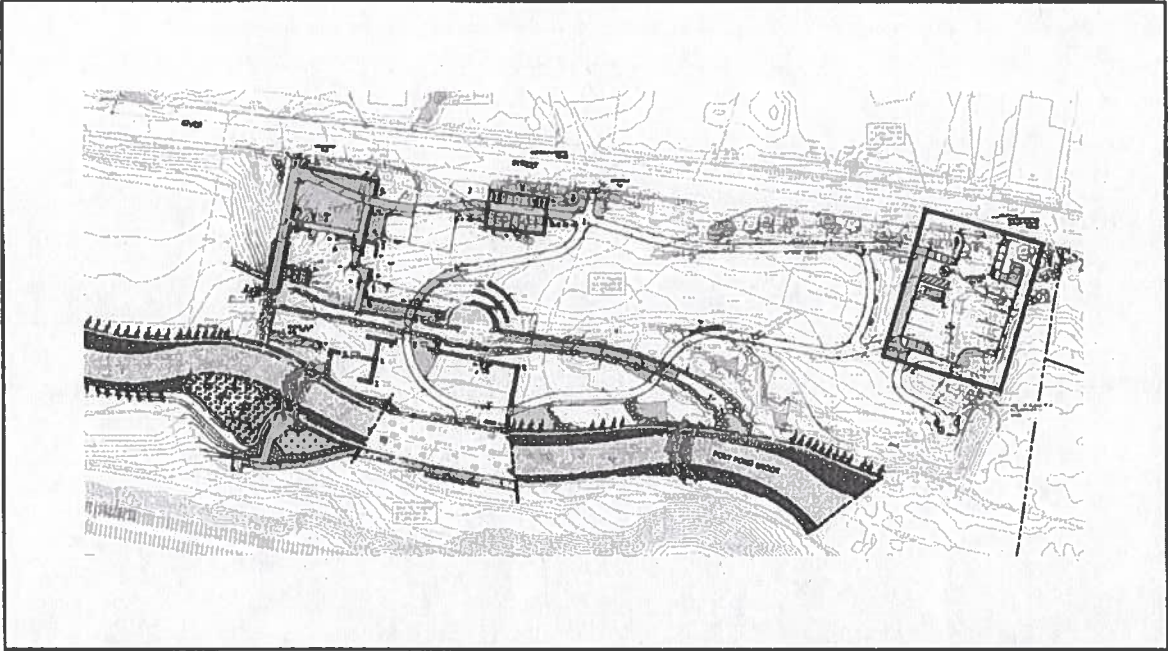


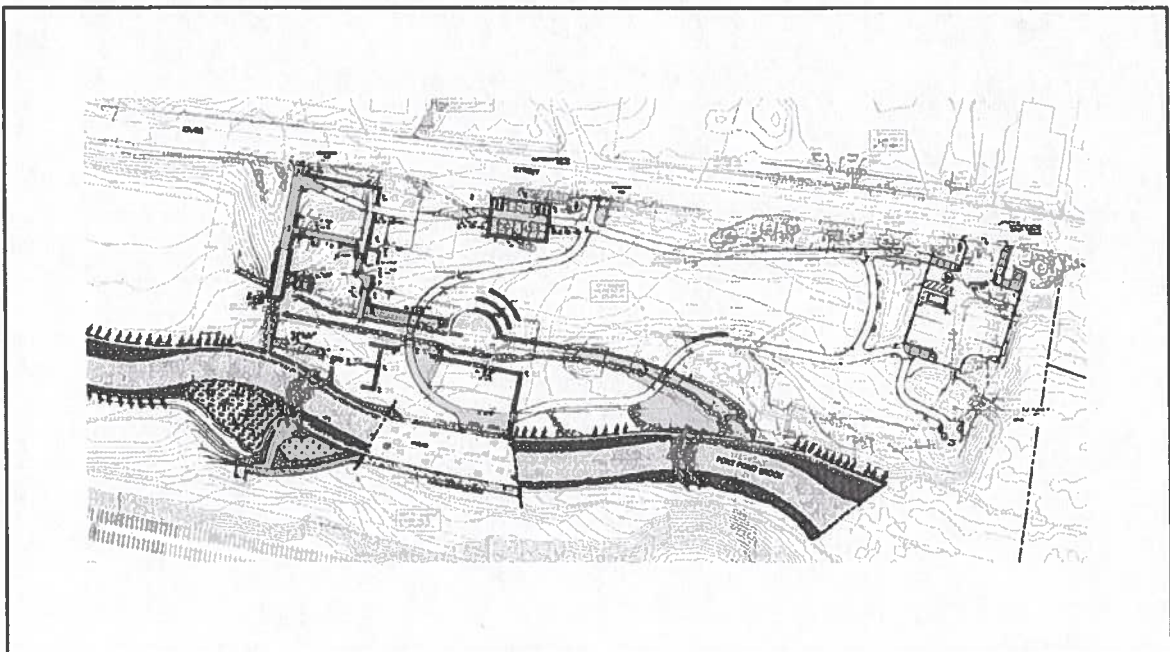
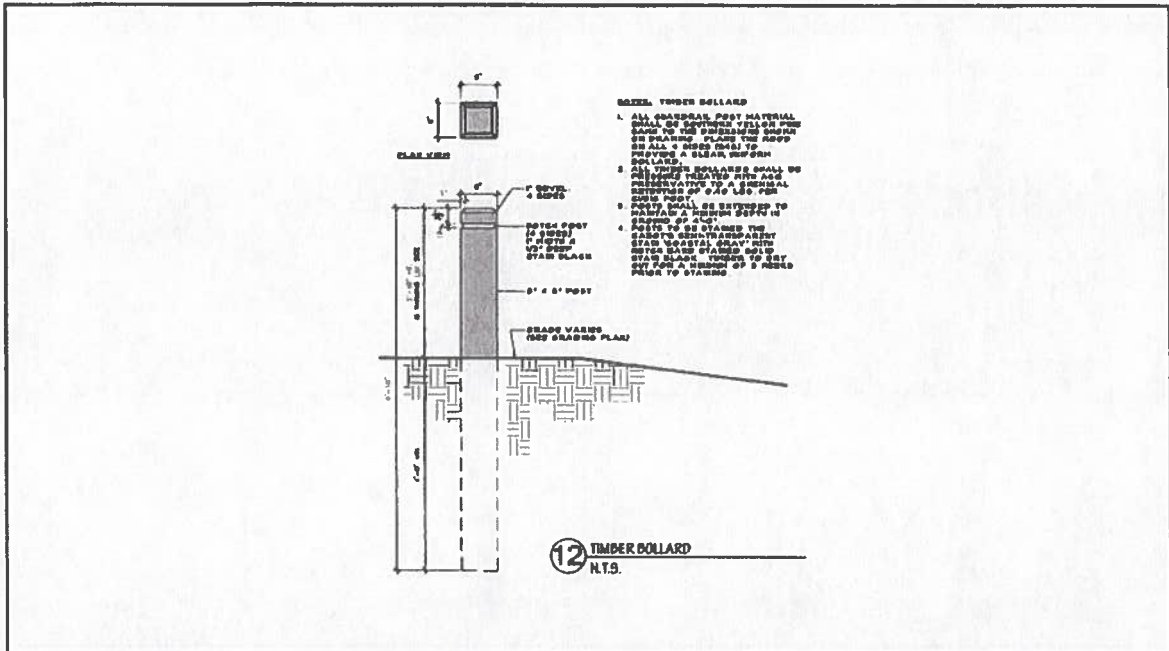


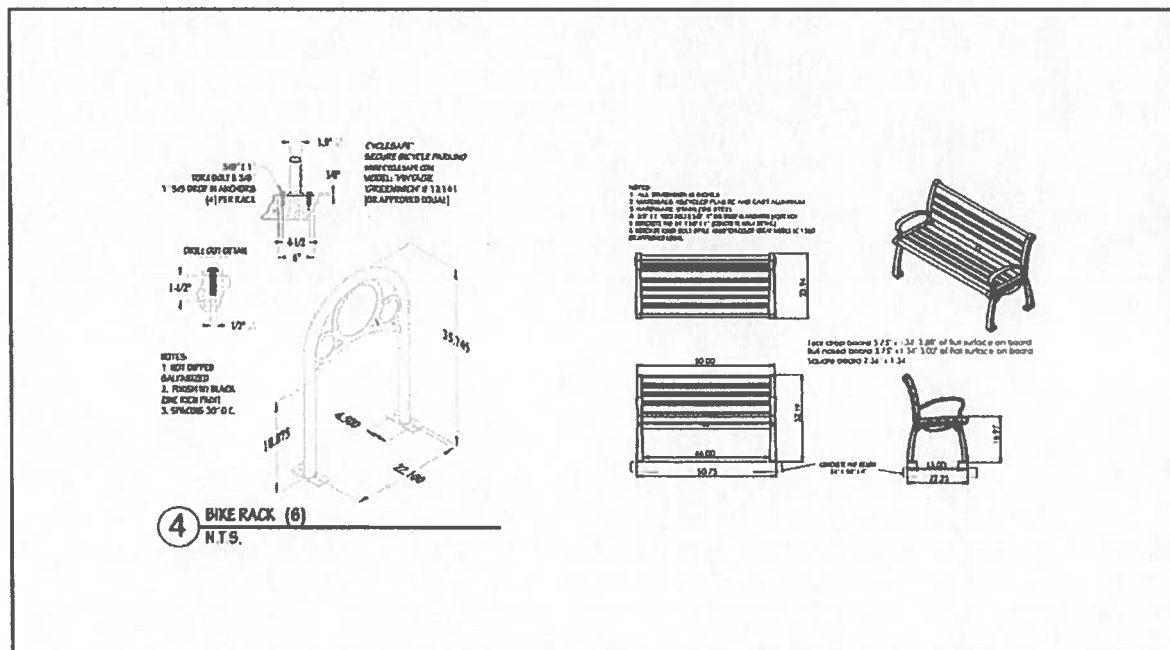
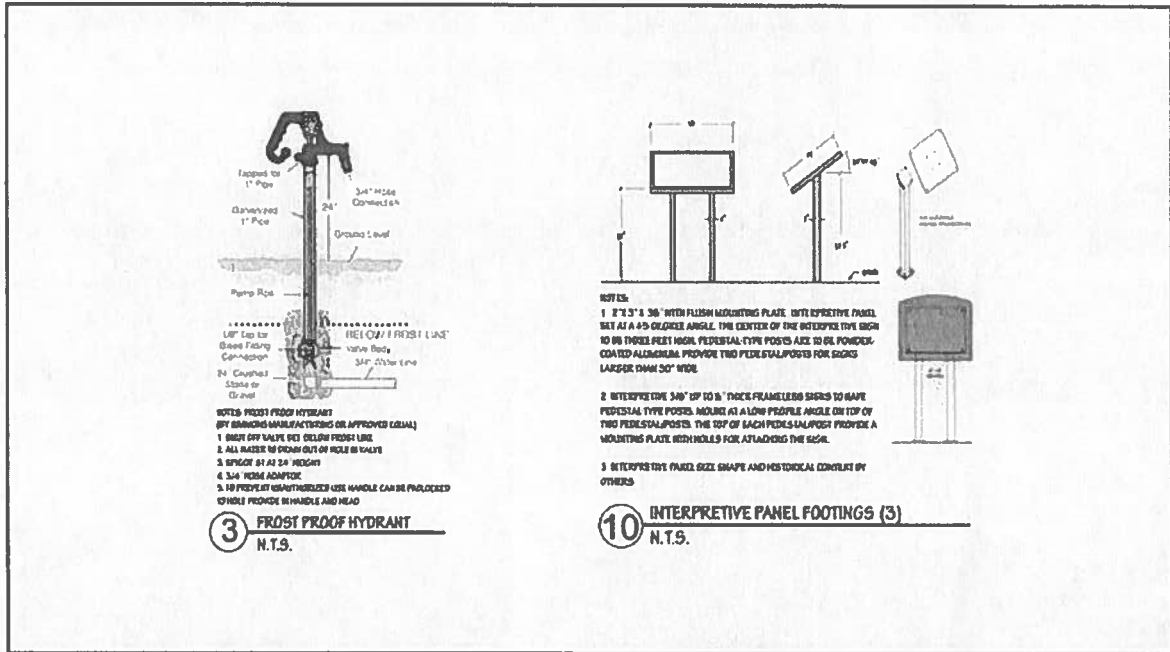


11 TYPICAL MILL FOUNDATION 'ECHO' WALL - SALVAGED DAM STONES
N.T.S.









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TOWN MANAGER

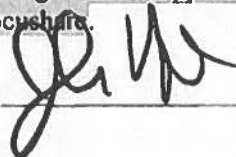
Location of Work: District: Center ☐ West ☐ South ☒
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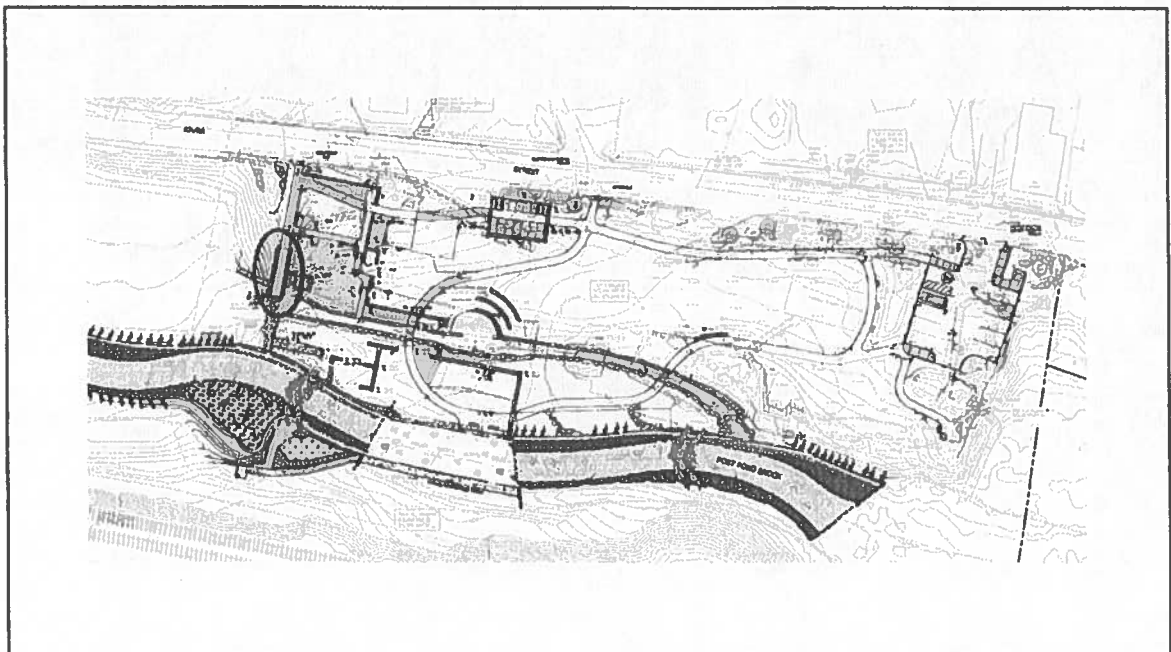
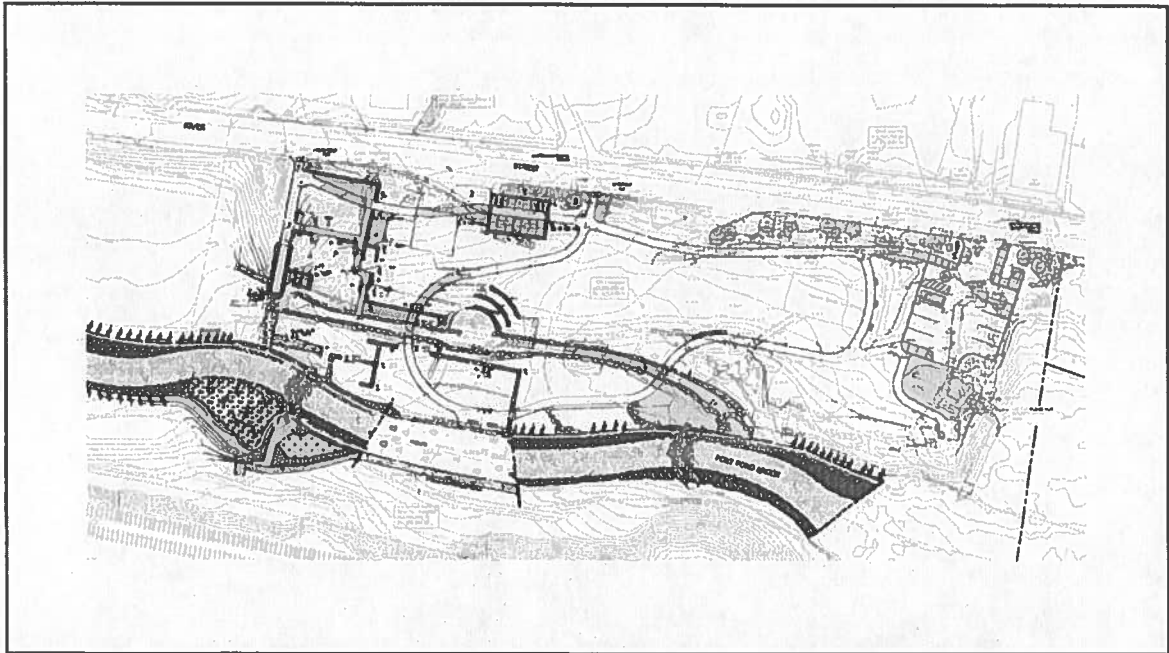
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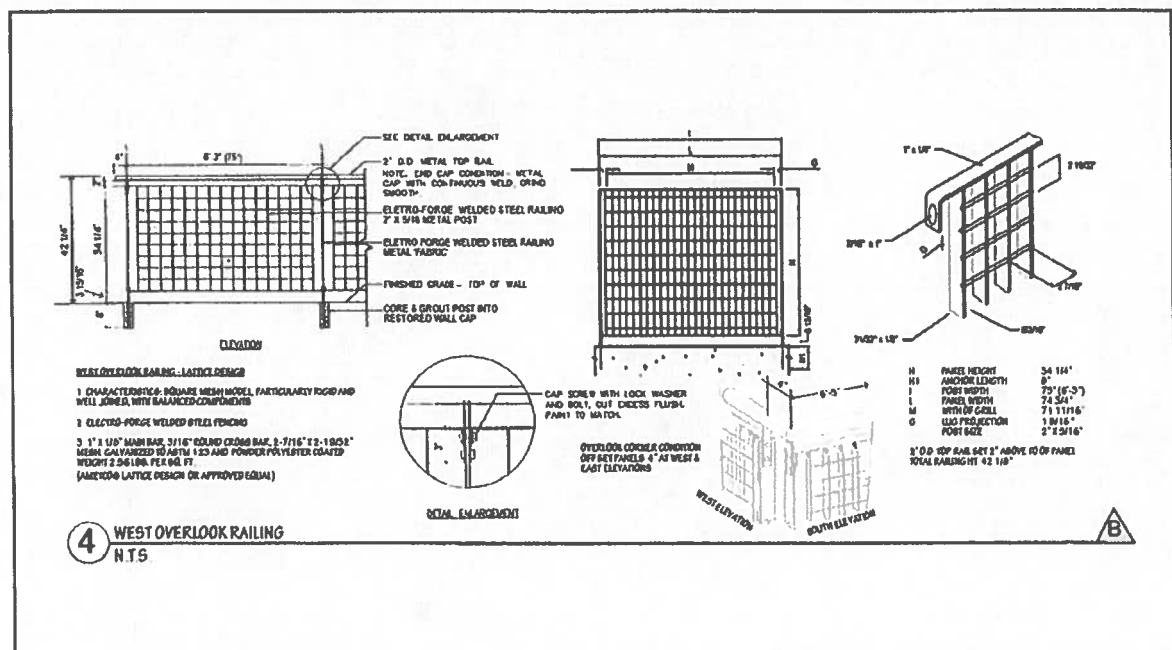
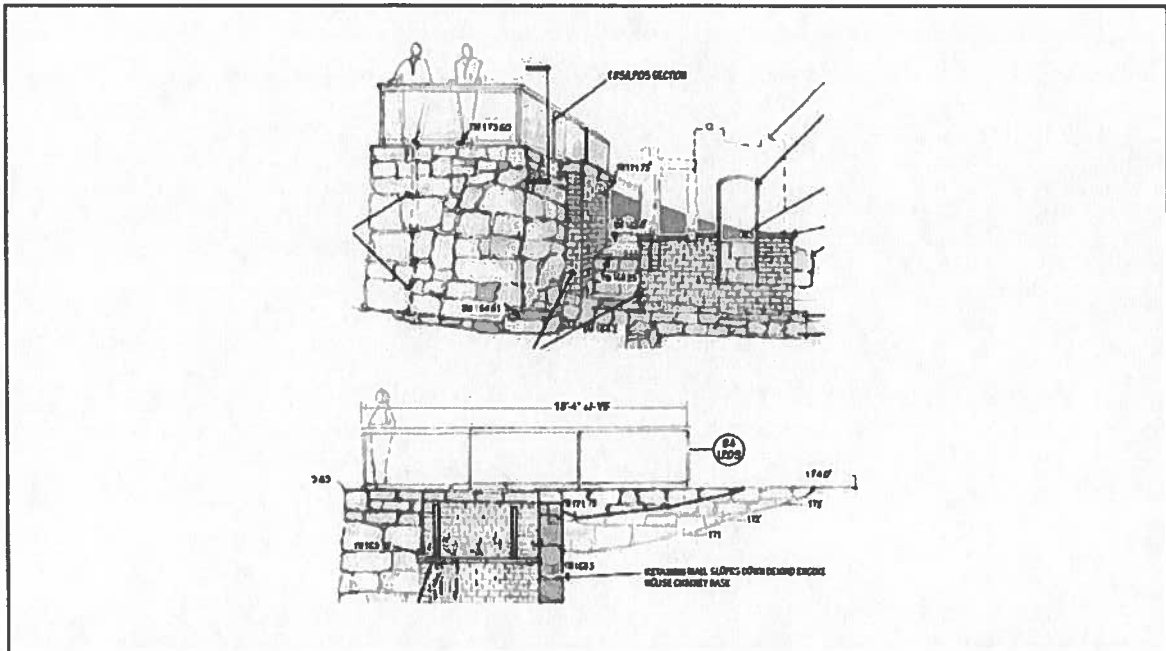
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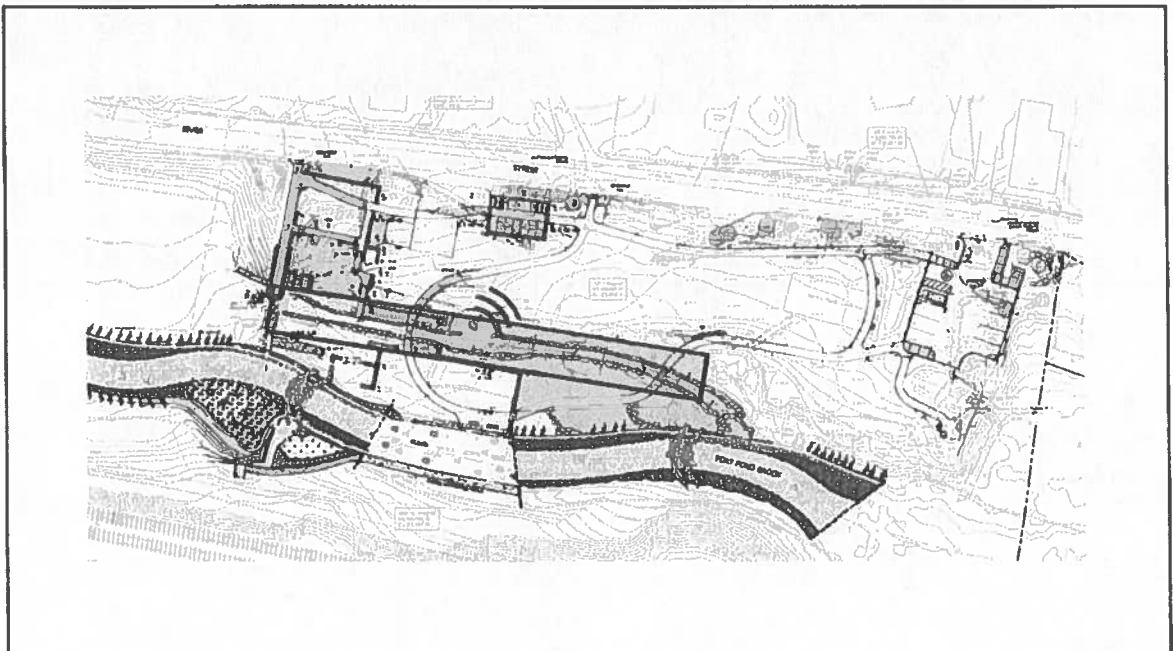
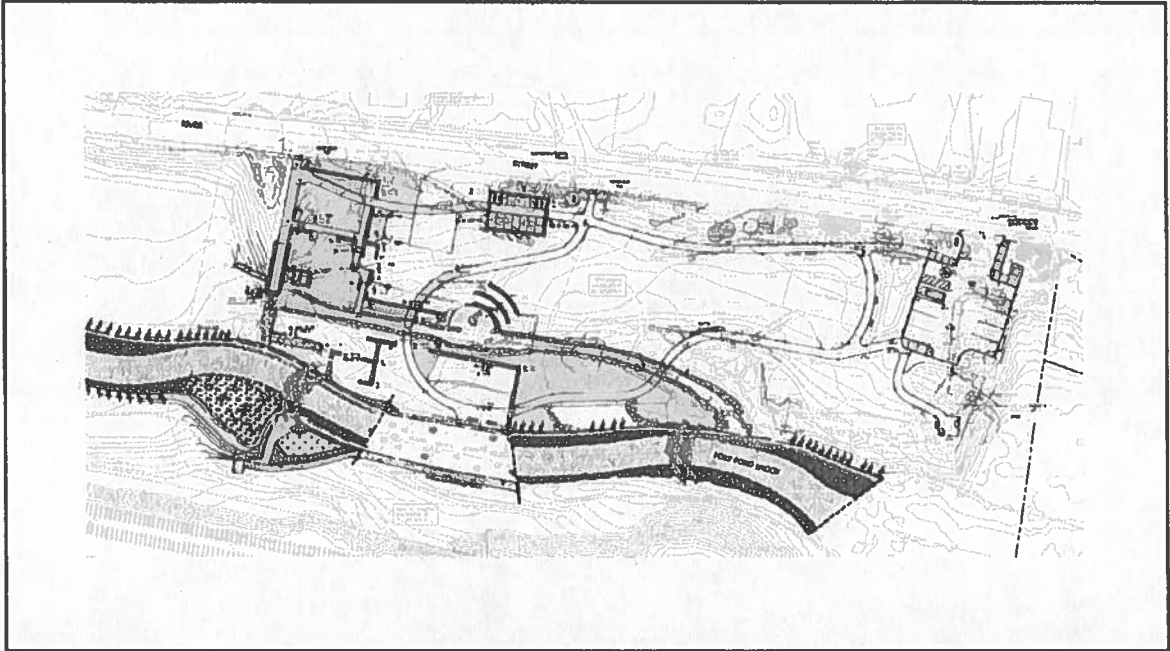
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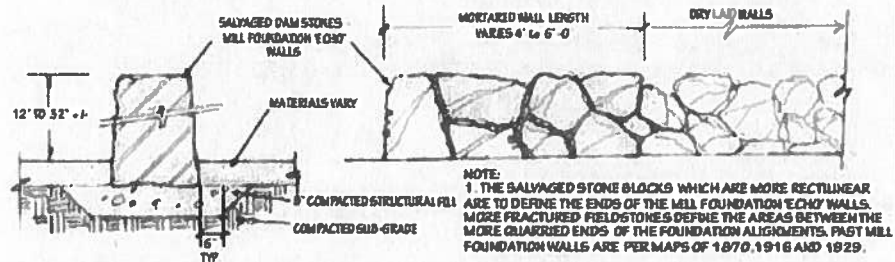
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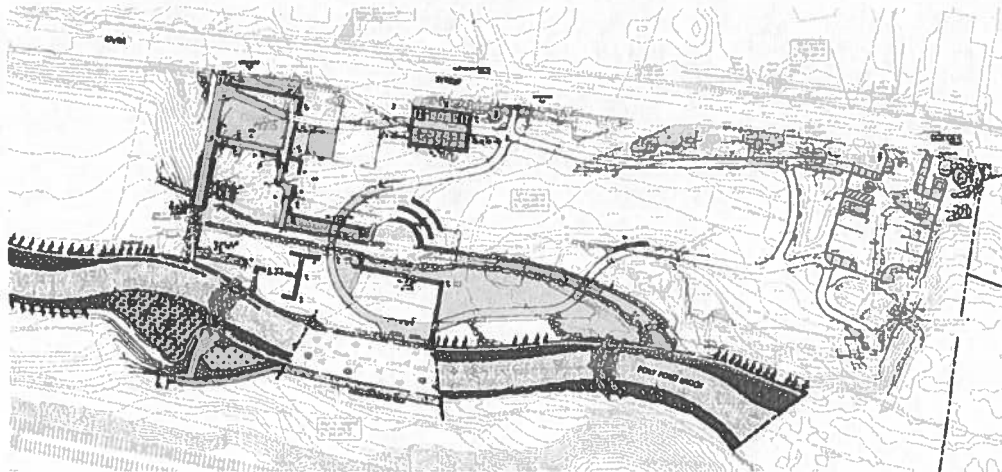


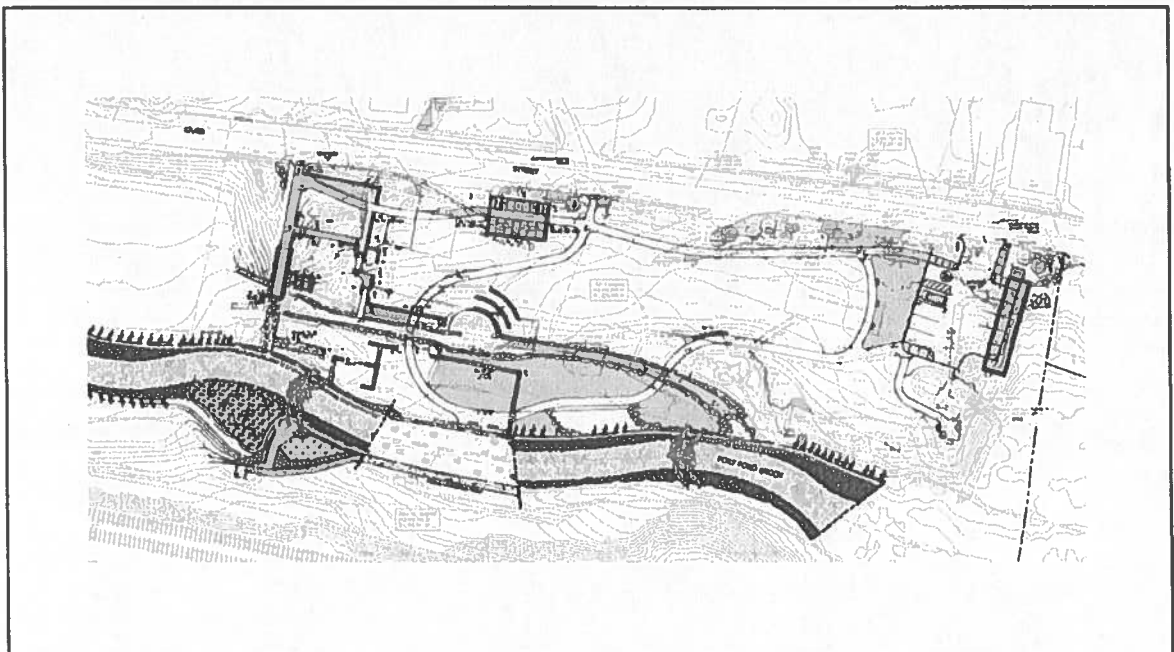
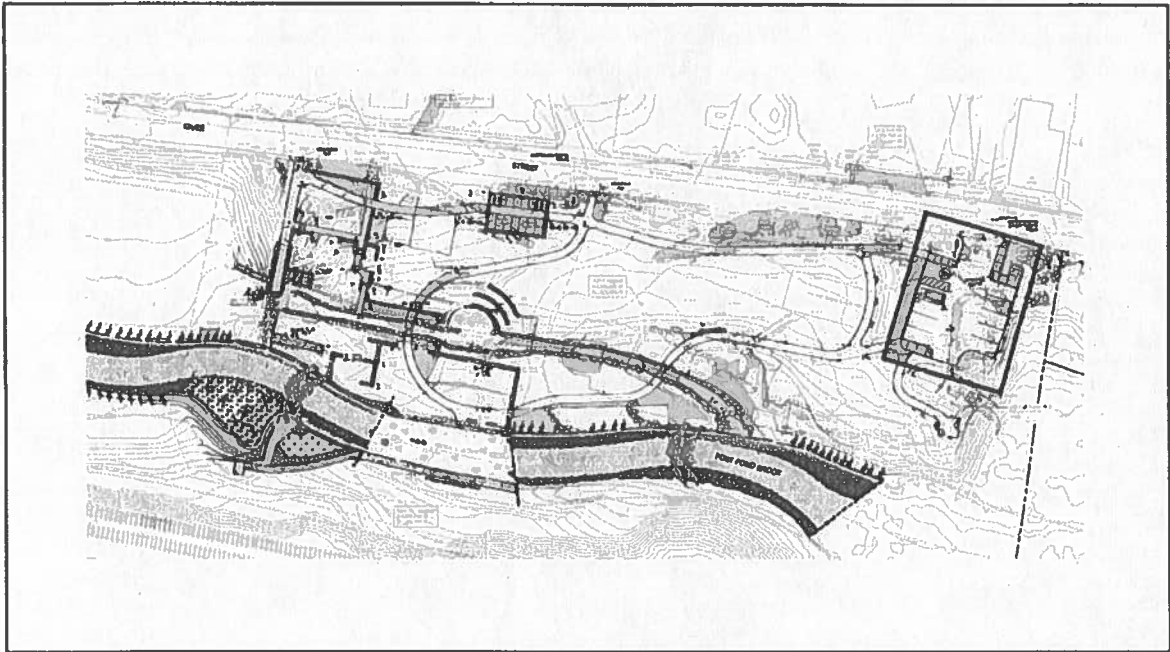


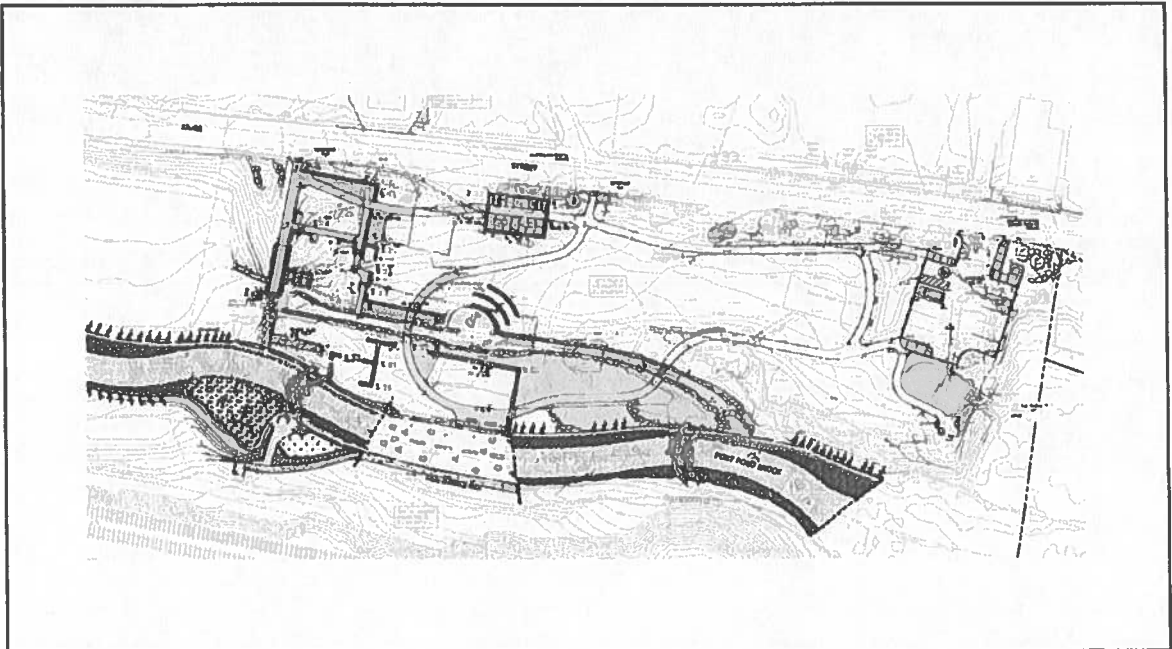
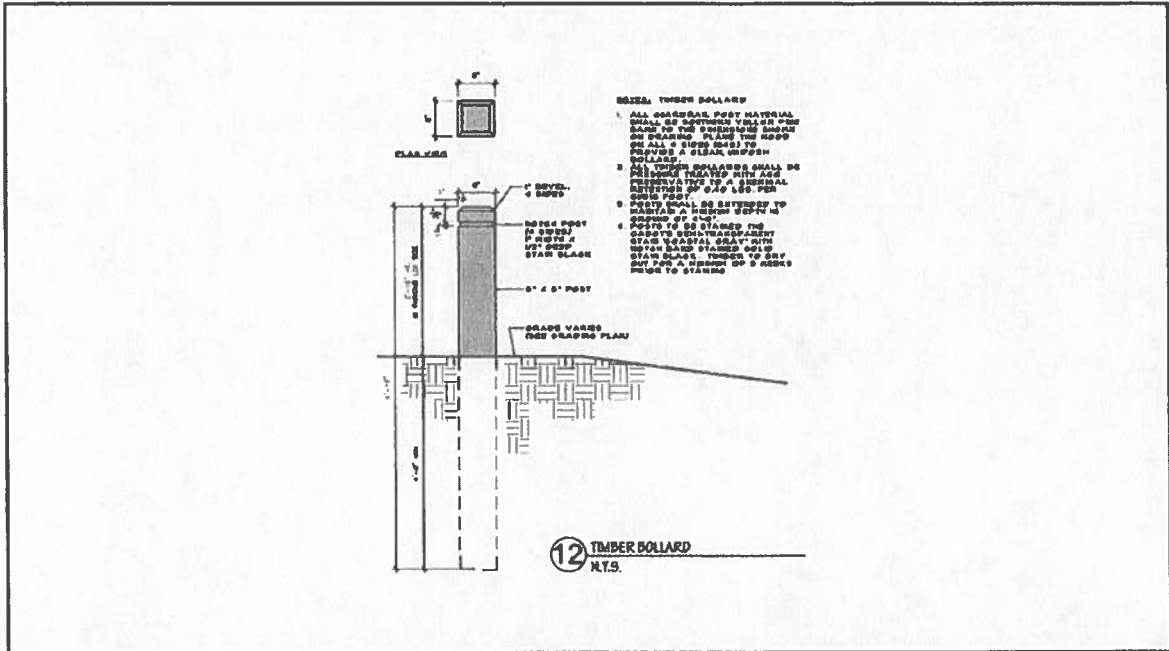


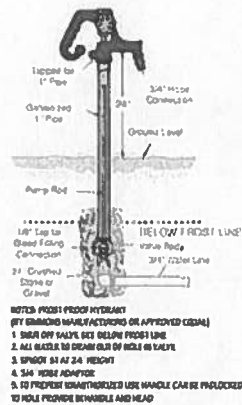


11 TYPICAL MILL FOUNDATION 'ECHO' WALL - SALVAGED DAM STONES
N.T.S.

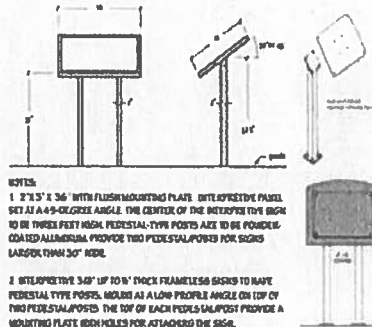




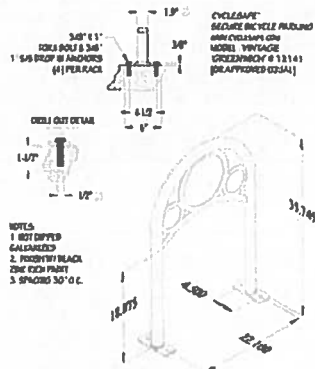




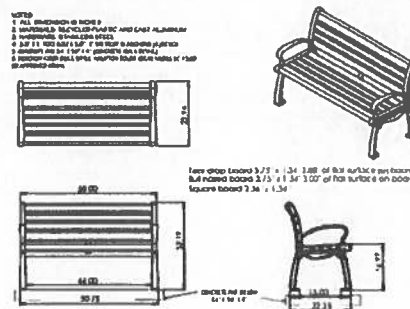
3 FROST PROOF HYDRANT
N.T.S.



10 INTERPRETIVE PANEL FOOTINGS (3)
N.T.S.



4 BIKE RACK (6)
N.T.S.



CHIMNEY AND DOOR
6' 6" x 10'